

**From:** David Hoogasian <dhoogasian@nbcllc.com>  
**Sent:** Friday, December 10, 2021 7:10 AM  
**To:** CSC-DL Siting Council <Siting.Council@ct.gov>  
**Subject:** TS-DISH-016-211112 Supplements / DISH / Tower Share Request / 111 Second Hill Rd  
Bridgewater CT / (281862 BRIDGEWATER CT)

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Good morning. Attached please find supplemental documentation for the above referenced Tower Share request:

- Original Facility Decision and Order (CSC Docket No. 437 September 5, 2013)
- Project Narrative referencing the original facility approval
- Property owner record card + map

A hard copy of these materials will be mailed in to you shortly.

If you have any questions or need any further information, please feel free to contact me.

Thank you,

**David Hoogasian**

*Project Manager*

**NETWORK BUILDING + CONSULTING**

100 Apollo Drive | Suite 303 | Chelmsford, MA | 01824  
M 508.344.3343



**DOCKET NO. 437** – New Cingular Wireless PCS, LLC } Connecticut  
application for a Certificate of Environmental Compatibility and }  
Public Need for the construction, maintenance, and operation of a } Siting  
telecommunications facility located at 111 Second Hill Road, } Council  
Bridgewater, Connecticut. }

September 5, 2013

### Decision and Order

Pursuant to Connecticut General Statutes §16-50p and the foregoing Findings of Fact and Opinion, the Connecticut Siting Council (Council) finds that the effects associated with the construction, maintenance, and operation of a telecommunications facility, including effects on the natural environment; ecological integrity and balance; public health and safety; scenic, historic, and recreational values; forests and parks; air and water purity; and fish and wildlife are not disproportionate, either alone or cumulatively with other effects, when compared to need, are not in conflict with the policies of the State concerning such effects, and are not sufficient reason to deny the application, and therefore directs that a Certificate of Environmental Compatibility and Public Need, as provided by General Statutes § 16-50k, be issued to New Cingular Wireless PCS, LLC, hereinafter referred to as the Certificate Holder, for a telecommunications facility at 111 Second Hill Road, Bridgewater, Connecticut.

Unless otherwise approved by the Council, the facility shall be constructed, operated, and maintained substantially as specified in the Council's record in this matter, and subject to the following conditions:

1. The tower shall be constructed as a monopole, no taller than necessary to provide the proposed telecommunications services, sufficient to accommodate the antennas of the Certificate Holder and other entities, both public and private, but such tower shall not exceed a height of 160 feet above ground level. The height at the top of the Certificate Holder's antennas shall not exceed 160 feet above ground level.
2. The Certificate Holder shall prepare a Development and Management (D&M) Plan for this site in compliance with Sections 16-50j-75 through 16-50j-77 of the Regulations of Connecticut State Agencies. The D&M Plan shall be served on the Town of Bridgewater for comment, and all parties and intervenors as listed in the service list, and submitted to and approved by the Council prior to the commencement of facility construction and shall include:
  - a) a final site plan(s) of site development to include specifications for the tower, tower foundation, antennas, equipment compound, radio equipment, access road, utility line, and landscaping;
  - b) construction plans for site clearing, grading, landscaping, water drainage, and erosion and sedimentation controls consistent with the 2002 Connecticut Guidelines for Soil Erosion and Sediment Control, as amended; and
  - c) protective measures for the wood turtle and American Kestrel.
3. Prior to the commencement of operation, the Certificate Holder shall provide the Council worst-case modeling of the electromagnetic radio frequency power density of all proposed entities' antennas at the closest point of uncontrolled access to the tower base, consistent with Federal Communications Commission, Office of Engineering and Technology, Bulletin No. 65, August 1997. The Certificate Holder shall ensure a recalculated report of the electromagnetic radio frequency power density be submitted to the Council if and when circumstances in operation cause a change in power density above the levels calculated and provided pursuant to this Decision and Order.

