Formula (7) from Section II of OET 65:

$$S = (2.56)\ (EIRP)/(4)\ (PI)\ (R)^2$$

Where:
S = Highest power density (mW/cm²) at ground level
R = Distance from center antenna to ground in cm,
EIRP = 1.64 times ERP relative to dipole in mW,
Power is calculated at worst case conditions
MAX S = 1.0 mW/cm² for FM station between 88 and 108 mHz
ERP = (horizontal and vertical added times field factor².)

Station: KBEXQ with antenna up 109 meters and ERP 17.5 kW

$$S = \frac{(2.56)\ (1.64)\ (1000)\ (35{,}000)\ (1.000)^2}{(4)\ (3.14)\ (10{,}900)^2}$$

S= 0.098 mW/cm², 9.8 % of Controlled Exposure allowed.
S= 0.098 mW/cm², 49.2 % of Uncontrolled Exposure allowed.

Distances from FM Table 5, OET 65-A for minimum clearance
Power 35.0 kW Worst Case height AGL is 33.6 meters
Bays 2 Best Case height AGL is 16.8 meters
Proposed height AGL is 109.0 meters Clearance +75.4 m