



STATE OF CONNECTICUT

CONNECTICUT SITING COUNCIL

Ten Franklin Square, New Britain, CT 06051

Phone: (860) 827-2935 Fax: (860) 827-2950

E-Mail: siting.council@ct.gov

www.ct.gov/csc

VIA ELECTRONIC MAIL

December 5, 2019

Richard Zajac
Network Real Estate Specialist
Crown Castle USA
300 Meridian Center
Rochester, NY 14618

RE: **EM-VER-026-191119** – Cellco Partnership d/b/a Verizon Wireless notice of intent to modify an existing telecommunications facility located at Wig Hill Road, Chester, Connecticut.

Dear Mr. Zajac:

The Connecticut Siting Council (Council) is in receipt of your correspondence of December 3, 2019 submitted in response to the Council's November 20, 2019 notification of an incomplete request for exempt modification with regard to the above-referenced matter.

The submission renders the request for exempt modification complete and the Council will process the request in accordance with the Federal Communications Commission 60-day timeframe.

Thank you for your attention and cooperation.

Sincerely,

Melanie A. Bachman
Executive Director

MAB/IN/emr



Robidoux, Evan

From: Zajac, Richard <Richard.Zajac@crowncastle.com>
Sent: Tuesday, December 03, 2019 10:05 AM
To: Robidoux, Evan
Cc: CSC-DL Siting Council
Subject: RE: Council Incomplete Letter for EM-VER-026-191119 (Wig Hill Road, Chester)
Attachments: EM-VER-026-191119 - Proof of proper notice + updated prop card.pdf

Good morning,
Please see the attached. A hard copy of this PDF will be sent out today via FedEx, to arrive to your office tomorrow.
If there are any questions/concerns, please do not hesitate to contact me.

Thank you,
RICH ZAJAC
Network Real Estate Specialist
T: (585) 445-5896 M: (607) 346-7212
F: (724) 416-4461
CROWN CASTLE
300 Meridian Centre, Rochester, NY 14618
Fiber.CrownCastle.com

From: Robidoux, Evan <Evan.Robidoux@ct.gov>
Sent: Friday, November 22, 2019 2:20 PM
To: Zajac, Richard <Richard.Zajac@crowncastle.com>
Cc: CSC-DL Siting Council <Siting.Council@ct.gov>
Subject: Council Incomplete Letter for EM-VER-026-191119 (Wig Hill Road, Chester)

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Please see the attached correspondence.

Evan Robidoux
Clerk Typist
Connecticut Siting Council
10 Franklin Square
New Britain, CT 06051

This email may contain confidential or privileged material. Use or disclosure of it by anyone other than the recipient is unauthorized. If you are not an intended recipient, please delete this email.



Crown Castle
300 Meridian Centre
Rochester, NY 14618

December 3, 2019

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

RE: Connecticut Siting Council identification number: **EM-VER-026-191119**
Notice of Exempt Modification for Verizon / Crown Castle Site ID#: 800515
Wig Hill Road, Chester, CT 06412
Latitude: 41° 24' 13.93" Longitude: -72° 28' 20.82"

Dear Ms. Bachman,

Per the letter of incompleteness dated November 20, 2019 pertaining to the above-referenced identification number, please see the attached:

- Correct property card
- Updated cover sheet with corrected property owner information
- Proof of delivery of the entire exempt modification application to the chief elected official of the host municipality and the underlying property owner

At your earliest convenience, please let me know if additional information is needed in order to re-commence the review process for this particular application. If questions/uncertainties arise, please do not hesitate to contact me.

Sincerely,

A handwritten signature in black ink, appearing to read 'Richard Zajac', written in a cursive style.

Richard Zajac
Network Real Estate Specialist
Crown Castle USA
300 Meridian Centre
Rochester, NY 14618
T: (585) 445-5896
E: Richard.Zajac@crowncastle.com

Exhibit B

Property Card

The Assessor's office is responsible for the maintenance of records on the ownership of properties. Assessments are computed at 70% of the estimated market value of real property at the time of the last revaluation which was 2018.



Information on the Property Records for the Municipality of Chester was last updated on 11/30/2019.