4. Upon the establishment of any new State or federal radio frequency standards applicable to frequencies of this facility, the facility granted herein shall be brought into compliance with such standards.
5. The Certificate Holder shall permit public or private entities to share space on the proposed tower for fair consideration, or shall provide any requesting entity with specific legal, technical, environmental, or economic reasons precluding such tower sharing.
6. Unless otherwise approved by the Council, if the facility authorized herein is not fully constructed with at least one fully operational wireless telecommunications carrier providing wireless service within eighteen months from the date of the mailing of the Council's Findings of Fact, Opinion, and Decision and Order (collectively called "Final Decision"), this Decision and Order shall be void, and the Certificate Holder shall dismantle the tower and remove all associated equipment or reapply for any continued or new use to the Council before any such use is made. The time between the filing and resolution of any appeals of the Council's Final Decision shall not be counted in calculating this deadline. Authority to monitor and modify this schedule, as necessary, is delegated to the Executive Director. The Certificate Holder shall provide written notice to the Executive Director of any schedule changes as soon as is practicable.
7. Any request for extension of the time period referred to in Condition 6 shall be filed with the Council not later than 60 days prior to the expiration date of this Certificate and shall be served on all parties and intervenors, as listed in the service list, and the Town of Bridgewater. Any proposed modifications to this Decision and Order shall likewise be so served.
8. If the facility ceases to provide wireless services for a period of one year, this Decision and Order shall be void, and the Certificate Holder shall dismantle the tower and remove all associated equipment or reapply for any continued or new use to the Council before any such use is made.
9. Any nonfunctioning antenna, and associated antenna mounting equipment, on this facility shall be removed within 60 days of the date the antenna ceased to function.
10. In accordance with Section 16-50j-77 of the Regulations of Connecticut State Agencies, the Certificate Holder shall provide the Council with written notice two weeks prior to the commencement of site construction activities. In addition, the Certificate Holder shall provide the Council with written notice of the completion of site construction, and the commencement of site operation.
11. The Certificate Holder shall remit timely payments associated with annual assessments and invoices submitted by the Council for expenses attributable to the facility under Conn. Gen. Stat. §16-50v.
12. This Certificate may be transferred in accordance with Conn. Gen. Stat. §16-50k(b), provided both the Certificate Holder/transferor and the transferee are current with payments to the Council for their respective annual assessments and invoices under Conn. Gen. Stat. §16-50v. In addition, both the Certificate Holder/transferor and the transferee shall provide the Council a written agreement as to the entity responsible for any quarterly assessment charges under Conn. Gen. Stat. §16-50v(b)(2) that may be associated with this facility.

13. The Certificate Holder shall maintain the facility and associated equipment, including but not limited to, the tower, tower foundation, antennas, equipment compound, radio equipment, access road, utility line and landscaping in a reasonable physical and operational condition that is consistent with this Decision and Order and a Development and Management Plan to be approved by the Council.
14. If the Certificate Holder is a wholly-owned subsidiary of a corporation or other entity and is sold/transferred to another corporation or other entity, the Council shall be notified of such sale and/or transfer and of any change in contact information for the individual or representative responsible for management and operations of the Certificate Holder within 30 days of the sale and/or transfer.
15. This Certificate may be surrendered by the Certificate Holder upon written notification and approval by the Council.

We hereby direct that a copy of the Findings of Fact, Opinion, and Decision and Order be served on each person listed in the Service List, dated March 6, 2013, and notice of issuance published in the News Times.

By this Decision and Order, the Council disposes of the legal rights, duties, and privileges of each party named or admitted to the proceeding in accordance with Section 16-50j-17 of the Regulations of Connecticut State Agencies.

December 10, 2021

Melanie A. Bachman  
Executive Director  
Connecticut Siting Council  
10 Franklin Square  
New Britain, CT 06051

Re: Request of DISH Wireless LLC for an Order to Approve the Shared Use of an Existing Tower  
111 Second Hill Road Bridgewater, CT 06752  
Latitude: 41'33'17.924" / Longitude: -73'22'15.284"

Dear Ms. Bachman:

Pursuant to Connecticut General Statutes ("C.G.S.") §16-50aa, as amended, DISH Wireless LLC ("DISH") hereby requests an order from the Connecticut Siting Council ("Council") to approve the shared use by DISH of an existing telecommunication tower at 111 Second Hill Road in Bridgewater (the "Property"). The existing 160-foot monopole tower is owned by American Tower Corporation ("ATC"). The underlying property is owned by Robert J Riebe. DISH requests that the Council find that the proposed shared use of the ATC tower satisfies the criteria of C.G.S. §16-50aa and issue an order approving the proposed shared use. A copy of this filing is being sent to Curtis Read, First Selectman for the Town of Bridgewater, Joseph Manley, Town of Bridgewater Building Official and Robert J Riebe as the property owner.

