



COUNTY of FREDERICK

Parks and Recreation Department

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www.fcprd.net

MEMO

To: Parks and Recreation Buildings and Grounds Committee
From: Jon Turkel, Assistant Director
Subject: Buildings and Grounds Committee Meeting
Date: November 25, 2025

The Buildings and Grounds Committee will meet at 10am on Monday December 2, 2025, in the Parks and Recreation Conference Room, 107 N. Kent Street, Winchester, VA 22601. The agenda is as follows:

Action Item:

1. Frederick Water is requesting placement of water meter collector antenna in three different park locations outlined in the attached request (Attachment 1). Frederick Water staff has confirmed they will attend the meeting to answer any questions.

Information Items:

1. Staff is seeking guidance on restroom/concession building criteria for the Sherando Park soccer field restroom/concession project. Examples of exterior design options and floor plans are attached (attachment 2).
2. Project Updates:
Staff will discuss ongoing projects and status.

Other Business

1. None



315 Tasker Road
Stephens City, Virginia 22655

PH (540) 868-1061
Fax (540) 324-3533
www.FrederickWater.com

Eric R. Lawrence
Executive Director

October 23, 2025

Stacy Herbaugh, Director
Frederick County Department of Parks and Recreation
107 N. Kent Street
Winchester, Virginia 22601

RE: AMI Gateway Collector Antenna Placement

Dear Ms. Herbaugh,

Frederick Water is advancing an initiative to enable water meters from Frederick Water's nearly 19,300 customer accounts to be read remotely. This Automated Metering Infrastructure (AMI) initiative requires the establishment of strategically placed gateway collector antennas throughout our service area. Preliminary evaluations indicate that placement of an AMI antenna in Sherando Park, Stonewall Park, and in the future Old Charlestown Road Park would support the AMI initiative. Frederick Water seeks to secure approval from the County to facilitate placement of the AMI Gateway Collector antennas on the park properties.

AMI technology will improve Frederick Water's ability to collect frequent and accurate water consumption data to improve billing, leak detection, and water resource management. The technology enables Frederick Water to remotely capture water meter reads as frequently as every 15 minutes. This remote read eliminates the current practice of driving past every customer water meter to capture monthly and bimonthly billing reads. More importantly, the technology enables water customers to register to receive text message and email alerts when water consumption at their residence or business trends higher than usual. This alert message will quickly inform the customer that their water is continuously running and warrants immediate attention. Leaky faucet or toilet. Continuously running water softener. Actual

broken water line. These are all issues that need immediate attention to eliminate water loss and unnecessary expense.

The AMI gateway collectors capture the consumption readings being pushed out by the water meters. Placing the gateway collector antenna on elevated, strategic locations maximize the read captures with the least number of collector antennas. The typical antenna is a 50-inch long 1-inch diameter white fiberglass rod and weighs less than 2-lbs. The gateway collector panel measures approximately 13x9x7 inches and weighs less than 30-lbs. The antenna is mounted at the highest point available; the control panel at a lower location that is more easily accessible. The unit draws less than 10 watts of power and requires an internet connection (cellular may be used if hardwire internet service is not available).

We look to identify and use existing elevated facilities. The first group of gateway collector antennas are being placed atop Frederick Water elevated water storage tanks. The antenna atop the Tasker Road elevated water tank captures reads from over 3,900 water meters! If location-appropriate existing elevated facilities are not available, we will default to placing antennas on wood poles (aka electrical utility poles) placed at Frederick Water's existing sanitary sewer pump stations. Photos of a pole placement examples are attached.

There are three parks and recreation sites for which we would request your consideration for placement of AMI antennas.

1. Sherando Park, Ballfield 5, outfield light pole, PIN #86-A-143C

This field is in Sherando Park, north of Fairfax Pike.

Request to co-locate on the existing ballfield 5 outfield light pole, east of the outfield.

