

October 8, 2019

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

Re: **Notice of Exempt Modification – Facility Modification  
139 North Main Street, West Hartford, Connecticut**

Dear Attorney Bachman:

Cellco Partnership d/b/a Verizon Wireless (“Cellco”) currently maintains fifteen (15) wireless telecommunications antennas inside an existing clock tower structure at the American School for the Deaf (“ASD”) 139 North Main Street in West Hartford, Connecticut (the “Property”). Nine (9) of the antennas are located at the 69-foot level and six (6) of the antennas are located at the 78-foot level inside the clock tower. The Property is owned by ASD. The clock tower is owned by Cellco. Cellco’s use of the clock tower structure was approved by the Council in 2013 (Docket No. 434). Cellco now intends to modify its facility by replacing six (6) of its existing remote radio heads (“RRHs”) with six (6) newer model RRHs, all located inside the clock tower. Included in [Attachment 1](#) are specifications for Cellco’s replacement RRHs.

Please accept this letter as notification pursuant to R.C.S.A. § 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.C.S.A. § 16-50j-73, a copy of this letter is being sent to Shari Cantor, Mayor for the Town of West Hartford and Todd Dumais, West Hartford’s Town Planner. A copy of this letter is also being sent to the ASD, the Property owner.

The planned modifications to the facility fall squarely within those activities explicitly provided for in R.C.S.A. § 16-50j-72(b)(2).

1. The proposed modifications will not result in an increase in the height of the existing clock tower. Cellco’s replacement RRHs will be installed inside the clock tower structure.

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2. The proposed modifications will not involve any change to ground-mounted equipment and, therefore, will not require the extension of the site boundary.
3. The proposed modifications will not increase noise levels at the facility by six decibels or more, or to levels that exceed state and local criteria.
4. The installation of six (6) new RRHs will not increase radio frequency (RF) emissions at the facility to a level at or above the Federal Communications Commission (FCC) safety standard. Far Field approximation tables for Cellco's modified facility are included in Attachment 2.
5. The proposed modifications will not cause a change or alteration in the physical or environmental characteristics of the site.
6. The clock tower and its foundation can support Cellco's proposed modifications. A structural assessment letter from Dewberry Engineers, Inc. is included in Attachment 3.

A copy of the parcel map and Property owner information is included in Attachment 4. A Certificate of Mailing verifying that this filing was sent to municipal officials and the Property owner is included in Attachment 5.

For the foregoing reasons, Cellco respectfully submits that the proposed modifications to the above-referenced telecommunications facility constitutes an exempt modification under R.C.S.A. § 16-50j-72(b)(2).

Sincerely,



Kenneth C. Baldwin

Enclosures

Copy to:

Shari Cantor, Mayor  
Todd Dumais, Town Planner  
American School for the Deaf  
Tim Parks

# **ATTACHMENT 1**

# ALCATEL-LUCENT B13 RRH4X30-4R

Alcatel-Lucent B13 Remote Radio Head 4x30-4R is the newest addition of Remote Radio Head to the extended product line of Alcatel-Lucent's distributed Base Station solutions, aimed at facilitating smooth RF site acquisition and related civil engineering.

**Supporting 2Tx/4Tx MIMO and 4-way Rx diversity**, Alcatel-Lucent B13 RRH4x30-4R allows operators to have a compact radio solution to deploy LTE in the 700U band (700 MHz, 3GPP band 13), providing them with the means to achieve high capacity, high quality and high coverage with minimum site requirements.



The Alcatel-Lucent B13 RRH4x30-4R product has four transmit RF paths, offering the possibility to **select, via software only, 2Tx or 4Tx MIMO configurations** with either 2x60 W or 4x30 W RF output power. It supports also 4-way Rx diversity and up to 10MHz instantaneous bandwidth.

The Alcatel-Lucent B13 RRH4x30-4R is a near zero-footprint solution and operates noise free, simplifying negotiations with site property owners and minimizing environmental impacts.

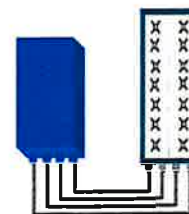
Its compactness and slim design makes the Alcatel-Lucent B13 RRH4x30-4R easy to install close to the antenna: operators can therefore locate this Remote Radio Head where RF design conditions are deemed ideal, minimizing trade-offs between available sites and RF optimum sites, together with reducing the RF feeder needs and installation costs.

## FEATURES

- Supporting LTE in 700 MHz band (700U, 3GPP band 13)
- LTE 2Tx or 4Tx MIMO (SW switchable)
- Output power: Up to 2x60W or 4x30W
- 10MHz LTE carrier with 4Rx Diversity
- Convection-cooled (fan-less)
- Supports AISG 2.0 ALD devices (RET, TMA) through RS485 or RF ports

## BENEFITS

- Compact to reduce additional footprint when adding LTE in 700U band
- MIMO scheme operation selection (2Tx or 4Tx) by software only
- Improves downlink spectral efficiency through MIMO4
- Increases LTE coverage thanks to 4Rx diversity capability and best in class Rx sensitivity
- Flexible mounting options: Pole or Wall



4x30W with 4T4R  
or  
2x60W with 2T4R  
Can be switched between  
modes via SW w/o site  
visit

## TECHNICAL SPECIFICATIONS

Features & performance	
Number of TX/RX paths	4 duplexed (either 4T4R or 2T4R by SW)
Frequency band	U700 (C) (3GPP bands 13): DL: 746 - 756 MHz / UL: 777 - 787 MHz
Instantaneous bandwidth – #carriers	10MHz – 1 LTE carrier (in 10MHz occupied bandwidth)
LTE carrier bandwidth	10 MHz
RF output power	2x60W or 4x30W (by SW)
Noise figure – RX Diversity scheme	2 dB typ. (<2.5 dB max) – 2 or 4 way Rx diversity
Size (HxWxD) in mm (in.)	550 x 305 x 230 (21.6" x 12.0" x 9") (with solar shield)
Volume in L	38 (with solar shield)
Weight in kg (lb) (w/o mounting HW)	26 (57.2) (with solar shield)
DC voltage range	-40.5 to -57V at full performance, -38 to -57V with relaxation on power consumption
DC power consumption	550W typical @100% RF load ( in 2Tx or 4Tx mode)
Environmental conditions	-40°C (-40°F) / +55°C (+131°F)
Wind load (@150km/h or 93mph)	IP65 Frontal:<200N / Lateral :<150N
Antenna ports	4 ports 7/16 DIN female (50 ohms) VSWR < 1.5
CPRI ports	2 CPRI ports (HW ready for Rate7, 9.8 Gbps) SFP single mode dual fiber
AISG interfaces	1 AISG2.0 output (RS485) Integrated Smart Bias Tees (x2)
Misc. Interfaces	4 external alarms (1 connector) – 4 RF Tx & 4 RF Rx monitor ports - 1 DC connector (2 pins)
Installation conditions	Pole and wall mounting
Regulatory compliance	3GPP 36.141 / 3GPP 36.113 / GR-1089-CORE / GR-3108-CORE / UL 60950-1 / FCC Part 27