Parcel Information

Location:	WIG HILL RD	Property Use:	Vacant Land	Primary Use:	Commercial Vacant Land
Unique ID:	99000300	Map Lot:	8/127-1	Acres:	6.77
490 Acres:		Zone:	C	Volume / Page:	166/ 79
Developers Map / Lot:		Census:			

Value Information

	Appraised Value	Assessed Value
Land	864,394	605,080
Buildings	0	0
Detached Outbuildings	312,200	218,540
Total	1,176,594	823,620

Owner's Information

Owner's Data

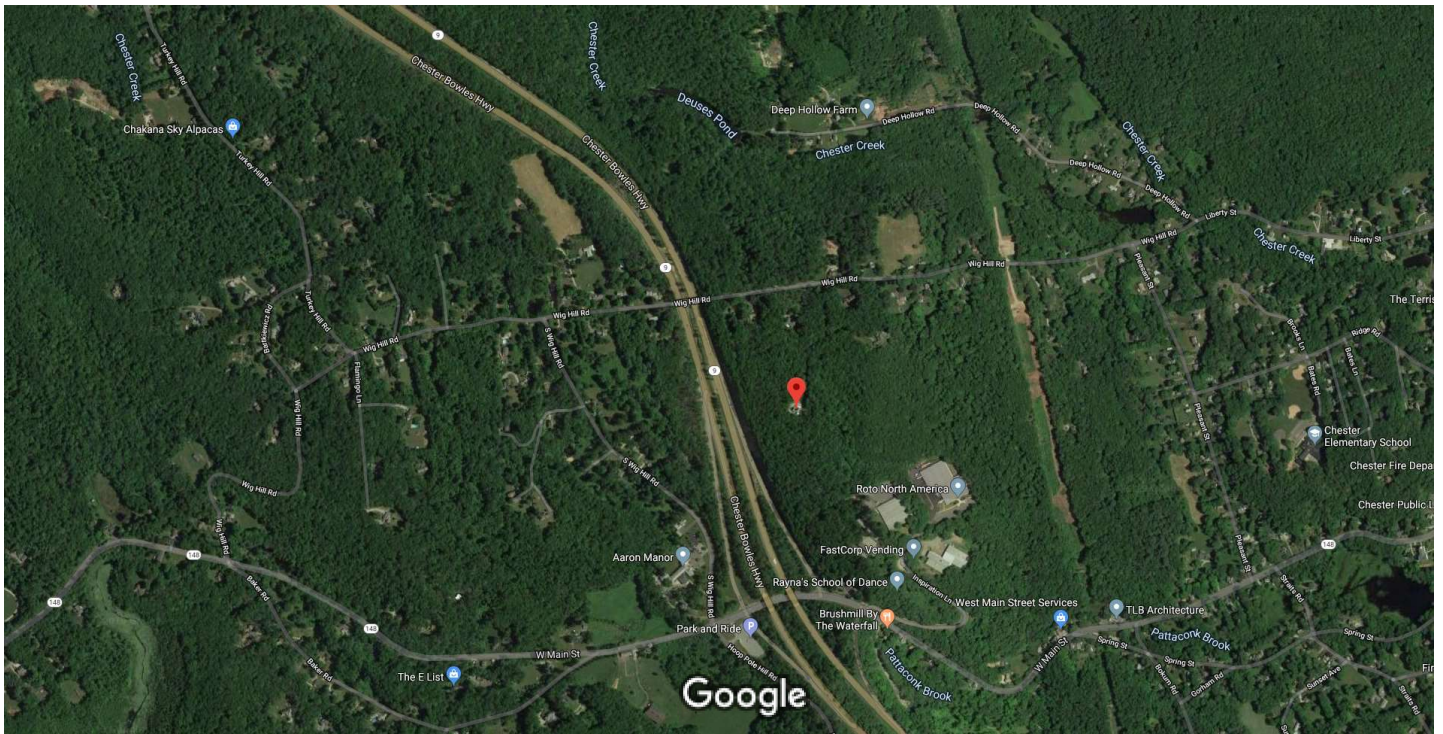
NEGRELLI HAZEL C TRUSTEE
PO BOX 1175
TRURO, MA 02666

Detached Outbuildings

Type:	Year Built:	Length:	Width:	Area:
Fencing	1990			500
Towers	1990			1
Building Utility	1990			300
Building Utility	1990			300
Building Utility	1990			300