This pole location would facilitate access to new electrical and internet services. The antenna would be mounted on the light pole at the highest location without interfering with the ballfield light fixtures. The control panel would be mounted to the pole near ground level but above pedestrian reach, opposite side the from the field to shield from balls. See attached location illustrative.

2. Stonewall Park, Roper Field, infield light pole,

Request to co-locate on the existing ballfield infield light pole, south of the park's restroom/concession building. This pole location would facilitate access to existing electrical services; internet service would need to be established. The antenna would be mounted on the pole at the highest location without interfering with the ballfield

light fixtures. The control panel would be mounted to the pole near ground level but above pedestrian reach. See attached location illustrative.

- 3. Future Old Charlestown Road Park, 692 Old Charles Town Road, PIN #44-A-139**
Request to install a wood pole (aka electrical utility pole) adjacent to the northern side of the existing storage building. The pole would be up to 70-ft tall. The unit could use existing electrical services or establish new electrical and internet service connections. See attached location illustrative.

With the County's support of the locations requested, we would propose that a 20-year renewable lease arrangement be utilized to document the agreement, and each party's expectations and responsibilities.

We appreciate your consideration of this AMI gate collector placement request. Please contact me with any questions.

Sincerely,



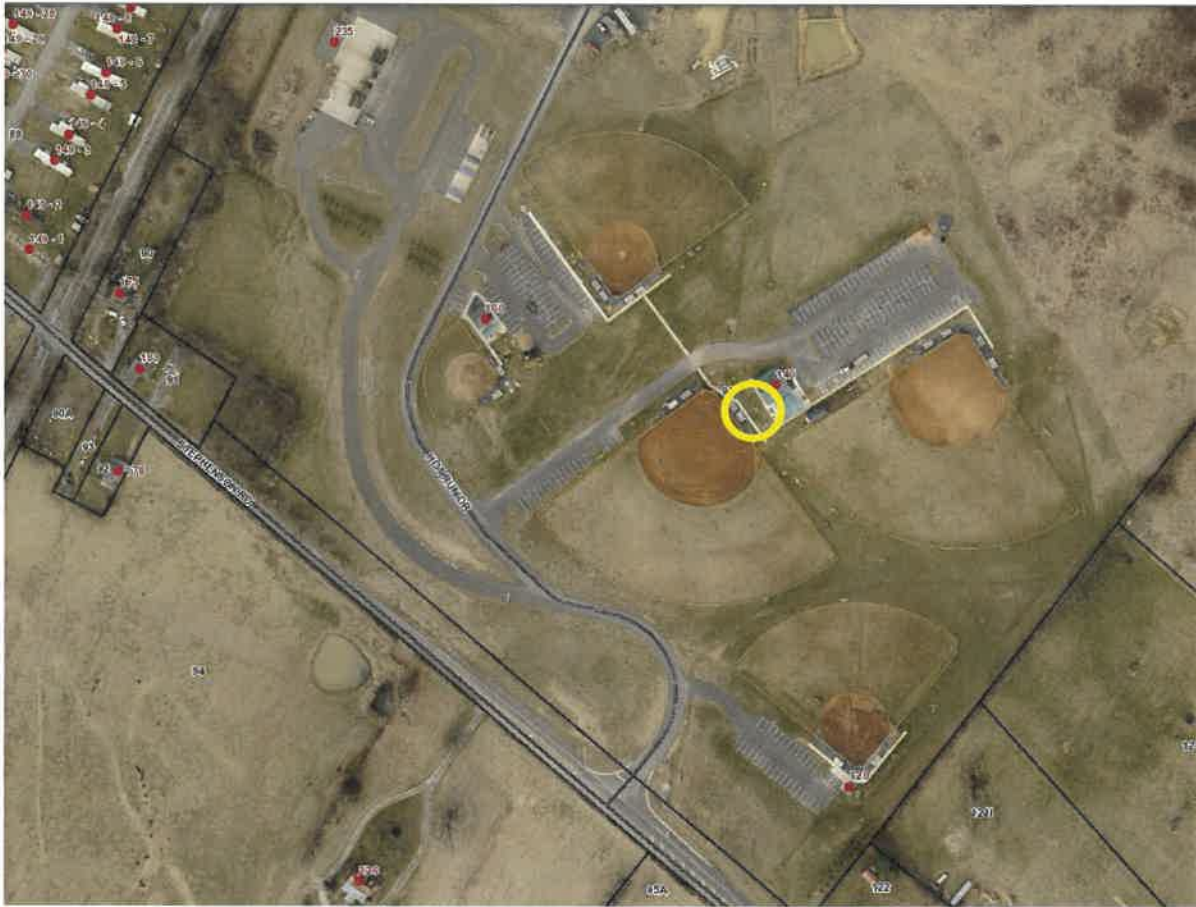
Eric Lawrence
Executive Director

cc: Jay Tibbs, Deputy County Administrator
Corey Smith, Superintendent of Parks

Attachments: Location Illustrative
Pole photo examples



Sherando Park
PIN #86-A-143C
Northside of Fairfax Pike
Ballfield 5
Outfield light pole, eastern side of field and park



Stonewall Park

PIN #44-A-95

Roper Field

Infield light pole, south of restroom/concession building



Future Old Charlestown Road Park

692 Old Charles Town Road

PIN #44-A-139