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# B66a RRH4x45W

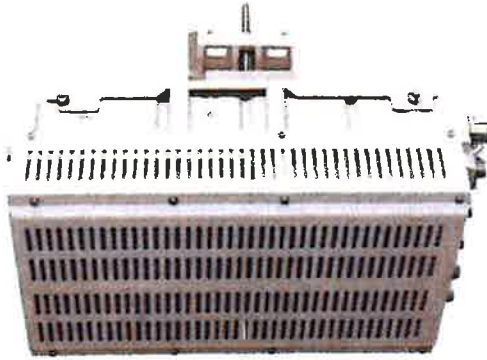
## Datasheet

Radio Technology

FDD-LTE

### Feature description:

- Remote Radio Head 4x45W or 2x90W Switchable via SW



Power Output  
4 x 45 W or 2x90W (SW Switchable)  
w/o fans

IBW  
70MHz

OBW  
60 MHz

RF Sharing  
LTE

Mass/Volume  
25.8kg/56.9 lb Weight  
655H x 299W x 182D mm  
25.8"x11.8"x7.2"  
29.7L / 35.5L

Antenna Conf.

4Tx/4Rx

Temperature

-40 to 55 °C

IP class

IP65

Input Power

DC 48 V

Cooling

Natural Convection

Mounting

Wall, Pole mount

BBU connection

2x 9.8Gbps SFP(Rate 7 HW ready)

## B66a RRH 4x45 – Interfaces

### Power:

- Max power: 816W (add 58W for AISG)
- Breaker size: 25A
- Max distance with 6ga power feed and 5.5V drop: 284 feet

### RF Interfaces:

- 4.3/10 Connectors
- No monitoring ports(Spectrum analyzer SW takes place of monitoring ports)

### AISG:

- Two Smart Bias-T
- One AISG port

## B66 Details

- Max power for a single carrier is:
  - 2x60W for 10,15,20 MHz carrier
  - 2x40W for 5 MHz carrier
- Multi-Carrier Support with AWS-1 carriers: 15.1
- Multi-Carrier Support with AWS-3 carriers: 16.2

### Carrier power: Multi-carrier

- Assuming 2 Tx power can be assigned per carrier subject to 40W max for 5Mhz, 60W for larger in 2T, cut that power in half for 4T
- Example:B4 (20Mhz) and AWS3 (10MHz)
  - Power can be varied between those two carriers, can go 60W for 20 MHz carrier, 30W for 10 MHz carrier to use the 90W in 2T.
  - It could be 45/45 for 20Mhz/10Mhz if desired.



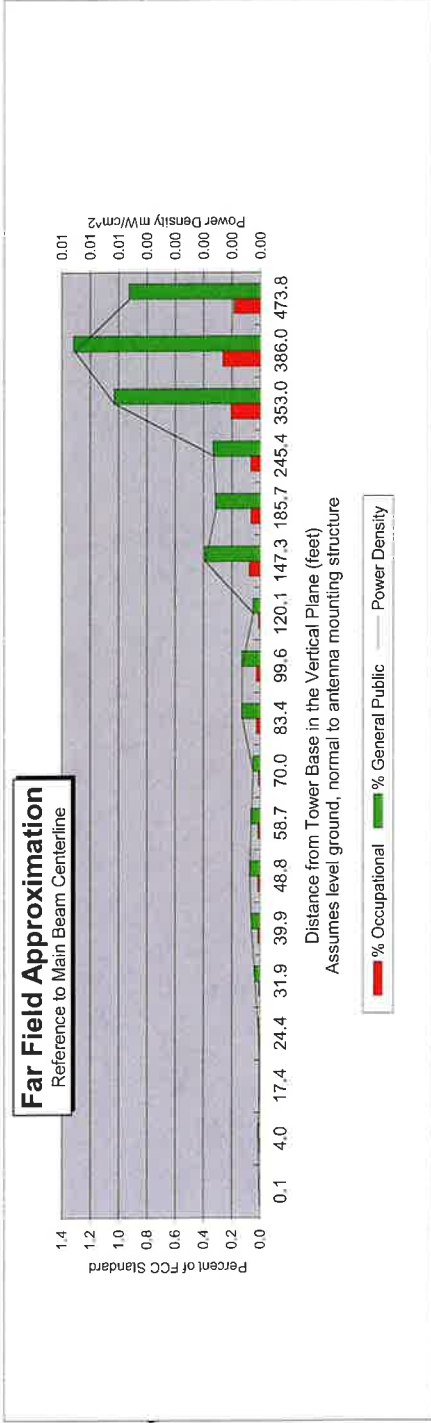
# **ATTACHMENT 2**

Far Field Approximation  
with downtilt variation

**Estimated Radiated Emission  
Single Emitter Far Field Model  
Dipole / Wire/ Yagi Antenna Types**



Location:	West Hartford West, CT
Site #:	
Date:	09/30/19
Name:	Mark Brauer
File Name:	West Hartford West, CT - FF P
Operating Freq. (MHz)	746.0
Antenna Height (ft):	78.0
Antenna Gain (dBi):	14.8
Antenna Size (m.):	72.0
Downtilt (degrees):	0.0
Feedline Loss (dB):	0.0
Power @ J4 (w):	160.0
Number of Channels	1