## Background

This facility was approved by the Council under Docket No. 437 on September 5, 2013. A copy of the Decision and Order is included in the filing attachments. The existing ATC facility consists of a 160-foot monopole tower located within an existing leased area. AT&T Mobility currently maintains antennas at the 156-foot level. Equipment associated with these antennas are located at various positions within the tower and compound.

DISH is licensed by the Federal Communications Commission ("FCC") to provide wireless services throughout the State of Connecticut. DISH and Crown Castle have agreed to the proposed shared use of the 111 Second Hill Road tower pursuant to mutually acceptable terms and conditions. Likewise, DISH and ATC have agreed to the proposed installation of equipment cabinets on the ground within the existing compound. ATC has authorized DISH to apply for all necessary permits and approvals that may be required to share the existing tower.  
(See attached Letter of Authorization)

DISH proposes to install three (3) antennas, (1) Tower platform mount, (6) Remote radio units at the 145-foot level along with, (1) over voltage protection device (OVP) and (1) Hybrid cable. DISH will install an equipment cabinet on a 5'x7' equipment platform. DISH's Construction Drawings provide project specifications for all proposed site improvement locations.

The construction drawings also include specifications for DISH's proposed antenna and groundwork.

C.G.S. § 16-50aa(c)(1) provides that, upon written request for approval of a proposed shared use, "if the Council finds that the proposed shared use of the facility is technically, legally, environmentally and economically feasible and meets public safety concerns, the council shall issue an order approving such a shared use." DISH respectfully submits that the shared use of the tower satisfies these criteria.

**A. Technical Feasibility.** The existing ATC tower is structurally capable of supporting DISH's proposed improvements. The proposed shared use of this tower is, therefore, technically feasible. A Feasibility Structural Analysis Report ("Structural Report") prepared for this project confirms that this tower can support DISH's proposed loading. A copy of the Structural Report has been included in this application.

**B. Legal Feasibility.** Under C.G.S. § 16-50aa, the Council has been authorized to issue order approving the shared use of an existing tower such as the ATC tower. This authority complements the Council's prior-existing authority under C.G.S. § 16-50p to issue orders approving the construction of new towers that are subject to the Council's jurisdiction. In addition, § 16-50x(a) directs the Council to "give such consideration to the other state laws and municipal regulations as it shall deem appropriate" in ruling on requests for the shared use of existing tower facilities. Under the statutory authority vested in the Council, an order by the Council approving the requested shared use would permit the Applicant to obtain a building permit for the proposed installations.

**C. Environmental Feasibility.** The proposed shared use of the ATC tower would have a minimal environmental effect for the following reasons:

1. The proposed installation will have no visual impact on the area of the tower. DISH's equipment cabinet would be installed within the existing facility compound. DISH's shared use of this tower therefore will not cause any significant change or alteration in the physical or environmental characteristics of the existing site.
2. Operation of DISH's antennas at this site would not exceed the RF emissions standard adopted by the Federal Communications Commission ("FCC"). Included in the EME report of this filing are the approximation tables that demonstrate that DISH's proposed facility will operate well within the FCC RF emissions safety standards.
3. Under ordinary operating conditions, the proposed installation would not require the use of any water or sanitary facilities and would not generate air emissions or discharges to water bodies or sanitary facilities. After construction is complete the proposed installations would not generate any increased traffic to the ATC facility other than periodic maintenance. The proposed shared use of the ATC tower, would, therefore, have a minimal environmental effect, and is environmentally feasible.

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D. **Economic Feasibility.** As previously mentioned, DISH has entered into an agreement with ATC for the shared use of the existing facility subject to mutually agreeable terms. The proposed tower sharing is, therefore, economically feasible.

E. **Public Safety Concerns.** As discussed above, the tower is structurally capable of supporting DISH's full array of three (3) antennas, (1) Tower platform mount, (6) Remote radio units, (1) over voltage protection device (OVP) and (1) Hybrid cable and all related equipment. DISH is not aware of any public safety concerns relative to the proposed sharing of the existing ATC tower.

### **Conclusion**

For the reasons discussed above, the proposed shared use of the existing ATC tower at 111 Second Hill Road satisfies the criteria stated in C.G.S. §16-50aa and advances the Council's goal of preventing the unnecessary proliferation of towers in Connecticut. The Applicant, therefore, respectfully requests that the Council issue an order approving the proposed shared use.