Place an electric-type pole adjacent to the northside of the existing storage building





Building Finishes

Examples of Available Surface Finishes & Roof Styles



Precast Stone and Board & Batten Walls, Precast Cedar Shake Gable Roof

Easi-Set Restrooms are available in a wide variety of standard finishes and colors. We can also work with you to create custom looks to match your existing buildings or design specifications.



Precast Easi-Brick™ and Clapboard Walls, Traditional Wood Frame and Metal Roof



Precast Stone and Board & Batten Walls, Precast Faux Metal Multi-Gabled Roof



Precast Stone and Vertical Board Walls, Precast Faux Metal Gable Roof



Precast Split Block Walls, Precast Cedar Shake Gable Roof



Precast Split Block Walls, Precast Tapered Roof



Precast Barnboard Walls, Precast Cedar Shake Outback™ Roof



Precast Easi-Brick™ Walls, Precast Easi-Span™ Roof



Precast Clapboard and Board & Batten Walls, Precast Cedar Shake Gable Roof



Building Finishes

Examples of Available Design Features and Finishes



*Precast Barnboard and Stone Walls,
Precast Outback™ Roof*



*Precast Clapboard Walls,
Precast Faux Metal Gable Roof*



*Precast Easi-Brick™ and Stone Walls,
Precast Faux Metal Gable Roof*



*Precast Clapboard and Stone Walls,
Precast Cedar Shake Outback™ Roof*



*Precast Split Block Walls,
Precast Faux Metal Hip Roof*



*Precast Clapboard and Stone Walls, Precast Flat
Roof under Traditional Wood Frame & Metal*



*Precast Easi-Brick™ Walls,
Precast Faux Metal Hip Roof*



*Precast Walls with Stone Veneer, Precast Flat
Roof under Traditional Wood Frame & Shingles*



*Precast Broom Finished Walls,
Precast Faux Metal Gable Roof*



Precast Easi-Brick™ Walls, Precast Tapered Roof



*Precast Barnboard Walls, Precast Gable
Roof covered with Metal*



*Precast Split Block Walls, Precast Flat Roof
under Traditional Wood Frame & Shingles*



*Precast Barnboard Walls,
Precast Cedar Shake Gable Roof*



Precast Split Block Walls, Precast Cedar Shake Gable Roof

NO.	REV	DESCRIPTION	DATE

PROJECT: 24'X20' GABLED 2-MODULE RESTROOM W/ CONCESSION
300A SOUTH SETON AVE
EMMITSBURG, MD 21727 USA
CONTRACTOR: TOWN OF EMMITSBURG