Owner History - Sales

Owner Name	Volume	Page	Sale Date	Deed Type	Valid Sale	Sale Price
NEGRELLI HAZEL C TRUSTEE	0166	0079	06/08/2016	Quit Claim	No	\$0
NEGRELLI HAZEL C	0166	0045	05/27/2016	Certificate of Devise	No	\$0
RAYNER BRUCE A EST	0163	0071	03/16/2015	Fiduciary Deed	No	\$0
RAYNER MARY C EST	0163	0070	03/16/2015	Fiduciary Deed	No	\$0
RAYNER BRUCE A & MARY C	0159	0710	09/30/2013	Warranty Deed	No	\$0



Imagery ©2019 CNES / Airbus, Maxar Technologies, U.S. Geological Survey, USDA Farm Service Agency, Map data ©2019 500 ft



41°24'13.9"N 72°28'20.8"W

41.403869, -72.472450



Directions



Save



Nearby



Send to your phone



Share



00136400, CT



CG3H+G2 Chester, Connecticut



Crown Castle
300 Meridian Centre
Rochester, NY 14618

November 18, 2019

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

**RE: Notice of Exempt Modification for Verizon:
Crown Castle Site ID#: 800515
Wig Hill Road, Chester, CT 06412
Latitude: 41° 24' 13.93" Longitude: -72° 28' 20.82"**

Dear Ms. Bachman:

Verizon currently maintains twelve (12) total antennas at the 141-foot mount on the existing 150-foot monopole tower, located at 49 Wig Hill Road in Chester, CT. The tower is owned by Crown Castle and the property is owned by the Hazel C Negrelli Family Trust. Verizon now intends to replace six (6) existing antennas at the 141-foot mount.

Tower modifications:

- Remove six (6) 700/2100 LTE antennas
- Remove three (3) B13 RRHs
- Remove three (3) B66A RRHs
- Add six (6) hexport antennas on side-by-side mounting brackets
- Add three (3) B5/B13 RRHs
- Add three (3) B2/B66A RRHs

Ground modifications:

- None

Melanie A. Bachman

The facility was approved by the Connecticut Siting Council in Docket No. 181 on May 13th, 1998. Verizon's proposed modification complies with the conditions of approval.

Please accept this letter as notification pursuant to Regulations of Connecticut State Agencies § 16-50j-73, for construction that constitutes an exempt modification pursuant to R.C.S.A. § 16-50j-72(b)(2). In accordance with R.S.C.A. § 16-50j-73, a copy of this letter is being sent to Ms. Lauren Gister, First-Selectman, Town of Chester, as well as the property owner.

1. The proposed modifications will not result in an increase in the height of the existing tower.
2. The proposed modifications will not require the extension of the site boundary.
3. The proposed modification will not increase noise levels at the facility by six decibels or more, or to levels that exceed state and local criteria.
4. The operation of the replacement antennas will not increase radio frequency emissions at the facility to a level at or above the Federal Communication Commission safety standard.
5. The proposed modifications will not cause a change or alteration in the physical or environmental characteristics of the site.
6. The existing structure and its foundation can support the proposed loading.

For the foregoing reasons, Verizon respectfully submits that the proposed modifications to the above-reference telecommunications facility constitutes an exempt modification under R.C.S.A. § 16-50j-72(b)(2). Please send approval/rejection letter to my attention at the address listed below.

Sincerely,



Richard Zajac
Network Real Estate Specialist
300 Meridian Centre
Rochester, NY 14618
585-445-5896
richard.zajac@crowncastle.com

Melanie A. Bachman

cc:

Ms. Lauren Gister, First-Selectman Town of Chester
203 Middlesex Ave
Chester, CT 06412

Planning and Zoning Commission Town of Chester
203 Middlesex Ave
Chester, CT 06412

Negrelli Hazel C Trustee
PO Box 1175
Truro, MA 02666



777009533390



Delivered
Tuesday 11/19/2019 at 12:32 pm



DELIVERED

Signed for by: L.LAUREN



[GET STATUS UPDATES](#)

[OBTAIN PROOF OF DELIVERY](#)

FROM

Crown Castle
Richard Zajac
300 Meridian Centre
ROCHESTER, NY US 14618
585 445-5896

TO

Town of Chester
Lauren Gister - First Selectman
CHESTER, CT US 06412
860 526-0013