Sincerely,

*David Hoogasian*

**David Hoogasian**

*Project Manager*

# 111 SECOND HILL RD

**Location** 111 SECOND HILL RD

**Mblu** 28/ 50/ / /

**Acct#** 00068800

**Owner** RIEBE ROBERT J

**Assessment** \$256,900

**Appraisal** \$366,900

**PID** 744

**Building Count** 1

## Current Value

Appraisal			
Valuation Year	Improvements	Land	Total
2020	\$146,300	\$220,600	\$366,900

Assessment			
Valuation Year	Improvements	Land	Total
2020	\$102,400	\$154,500	\$256,900

## Owner of Record

**Owner** RIEBE ROBERT J

**Co-Owner**

**Sale Price** \$230,000

**Certificate** C

**Book & Page** 43/ 362

**Sale Date** 12/04/1995

**Instrument** 00

## Ownership History

Ownership History					
Owner	Sale Price	Certificate	Book & Page	Instrument	Sale Date
RIEBE ROBERT J	\$230,000	C	43/ 362	00	12/04/1995

## Building Information

### Building 1 : Section 1

**Year Built:** 1964  
**Living Area:** 2,088  
**Replacement Cost:** \$211,401  
**Building Percent Good:** 69  
**Replacement Cost**  
**Less Depreciation:** \$145,900

**Building Attributes**



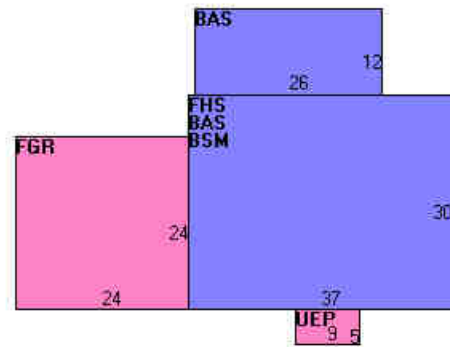
Field	Description
Style	Cape Cod
Model	Residential
Grade:	C+
Stories:	1 1/2 Stories
Occupancy	1
Exterior Wall 1	Aluminum Sidng
Exterior Wall 2	Vinyl Siding
Roof Structure:	Gable
Roof Cover	Asphalt Shingl
Interior Wall 1	Drywall
Interior Wall 2	K Pine/A Wd
Interior Flr 1	Hardwood
Interior Flr 2	Carpet
Heat Fuel	Oil
Heat Type:	Hot Water
AC Type:	Central
Total Bedrooms:	3 Bedrooms
Total Full Bathrms	1 Full Bath
Total Half Baths:	1 Half Bath
Total Xtra Fixtrs:	1
Total Rooms:	7 Rooms
Bath Style:	Average
Kitchen Style:	Average
Fireplaces	1
Whirlpool Tubs	
Fin Basement	
Fin Bsmt Qual	
Bsmt. Garages	0

### Building Photo



(<http://images.vgsi.com/photos/BridgewaterCTPhotos//00\00\20\17.jpg>)

### Building Layout



([http://images.vgsi.com/photos/BridgewaterCTPhotos//Sketches/744\\_744.j](http://images.vgsi.com/photos/BridgewaterCTPhotos//Sketches/744_744.j))

Building Sub-Areas (sq ft)			Legend
Code	Description	Gross Area	Living Area
BAS	First Floor	1,422	1,422
FHS	Finished Half Story	1,110	666
BSM	Basement Area	1,110	0
FGR	Garage	576	0
UEP	Utility Enclosed Porch	45	0
		4,263	2,088