PROJECT NUMBER
25229

DRAWN BY
FL

ISSUE DATE
06.20.24

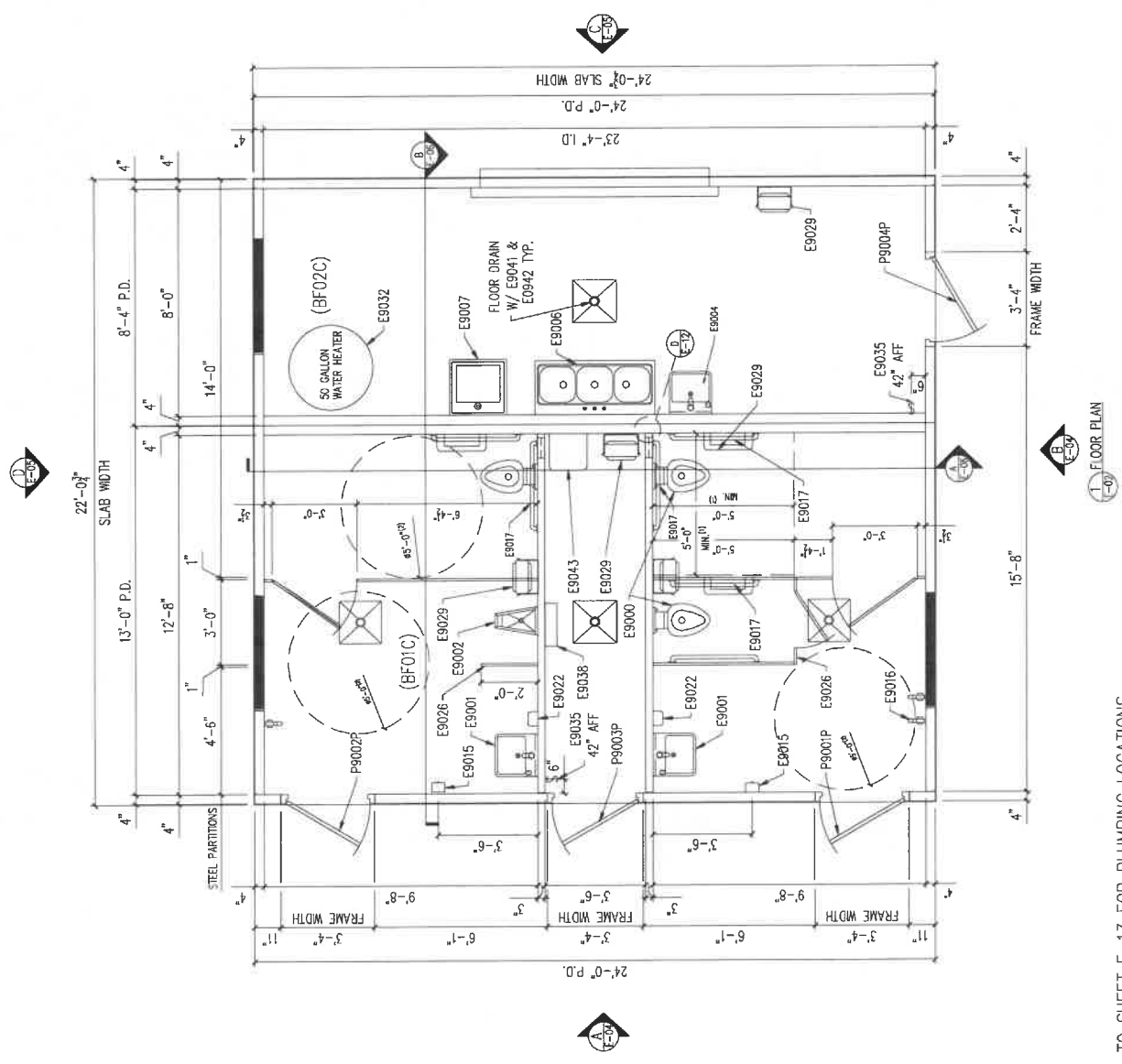
PLATE MARK
E-02

G.C. TO CONFIRM LOCATION AND SIZE OF OPENINGS

RE-SUBMITTED
AUG 05.2024
FOR APPROVAL

ALL REFERENCE BELOW ARE PER 2010
ADA STANDARDS FOR ACCESSORIES DESIGN:
(1) ADA SECTION 604.8.1.1
(2) ADA SECTION 304.3.1
(3) ADA SECTION 308.2.2

CHECKED BY: DATE:
APPROVED BY: DATE:



* REFER TO SHEET E-13 FOR PLUMBING LOCATIONS

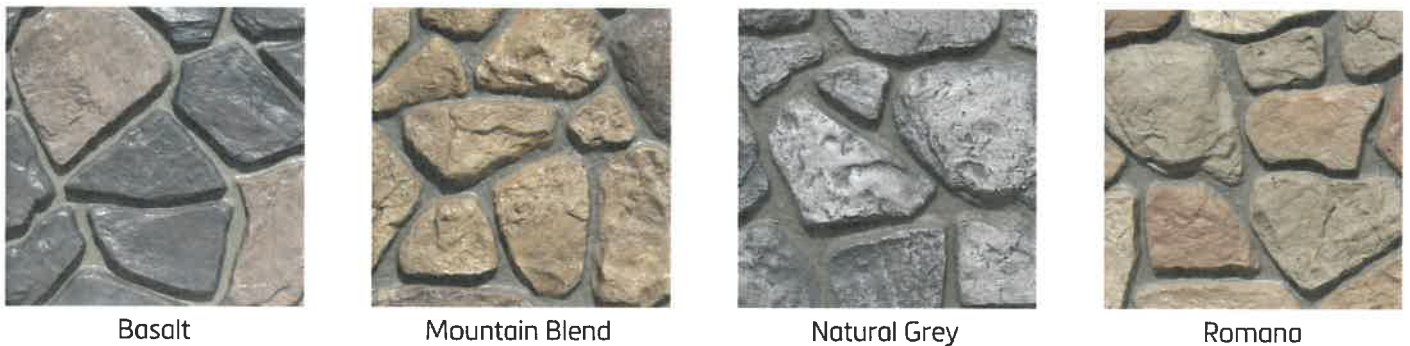
EXTERIOR



DISCLAIMER: The color samples shown are approximations only. Job site-applied colors will vary from this color chart due to printing variances