Calc Angle	90.0	87.0	77.0	72.0	67.0	62.0	57.0	52.0	47.0	42.0	37.0	32.0	27.0	22.0	17.0	12.0	11.0	9.0	
Solve for r, dx to antenna	75.0	75.1	77.0	78.9	81.5	85.0	89.5	95.2	102.6	112.1	124.7	141.6	165.3	200.3	256.6	360.9	393.3	479.7	
Distance from Antenna Structure Base in Horizontal plane	0.1	4.0	17.4	24.4	31.9	39.9	48.8	58.7	70.0	83.4	99.6	120.1	147.3	185.7	245.4	353.0	386.0	473.8	
Angle from Main Beam (reference to horizontal plane)	90	80	70	65	60	55	50	45	40	35	30	25	20	15	10	5	4	2	
dB down from centerline (referenced to centerline)	36.76	34.35	38.52	35.34	29.54	26.8	25.59	25.63	25.99	21.21	20.29	23.24	13.03	12.3	9.92	2	0.2	0	
Reflection Coefficient (1 to 4, 2.56 typical)	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56	
Power Density (mW/cm²)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.01	0.01	0.00	
Percent of Occupational Standard	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.1	0.2	0.2	
Percent of General Population Standard	0.0	0.0	0.0	0.0	0.0	0.1	0.1	0.1	0.1	0.1	0.1	0.1	0.1	0.1	0.3	0.3	1.0	1.3	0.9

Distance in feet below:

Antenna Type: SBNHH-1D66B  
Max%: 1.32%

Instructions:

- 1) Fill in Site Location, Site number, Date, Name of Person Responsible for Date, and enter File Name to be saved as.
- 2) References to J4 refer to a point where the transmission line exits the equipment shelter and proceeds to the antenna(s). There is typically a connector located here where power measurements are made.
- 3) Enter Antenna Height (in feet to bottom of antenna), Antenna Gain (expressed as dBi, add 2.17 to dBd to obtain dBi), Antenna Size (vertical size in inches), Downtilt (in Degrees, enter zero if none), Feedline loss from J4 to Antenna, and J4 Power Density (mW/cm²).
- 4) From manufacturer's plots, or data sheet, input Angle from mainbeam and dB below mainbeam centerline.
- 5) Enter Reflection coefficient (2.56 would be typical, 1 for free space)
- 6) Spreadsheet calculates actual power density, then relates as Occupational or General Population percentage of FCC Standard.
- 7) An odd distance may be entered in the rightmost column of the lower table.

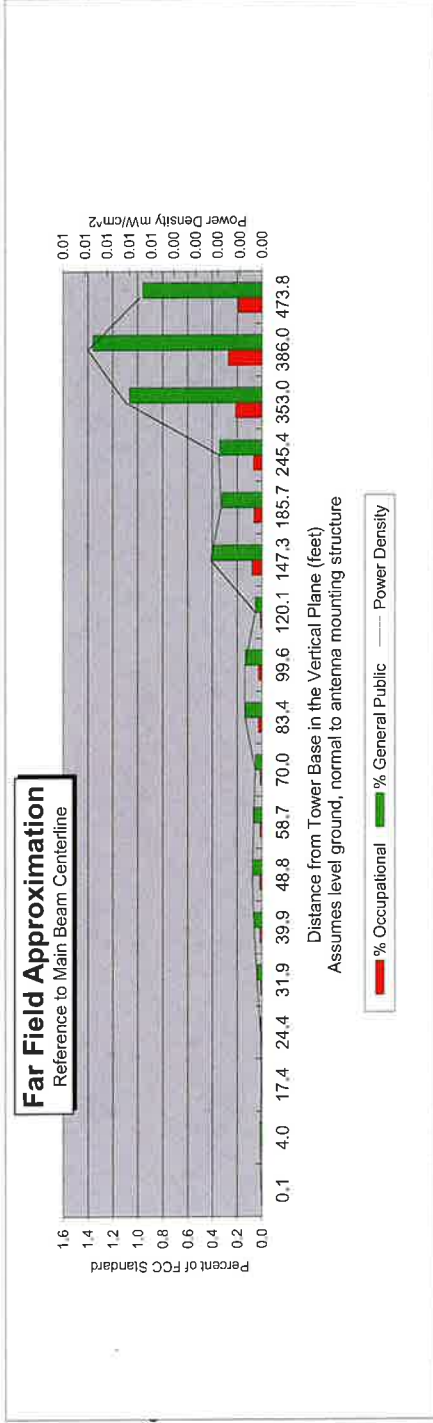
Far Field Approximation  
with downtilt variation

**Estimated Radiated Emission  
Single Emmitter Far Field Model  
Dipole / Wire/ Yagi Antenna Types**



Location:	West Hartford West, CT
Site #:	
Date:	09/30/19
Name:	Mark Brauer
File Name:	West Hartford West, CT - FF P

Operating Freq. (MHz)	869.0
Antenna Height (ft):	78.0
Antenna Gain (dBi):	15.6
Antenna Size (in.):	72.0
Downtilt (degrees):	0.0
Feedline Loss (dB):	0.0
Power @ J4 (w):	160.0
Number of Channels	1



Calc Angle	90.0	87.0	77.0	72.0	67.0	62.0	57.0	52.0	47.0	42.0	37.0	32.0	27.0	22.0	17.0	12.0	11.0	9.0
Solve for r, dx to antenna	75.0	75.1	77.0	78.9	81.5	85.0	89.5	95.2	102.6	112.1	124.7	141.6	165.3	200.3	256.6	360.9	393.3	479.7
Distance from Antenna Structure Base in Horizontal plane	0.1	4.0	17.4	24.4	31.9	39.9	48.8	58.7	70.0	83.4	99.6	120.1	147.3	185.7	245.4	353.0	386.0	473.8
Angle from Main Beam (reference to horizontal plane)	90	80	70	65	60	55	50	45	40	35	30	25	20	15	10	5	4	2
dB down from centerline (referenced to centerline)	36.76	34.35	38.52	35.34	29.54	26.8	25.59	25.63	25.99	21.21	20.29	23.24	13.03	12.3	9.92	2	0.2	0
Reflection Coefficient (1 to 4, 2.56 typical)	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56
Power Density (mW/cm²)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.01	0.01	0.01
Percent of Occupational Standard	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.1	0.1	0.2	0.3	0.2
Percent of General Population Standard	0.0	0.0	0.0	0.0	0.0	0.1	0.1	0.1	0.1	0.1	0.1	0.1	0.1	0.4	0.3	1.1	1.4	1.0