### Extra Features

Extra Features	Legend
No Data for Extra Features	

### Land

**Land Use**

**Use Code** 101  
**Description** Single Family  
**Zone** RR3  
**Alt Land Appr** No  
**Category**

**Land Line Valuation**

**Size (Acres)** 4.5  
**Frontage** 0  
**Depth** 0  
**Assessed Value** \$154,500  
**Appraised Value** \$220,600

**Outbuildings**

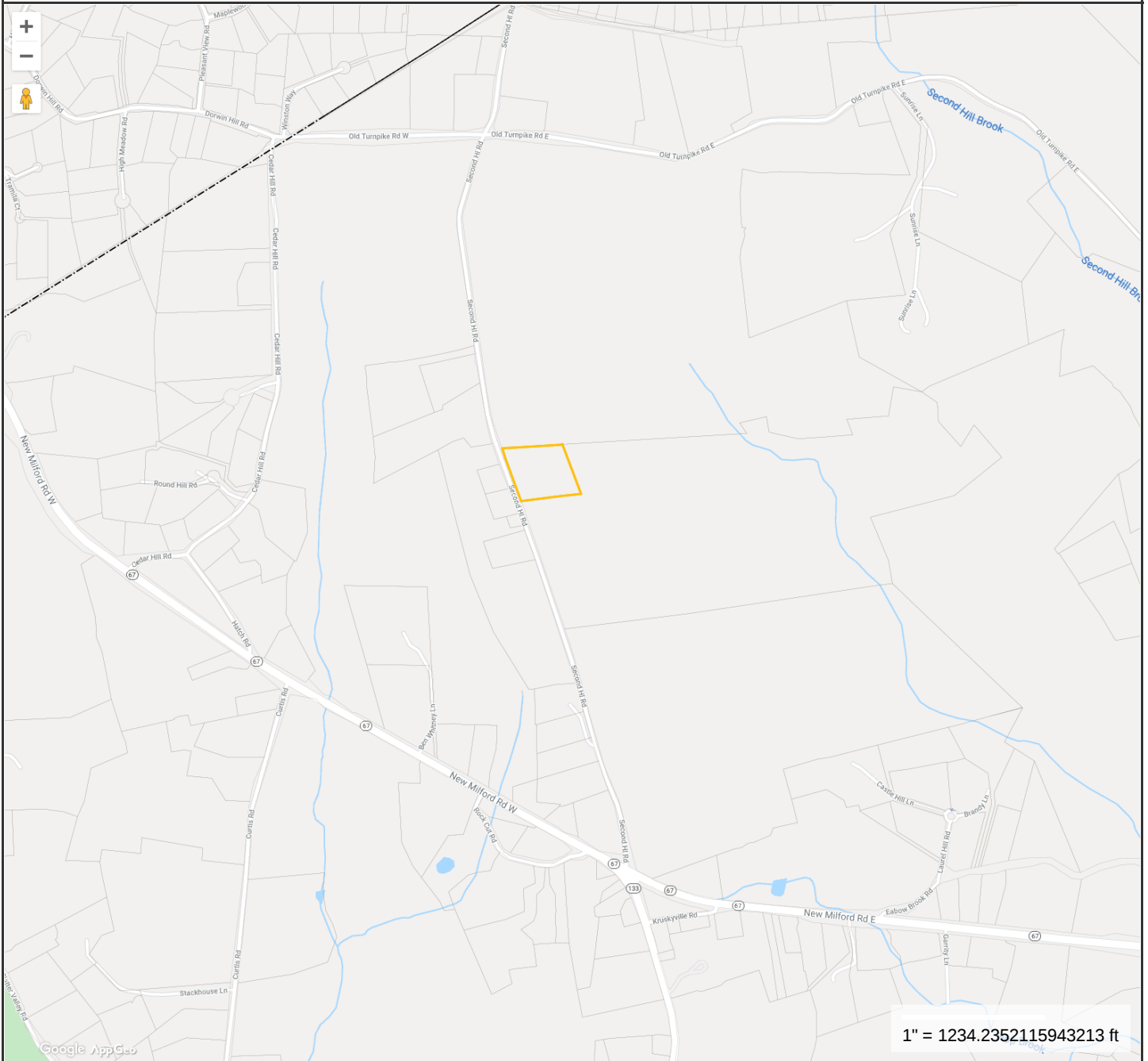
Outbuildings						<u>Legend</u>
Code	Description	Sub Code	Sub Description	Size	Value	Bldg #
FSS	Farm Utlty Strg Shed	FR	Frame	216 S.F.	\$400	1

**Valuation History**

Appraisal			
Valuation Year	Improvements	Land	Total
2020	\$146,300	\$220,600	\$366,900
2019	\$146,300	\$220,600	\$366,900
2018	\$146,300	\$220,600	\$366,900

Assessment			
Valuation Year	Improvements	Land	Total
2020	\$102,400	\$154,500	\$256,900
2019	\$102,400	\$154,500	\$256,900
2018	\$102,400	\$154,500	\$256,900

# 111 Second Hill Rd



**WestCOG Region Information**

**ID** 16-28 50  
**Site Address** 111 SECOND HILL RD  
**Owner** RIEBE ROBERT J  
**Co-Owner** -  
**Owner Address** 111 SECOND HILL ROAD



**MAP FOR REFERENCE ONLY  
NOT A LEGAL DOCUMENT**

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Geometry updated 11/30/2021  
Data updated 11/30/2021

Print map scale is approximate. Critical layout or measurement activities should not be done using this resource.