as well as the texture and porosity of the substrate. CXT® recommends applying a color sample to an inconspicuous area on the actual substrate to verify color choice.

Customers can also request specific colors by providing the paint code, paint supplier, and a description of the desired color.

EXTERIOR STONE



EXTERIOR WALL



Barnwood



Board & Batt



Horizontal Lap



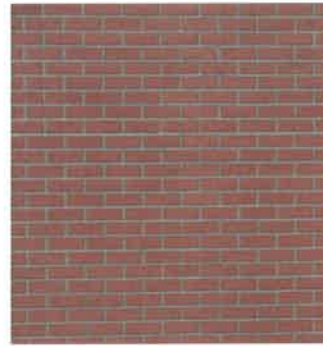
Stucco



Split Face Block



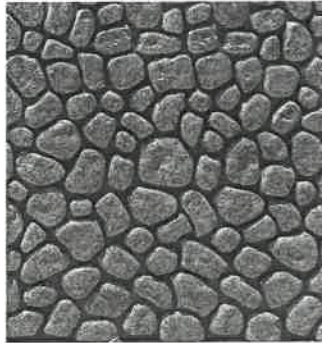
Distressed Wood



Brick



Napa Valley



River Rock



Flagstone



Stacked Rock

ROOF



Cedar Shake



Ribbed Metal

Keystone Floorplan