Distance in feet below:

Antenna Type SBNHH-1D65B  
Max% 1.36%

Instructions:

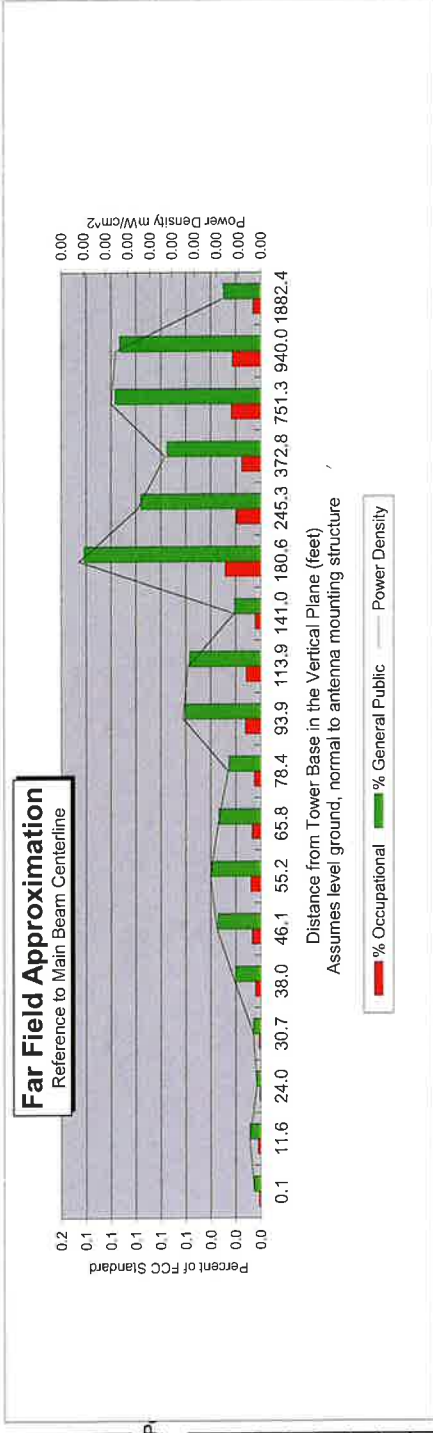
- 1) Fill in Site Location, Site number, Date, Name of Person Responsible for Data, and enter File Name to be saved as.
- 2) References to J4 refer to a point where the transmission line exits the equipment shelter and proceeds to the antenna(s). There is typically a connector located here where power measurements are made.
- 3) Enter Antenna Height (in feet to bottom of antenna), Antenna Gain (expressed as dBi, add 2.17 to dBd to obtain dBi), Antenna Size (vertical size in inches), Downtilt (in Degrees, enter zero if none), Feedline loss from J4 to Antenna, and J4 Power Density.
- 4) From manufacturer's plots, or data sheet, input Angle from mainbeam, and dB below mainbeam centerline.
- 5) Enter Reflection coefficient (2.56 would be typical, 1 for free space)
- 6) Spreadsheet calculates actual power density, then relates as Occupational or General Population percentage of FCC Standard.
- 7) An odd distance may be entered in the rightmost column of the lower table.

Far Field Approximation  
with downtilt variation

**Estimated Radiated Emission  
Single Emitter Far Field Model  
Dipole / Wire/ Yagi Antenna Types**



Location:	West Hartford West, CT
Site #:	
Date:	09/30/19
Name:	Mark Brauer
File Name:	West Hartford West, CT - FF P
Operating Freq. (MHz)	869.0
Antenna Height (ft):	68.7
Antenna Gain (dBi):	16.7
Antenna Size (in.):	72.0
Downtilt (degrees):	0.0
Feedline Loss (dB):	0.0
Power @ J4 (w):	60.0
Number of Channels	3



Calc. Angle	90.0	80.0	70.0	65.0	60.0	55.0	50.0	45.0	40.0	35.0	30.0	25.0	20.0	15.0	10.0	5.0	4.0	2.0
Solve for r, dx to antenna	65.7	66.7	69.9	72.5	75.9	80.2	85.8	93.0	102.3	114.6	131.5	155.5	192.2	254.0	378.5	754.2	942.3	1883.5
Distance from Antenna Structure Base in Horizontal plane	0.1	11.6	24.0	30.7	38.0	46.1	55.2	65.8	78.4	93.9	113.9	141.0	180.6	245.3	372.8	751.3	940.0	1882.4
Angle from Main Beam (reference to horizontal plane)	90	80	70	65	60	55	50	45	40	35	30	25	20	15	10	5	4	2
dB down from centerline (referenced to centerline)	36.76	34.35	38.52	35.34	29.54	26.8	25.59	25.63	25.99	21.21	20.29	23.24	13.03	12.3	9.92	2	0.2	0
Reflection Coefficient (1 to 4, 2.56 typical)	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56
Power Density (mW/cm²)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Percent of Occupational Standard	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
Percent of General Population Standard	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.1	0.1	0.0	0.1	0.1	0.1	0.1	0.1	0.0

Antenna Type LPA-80063-6CF  
Max% 0.14%

Instructions:

