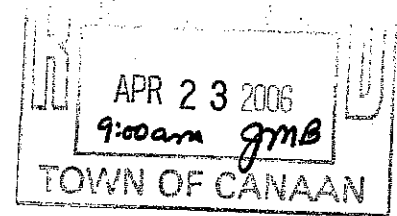


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JUL - 1 2008

CONNECTICUT  
SITING COUNCILTown of Canaan  
Planning & Zoning Commission  
Town Hall - Main Street  
Falls Village, CT 06031

TO: Canaan Falls Village BOS

4/22/08

RE: Comment on Proposed Telecommunication Facility at 188 Route 7 South

Property Owner: Falls Village Volunteer Fire Department

The Canaan Falls Village Planning & Zoning Commission has reviewed the Connecticut Siting Council application and pertinent site plan and maps for the construction of a telecommunication tower and related facility at 188 Route 7 South, Canaan - Falls Village by Celco Partnership dba Verizon Wireless.

1. Regarding applicable Zoning Regulations and Approvals - "Pursuant to Section 6.6.B.b of the Zoning Regulations, any new tower or antenna regulated and approved by the Council is permitted by right." Proposed Tower setbacks will be more than 200' from all property lines and facility tower radius will not extend on to adjacent properties. Additionally, the zoning regulations do not contain siting preferences for Telecommunication facilities.
2. Regarding the Canaan Town Plan of Conservation and Development - "The Town of Canaan 2002 Plan of Conservation and Development (the "POCD") does not specifically identify telecommunications towers as a land use consistent or inconsistent with the general planning or conservation policies of the Town of Canaan. The POCD does recognize the Town's need to develop a new firehouse at the Property to enhance public safety. The proposed telecommunications facility will further enhance the Town's efforts to improve public safety."
3. Regarding environment issues - Celco Partnership has indicated in their application that "The operations at the proposed site will not cause any significant air, water, noise or other environmental impacts, or hazard to human health."

Based on review of application and site plan, the Canaan Planning and Zoning Commission concur that the application meets the general objectives of the (POCD) regarding safety enhancement and is consistent with the general planning and conservation policies of the Town of Canaan and therefore recommends that the BOS and the Town of Canaan proceed with approvals and permits for construction of proposed facility.

Respectfully submitted,  
Frederick Laser, Chairman, Canaan Planning & Zoning Commission