Shipment Facts

TRACKING NUMBER

777009533390

SERVICE

FedEx Standard Overnight

WEIGHT

1 lbs / 0.45 kgs

SIGNATURE SERVICES

Direct signature required

DELIVERY ATTEMPTS

1

DELIVERED TO

Receptionist/Front Desk

TOTAL PIECES

1

TOTAL SHIPMENT WEIGHT

1 lbs / 0.45 kgs

TERMS

Shipper

SHIPPER REFERENCE

1734.7680

PACKAGING

FedEx Pak

SPECIAL HANDLING SECTION

Deliver Weekday, Direct Signature Required

STANDARD TRANSIT

11/19/2019 by 4:30 pm

SHIP DATE

Mon 11/18/2019

ACTUAL DELIVERY

Tue 11/19/2019 12:32 pm

Travel History



Tuesday, 11/19/2019

12:32 pm	CHESTER, CT	Delivered
11:45 am	NORTH HAVEN, CT	On FedEx vehicle for delivery
9:42 am	NORTH HAVEN, CT	At local FedEx facility
9:39 am	NORTH HAVEN, CT	Delivery exception Package at station, arrived after courier dispatch
7:41 am	EAST GRANBY, CT	At destination sort facility
4:27 am	MEMPHIS, TN	Departed FedEx location

Monday, 11/18/2019

10:50 pm	MEMPHIS, TN	Arrived at FedEx location
8:37 pm	ROCHESTER, NY	Left FedEx origin facility
7:35 pm	ROCHESTER, NY	Picked up
10:20 am		Shipment information sent to FedEx



777009557180

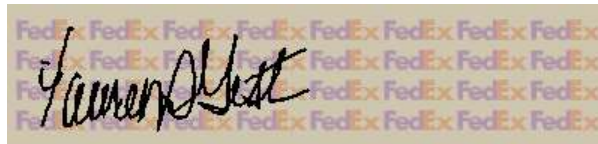


Delivered
Tuesday 11/19/2019 at 12:32 pm



DELIVERED

Signed for by: L.LAUREN



[GET STATUS UPDATES](#)

[OBTAIN PROOF OF DELIVERY](#)

FROM

Crown Castle
Richard Zajac
300 Meridian Centre
ROCHESTER, NY US 14618
585 445-5896

TO

Town of Chester
Planning and Zoning Commission
CHESTER, CT US 06412
860 526-0013

Shipment Facts

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10:22 am		Shipment information sent to FedEx

ORIGIN ID: ONHA (585) 445-5896
RICHARD ZAJAC
CROWN CASTLE
300 MERIDIAN CENTRE
ROCHESTER, NY 14618
UNITED STATES US

SHIP DATE: 02DEC19
ACTWGT: 1.00 LB
CAD: 104924194/N/ET4160

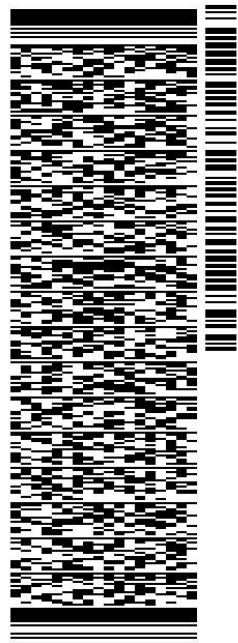
BILL SENDER

TO **NEGRELLI HAZEL C TRUSTEE**

PO BOX 1175

TRURO MA 02666

(508) 413-9034 REF: 1734 7890
INV/ DEPT:
PO:



J192119091901ur

567J2118DD05A2

TRK# 7771 2554 7513
0201

WED - 04 DEC 4:30P

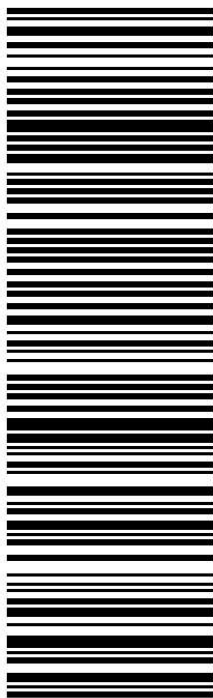
** 2DAY **

DSR

02666

MA-US BOS

SEHYAA



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