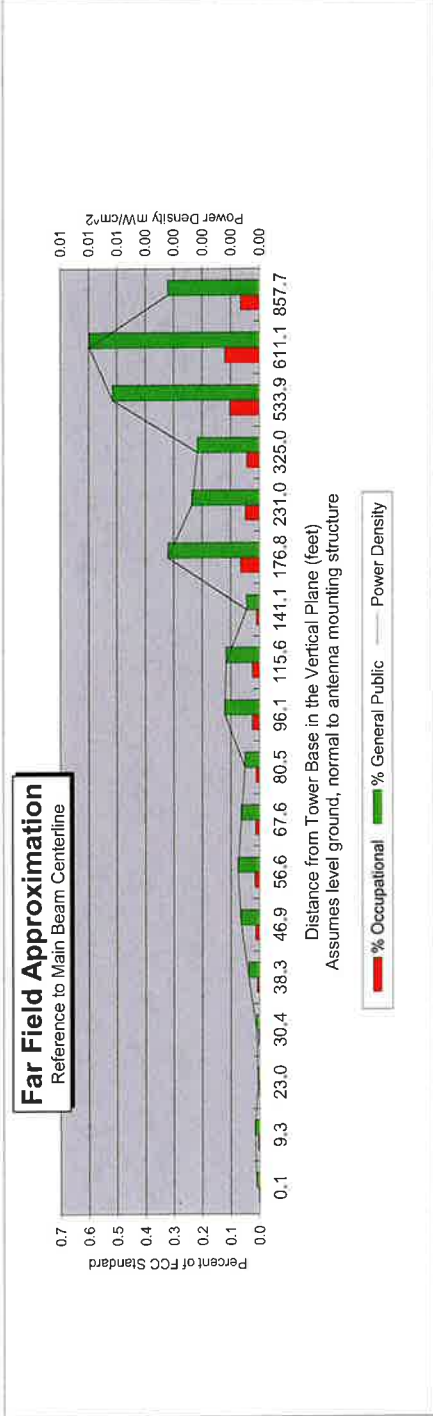
- 1) Fill in Site Location, Site number, Date, Name of Person Responsible for Date, and enter File Name to be saved as.
- 2) References to J4 refer to a point where the transmission line exits the equipment shelter and proceeds to the antenna(s). There is typically a connector located here where power measurements are made.
- 3) Enter Antenna Height (in feet to bottom of antenna), Antenna Gain (expressed as dBi, add 2.17 to dBi to obtain dBi), Antenna Size (vertical size in inches), Downtilt (in Degrees, enter zero if none), Feedline loss from J4 to Antenna, and J4 Power Density (mW/cm²).
- 4) From manufacturer's plots, or data sheet, input Angle from mainbeam and dB below mainbeam centerline.
- 5) Enter Reflection coefficient (2.56 would be typical, 1 for free space)
- 6) Spreadsheet calculates actual power density, then relates as Occupational or General Population percentage of FCC Standard.
- 7) An odd distance may be entered in the rightmost column of the lower table.

Far Field Approximation  
with downtilt variation

**Estimated Radiated Emission  
Single Emitter Far Field Model  
Dipole / Wire/ Yagi Antenna Types**



Location:	West Hartford West, CT
Site #:	
Date:	09/30/19
Name:	Mark Brauer
File Name:	West Hartford West, CT - FF P
Operating Freq. (MHz)	1970.0
Antenna Height (ft):	78.0
Antenna Gain (dBi):	18.3
Antenna Size (in.):	72.0
Downtilt (degrees):	3.0
Feedline Loss (dB):	0.0
Power @ J4 (w):	160.0
Number of Channels	1



Distance in feet below:

Calc. Angle	90.0	83.0	73.0	68.0	63.0	58.0	53.0	48.0	43.0	38.0	33.0	28.0	23.0	18.0	13.0	8.0	7.0	5.0
Solve for r. dx to antenna	75.0	75.6	78.4	80.9	84.2	88.5	93.9	101.0	110.0	121.9	137.8	159.8	192.0	242.8	333.6	539.2	615.7	861.0
Distance from Antenna Structure Base in Horizontal plane	0.1	9.3	23.0	30.4	38.3	46.9	56.6	67.6	80.5	96.1	115.6	141.1	176.8	231.0	325.0	533.9	611.1	857.7
Angle from Main Beam (reference to horizontal plane)	90	80	70	65	60	55	50	45	40	35	30	25	20	15	10	5	4	2
dB down from centerline (referenced to centerline)	36.76	34.35	38.52	35.34	29.54	26.8	25.59	25.63	25.99	21.21	20.29	23.24	13.03	12.3	9.92	2	0.2	0
Reflection Coefficient (1 to 4, 2.56 typical)	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56
Power Density (mW/cm^2)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.01	0.01	0.00
Percent of Occupational Standard	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.1	0.1	0.1
Percent of General Population Standard	0.0	0.0	0.0	0.0	0.0	0.1	0.1	0.1	0.0	0.1	0.1	0.0	0.3	0.2	0.2	0.5	0.6	0.3

Antenna Type SBNHH-1D65B  
Max% 0.60%

Instructions:

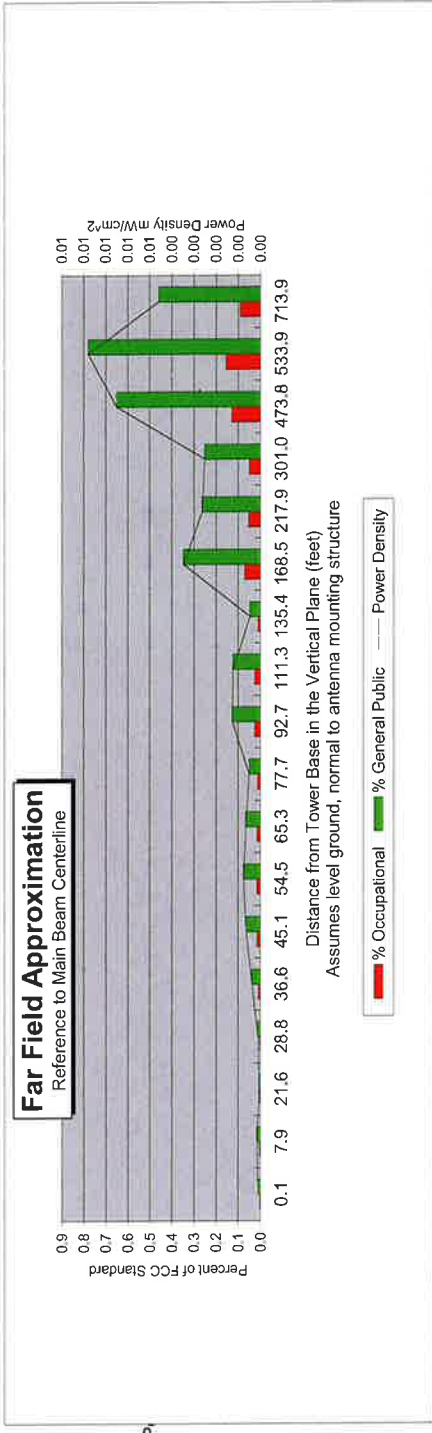
- 1) Fill in Site Location, Site number, Date, Name of Person Responsible for Date, and enter File Name to be saved as.
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- 3) Enter Antenna Height (in feet to bottom of antenna), Antenna Gain (expressed as dBi, add 2.17 to dBd to obtain dBi), Antenna Size (vertical size in inches), Downtilt (in Degrees, enter zero if none), Feedline loss from J4 to Antenna, and J4 Power.
- 4) From manufacturer's plots, or data sheet, input Angle from mainbeam and dB below mainbeam centerline.
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Far Field Approximation  
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Dipole / Wire/ Yagi Antenna Types**



