

## **Site Search Process and Selection**

Section 16-50j-74(j) of the Regulations of Connecticut State Agencies requires the applicant to submit a statement that describes “the narrowing process by which other possible sites were considered and eliminated.” In accordance with this requirement, the description of the general site search process, the identification of the target search area and the alternative locations considered for development of the proposed Facility are provided below.

As an FCC licensed wireless carrier, T-Mobile decides to seek out a site in an area based upon the needs of its wireless infrastructure and extensive research of the subject area. T-Mobile chooses a target area central to the area in which it has identified coverage and/or capacity needs. The area targeted is the geographical location where the installation of a site would, based on general radio frequency engineering and system design standards, likely address the identified problem. T-Mobile’s goal is to locate sites that will remedy coverage or capacity issues, while resulting in the least environmental impact. In this case, T-Mobile has searched for a site in this area for several years, and has identified the Pine Orchard Road Site as the best possible location for a wireless facility.

T-Mobile is sensitive to State and local desires to minimize the construction of new towers, and it does not pursue development of a new facility where an acceptable existing structure can be found. In general, T-Mobile’s site acquisition personnel first study the area in and near the search ring to determine whether any suitable structure exists. If T-Mobile cannot find a structure with appropriate height and structural capabilities, it turns to industrial/ commercial areas or individual parcels that have appropriate environmental and land use characteristics. The list of potential locations is limited by the willingness of property owners to make their property available. Radio frequency engineers study potentially suitable and available locations to determine whether the locations will meet the technical requirements for a site in the area. Analysis of potential environmental effects and benefits may further narrow the alternatives. The weight given relevant factors varies for each search, depending on the nature of the area and the availability of potential sites.

In the area of Branford, which is the subject of this site search, there are no existing towers, transmission line structures or other suitable structures. Moreover, any existing towers are too far from the target area to provide coverage specifically to the target area. The nearest towers and suitable structures are already in use by T-Mobile. There are no large areas of commercial or industrial use in or near the target area. Finally, the Site abuts the Amtrak Rail Line, which is a component of the coverage goal.

The locations considered and the reasons locations other than the proposed Pine Orchard Road Site were not selected are outlined below:

1. Pine Orchard Firehouse, 180 Pine Orchard Road. This is a small commercial property (1.08 acres) with a one story volunteer firehouse located on it. The property is leased from the Town of Branford by the Volunteer Fire Department Association. The Association is unwilling to enter into a lease agreement with T-Mobile. Even if the Association was amenable to such an agreement, this site would also require a new tower since there are no suitable existing structures on the property.

2. Shoreline Pet Lodge, 157 Pine Orchard Road. This site contains no suitable existing structures; therefore, T-Mobile would have to construct a new tower on this property. After reviewing this proposed site, T-Mobile determined that the Pine Orchard Road Site would be preferable from a technical standpoint, as the proposed Site provides better RF coverage to the Amtrak Rail Line.

3. Tabor Property (Town-owned parcel). This property is a large parcel located just south of the Amtrak Rail Line. T-Mobile met with representatives of the Town of Branford and learned that the Town is interested in developing this parcel in the future. Possible development could include recreational facilities (such as baseball fields) or a police station. The land is currently vacant and the Town's development timeline puts development several years into the future. Accordingly, this parcel is not a viable alternative for T-Mobile to locate a new tower facility.

As a result, T-Mobile has determined that the property owned by Malavasi Investments LLC at 123 Pine Orchard Road (the "Property") is superior to other properties in the area. The Property is zoned R3 and is 4.15 acres. Access to the Site is across an existing driveway on the Property, and through an existing gravel parking lot on 121 Pine Orchard Road, an adjacent property owned by Malavasi Investments LLC. The Property is currently used as a storage facility and garage for truck trailers. As the property is developed, only one tree would need to be removed to site the Facility. It is also set back approximately 485' from Pine Orchard Road, with excellent screening from mature trees. AT&T, Pocket and Clearwire have expressed interest to co-locate on the proposed Facility.

The proposed Pine Orchard Road site (the "Facility") will enhance wireless service availability to existing and future T-Mobile wireless device users. Enhanced coverage provided by the Facility will allow T-Mobile subscribers to use voice and data services reliably as well as to connect to Emergency 911 services. The intended coverage area of the Facility includes Pine Orchard Road, Route 146, Damascus Road and Meadow Wood Road just south of Interstate 95 and Route 1 in Branford, as well as the Amtrak Rail Line that passes through this area. Additionally, the Facility will provide some capacity relief.