Location:	West Hartford West, CT
Site #:	
Date:	09/30/19
Name:	Mark Brauer
File Name:	West Hartford West, CT - FF P
Operating Freq. (MHz)	2110.0
Antenna Height (ft):	78.0
Antenna Gain (dBi):	18.3
Antenna Size (in.):	72.0
Downtilt (degrees):	0.0
Feedline Loss (dB):	0.0
Power @ J4 (w):	160.0
Number of Channels	1



Calc. Angle	90.0	84.0	74.0	69.0	64.0	59.0	54.0	49.0	44.0	39.0	34.0	29.0	24.0	19.0	14.0	9.0	8.0	6.0
Solve for r, dx to antenna	75.0	75.4	78.0	80.4	83.5	87.5	92.7	99.4	108.0	119.2	134.2	154.8	184.5	230.5	310.2	479.7	539.2	717.9
Distance from Antenna Structure Base in Horizontal plane	0.1	7.9	21.6	28.8	36.6	45.1	54.5	65.3	77.7	92.7	111.3	135.4	168.5	217.9	301.0	473.8	533.9	713.9
Angle from Main Beam (reference to horizontal plane)	90	80	70	65	60	55	50	45	40	35	30	25	20	15	10	5	4	2
dB down from centerline (referenced to centerline)	36.76	34.35	38.52	35.34	29.54	26.8	25.59	25.63	25.99	21.21	20.29	23.24	13.03	12.3	9.92	2	0.2	0
Reflection Coefficient (1 to 4, 2.56 typical)	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56	2.56
Power Density (mW/cm²)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.01	0.01	0.00
Percent of Occupational Standard	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.1	0.1	0.2	0.1
Percent of General Population Standard	0.0	0.0	0.0	0.0	0.0	0.1	0.1	0.1	0.1	0.1	0.1	0.0	0.3	0.3	0.3	0.7	0.8	0.5

Antenna Type SBNHH-1D65B  
Max% 0.78%

Instructions:

- 1) Fill in Site Location, Site number, Date, Name of Person Responsible for Data, and enter File Name to be saved as.
- 2) References to J4 refer to a point where the transmission line exits the equipment shelter and proceeds to the antenna(s). There is typically a connector located here where power measurements are made.
- 3) Enter Antenna Height (in feet to bottom of antenna), Antenna Gain (expressed as dBi, add 2.17 to dBd to obtain dBi), Antenna Size (vertical size in inches), Downtilt (in Degrees, enter zero if none), Feedline loss from J4 to Antenna, and J4 Power Density (mW/cm²).
- 4) From manufacturer's plots, or data sheet, input Angle from mainbeam and dB below mainbeam centerline.
- 5) Enter Reflection coefficient (2.56 would be typical, 1 for free space)
- 6) Spreadsheet calculates actual power density, then relates as Occupational or General Population percentage of FCC Standard.
- 7) An odd distance may be entered in the rightmost column of the lower table.

# **ATTACHMENT 3**



Dewberry Engineers Inc. | 617.695.3400  
99 Summer Street, Suite 700 | 617.695.3310 fax  
Boston, MA 02110-1200 | www.dewberry.com

August 07, 2019

Verizon Wireless  
99 East River Drive  
East Hartford, CT 06108

**Re: W Hartford CT Relo  
139 North Main Street  
West Hartford, CT 06107**

To Whom It May Concern:

Verizon Wireless has proposed to replace six (6) existing Remote Radio Heads (RRHs) with six (6) new RRHs and install three (3) BSAMNT SBS-1-2 dual mounting brackets in the cupula at the site referenced above. Six (6) existing antennas (2 per sector) will be relocated to the three (3) dual mounting brackets (1 per sector). The proposed RRHs will be mounted on the existing pipe mounts vacated by the existing antennas.

Dewberry Engineers Inc. (Dewberry) has reviewed the antenna design sheets (dated 07/31/19) provided by Verizon Wireless and has determined that the existing structure has adequate capacity to support the proposed equipment configuration. Dewberry assumes that the new dual mounts, RRHs and associated equipment are installed per the latest Construction Drawings by Dewberry.

Our assessment is based on the assumption that the existing structure is in good condition and were constructed in conformance with all applicable state and local building codes. If, during construction, any damage, deterioration, and/or discrepancies are noticed, Dewberry is to be notified to assess any deviation from the assumed condition. Any alteration in equipment loading described above and on the associated plans will void any conclusions expressed herein and will require further analysis and design. No structural qualification is made or implied by this structural letter for existing structural members not supporting the proposed installation.

If you have any questions, please do not hesitate to call me at 617-531-0800.

Sincerely,  
**Dewberry Engineers Inc.**




Ben Revette, P.E.  
Senior Associate



# **ATTACHMENT 4**



Property Information	
Property ID	3836 1 137 0001
Location	137 NORTH MAIN STREET
Owner	AMERICAN SCHOOL FOR THE

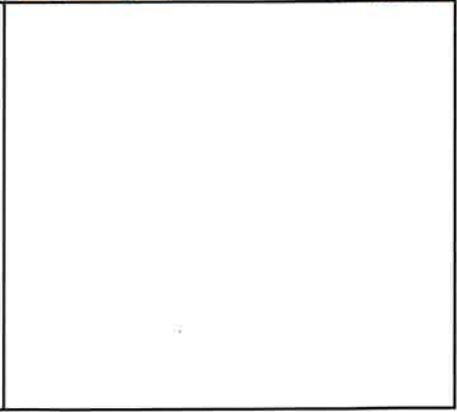


**WEST  
HARTFORD**

MAP FOR REFERENCE ONLY  
NOT A LEGAL DOCUMENT

Town of West Hartford, CT makes no claims and no warranties, expressed or implied, concerning the validity or accuracy of the GIS data presented on this map.

Geometry updated 8/1/2018  
Data updated Daily



# 137 NORTH MAIN STREET

**Location** 137 NORTH MAIN STREET

**Mblu** F7/ 3836/ 137/ /

**Parcel ID** 3836 1 137 0001

**Owner** AMERICAN SCHOOL FOR THE

**Assessment** \$27,608,280

**Appraisal** \$39,440,400

**Vision Id #** 20037

**Building Count** 16

## Current Value

Appraisal			
Valuation Year	Improvements	Land	Total
2018	\$32,777,000	\$6,663,400	\$39,440,400

Assessment			
Valuation Year	Improvements	Land	Total
2018	\$22,943,900	\$4,664,380	\$27,608,280

## Owner of Record

**Owner** AMERICAN SCHOOL FOR THE  
**Co-Owner** DEAF AT HARTFORD  
**Address** 139 NORTH MAIN STREET  
 WEST HARTFORD, CT 06107

**Sale Price** \$0  
**Certificate** 1  
**Book & Page** 382/ 423  
**Sale Date**  
**Instrument** U

## Ownership History

Ownership History					
Owner	Sale Price	Certificate	Book & Page	Instrument	Sale Date
AMERICAN SCHOOL FOR THE	\$0	1	382/ 423	U	
	\$0	1	343/ 43	U	
	\$0	1	38/ 59	U	

## Building Information

### Building 1 : Section 1

**Year Built:** 2013  
**Living Area:** 60,992  
**Replacement Cost:** \$20,767,320  
**Building Percent** 97  
**Good:**

**Replacement Cost**

**Less Depreciation:** \$20,144,300

**Building Attributes**

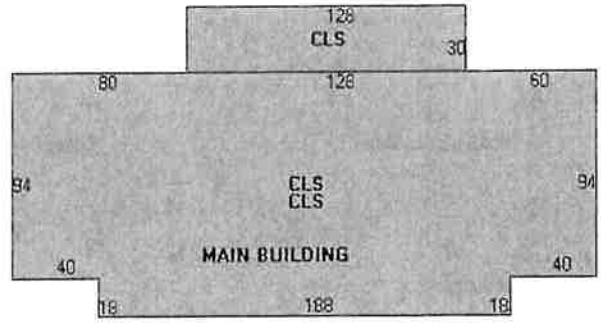
Field	Description
STYLE	Classroom Bldg
MODEL	Comm/Ind
Grade	A 1.50
Stories:	2
Occupancy	1
Exterior Wall 1	Brick
Exterior Wall 2	
Roof Structure	
Roof Cover	
Interior Wall 1	
Interior Wall 2	
Floor Type	
Floor Cover	
Heating Fuel	
Heating Type	
AC Type	
As Built Use	
Bldg Use	Exempt Commercial
# of Bedrooms	
Total Baths	
Type	
Wet Sprinkler	
Dry Sprinkler	
1st Floor Use:	
Class	
Frame Type	Rigid Steel
Plumbing	
Ceiling	
Group	
Wall Height	10
Adjustment	

**Building Photo**



(<http://images.vgsi.com/photos/WestHartfordCTPhotos/\00\02\01>)

**Building Layout**



(<http://images.vgsi.com/photos/WestHartfordCTPhotos//Sketches>)

Building Sub-Areas (sq ft)			Legend
Code	Description	Gross Area	Living Area
CLS	CLASS ROOM BLDG	60,992	60,992
		60,992	60,992

**Building 2 : Section 1**

**Year Built:** 1951  
**Living Area:** 1,022  
**Replacement Cost:** \$163,783  
**Building Percent Good:** 57

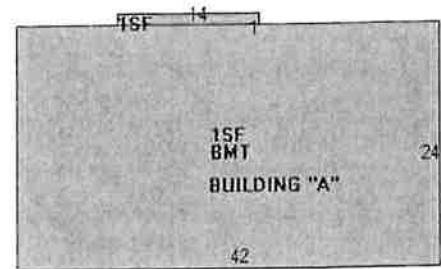
**Replacement Cost**  
**Less Depreciation:** \$93,400

**Building Photo**



(<http://images.vgsi.com/photos/WestHartfordCTPhotos//\00\02\0>;

**Building Layout**



(<http://images.vgsi.com/photos/WestHartfordCTPhotos//Sketches>

Building Sub-Areas (sq ft)			Legend
Code	Description	Gross Area	Living Area
1SF	1 STORY	1,022	1,022
BMT	BSMT UNFIN RES	1,008	0
		2,030	1,022

Building Attributes : Bldg 2 of 16	
Field	Description
Style	Ranch
Model	Residential
Stories	1.0
Occupancy	1
Exterior Wall 1	Brick
Exterior Wall 2	
Roof Structure	Typical
Roof Cover	Typical
Interior Wall 1	Typical
Interior Wall 2	
Interior Flr 1	Typical
Interior Flr 2	
Heat Fuel	Oil
Heat Type:	Hot Water
AC Type:	No
# of Bedrooms	3
Full Bthrms:	1
Half Baths:	0
Extra Fixtures	0
Total Rooms:	6
Bath Style:	Typical
Kitchen Style:	Original
Extra Kitchens	
Fireplaces	1
Prefab Fpl(s)	
Bsmt Egress	
Foundation	Conc Per Piers
Bsmt Garage(s)	None
Fin Bsmt/RRm	
Bsmt Rec Rm	
FBLA	
Attic Access	03
Dormer LF	

**Building 3 : Section 1**

**Year Built:** 1951  
**Living Area:** 1,202

**Replacement Cost:** \$180,475  
**Building Percent Good:** 57  
**Replacement Cost Less Depreciation:** \$102,900

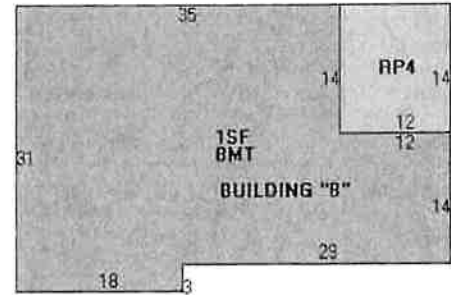
**Building Photo**



(<http://images.vgsi.com/photos/WestHartfordCTPhotos//\00\02\0>)

Building Attributes : Bldg 3 of 16	
Field	Description
Style	Ranch
Model	Residential
Stories	1.0
Occupancy	1
Exterior Wall 1	Brick
Exterior Wall 2	
Roof Structure	Typical
Roof Cover	Typical
Interior Wall 1	Typical
Interior Wall 2	
Interior Flr 1	Typical
Interior Flr 2	
Heat Fuel	Oil
Heat Type:	Hot Water
AC Type:	No
# of Bedrooms	3
Full Bthrms:	1
Half Baths:	0
Extra Fixtures	0
Total Rooms:	6
Bath Style:	Typical
Kitchen Style:	Typical
Extra Kitchens	
Fireplaces	1
Prefab Fpl(s)	
Bsmt Egress	
Foundation	Conc Per Piers
Bsmt Garage(s)	None
Fin Bsmt/RRm	
Bsmt Rec Rm	
FBLA	
Attic Access	03
Dormer LF	

**Building Layout**



(<http://images.vgsi.com/photos/WestHartfordCTPhotos//Sketches>)

Building Sub-Areas (sq ft)			Legend
Code	Description	Gross Area	Living Area
1SF	1 STORY	1,202	1,202
BMT	BSMT UNFIN RES	1,202	0
RP4	ENCLOSED PORCH	168	0
		2,572	1,202

**Building 4 : Section 1**

**Year Built:** 1952  
**Living Area:** 1,046  
**Replacement Cost:** \$177,662  
**Building Percent Good:** 57  
**Replacement Cost Less Depreciation:** \$101,300

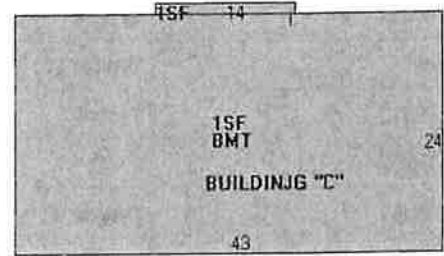
**Building Photo**



(http://images.vgsi.com/photos/WestHartfordCTPhotos//\00\02\;

Building Attributes : Bldg 4 of 16	
Field	Description
Style	Ranch
Model	Residential
Stories	1.0
Occupancy	1
Exterior Wall 1	Brick
Exterior Wall 2	
Roof Structure	Typical
Roof Cover	Typical
Interior Wall 1	Typical
Interior Wall 2	
Interior Flr 1	Typical
Interior Flr 2	
Heat Fuel	Oil
Heat Type:	Hot Water
AC Type:	No
# of Bedrooms	2
Full Bthrms:	1
Half Baths:	0
Extra Fixtures	0
Total Rooms:	6
Bath Style:	Typical
Kitchen Style:	Typical
Extra Kitchens	
Fireplaces	1
Prefab Fpl(s)	
Bsmt Egress	
Foundation	Conc Per Piers
Bsmt Garage(s)	None
Fin Bsmt/RRm	
Bsmt Rec Rm	
FBLA	

**Building Layout**



(http://images.vgsi.com/photos/WestHartfordCTPhotos//Sketches/

Building Sub-Areas (sq ft)			Legend
Code	Description	Gross Area	Living Area
1SF	1 STORY	1,046	1,046
BMT	BSMT UNFIN RES	1,032	0
		2,078	1,046

Attic Access	03
Dormer LF	

**Building 5 : Section 1**

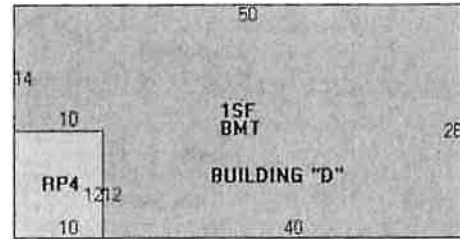
**Year Built:** 1952  
**Living Area:** 1,180  
**Replacement Cost:** \$177,210  
**Building Percent Good:** 57  
**Replacement Cost Less Depreciation:** \$101,000

**Building Photo**



(<http://images.vgsi.com/photos/WestHartfordCTPhotos//\00\02>);

**Building Layout**



(<http://images.vgsi.com/photos/WestHartfordCTPhotos//Sketches>);

Building Attributes : Bldg 5 of 16	
Field	Description
Style	Ranch
Model	Residential
Stories	1.0
Occupancy	1
Exterior Wall 1	Brick
Exterior Wall 2	
Roof Structure	Typical
Roof Cover	Typical
Interior Wall 1	Typical
Interior Wall 2	
Interior Flr 1	Typical
Interior Flr 2	
Heat Fuel	Oil
Heat Type:	Hot Water
AC Type:	No
# of Bedrooms	2
Full Bthrms:	1
Half Baths:	0
Extra Fixtures	0
Total Rooms:	6
Bath Style:	Typical
Kitchen Style:	Original
Extra Kitchens	
Fireplaces	1
Prefab Fpl(s)	
Bsmt Egress	
Foundation	Conc Per Piers
Bsmt Garage(s)	None
Fin Bsmt/RRm	

Building Sub-Areas (sq ft)			Legend
Code	Description	Gross Area	Living Area
1SF	1 STORY	1,180	1,180
BMT	BSMT UNFIN RES	1,180	0
RP4	ENCLOSED PORCH	120	0
		2,480	1,180



Bsmt Rec Rm	
FBLA	
Attic Access	03
Dormer LF	

**Building 6 : Section 1**

**Year Built:** 1952  
**Living Area:** 1,180  
**Replacement Cost:** \$209,425  
**Building Percent Good:** 57  
**Replacement Cost Less Depreciation:** \$119,400

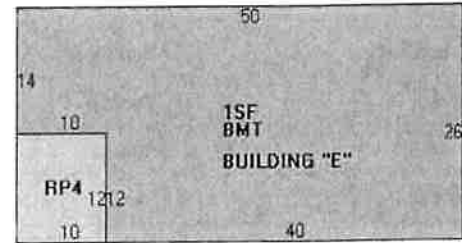
Building Attributes : Bldg 6 of 16	
Field	Description
Style	Ranch
Model	Residential
Stories	1
Occupancy	1
Exterior Wall 1	Brick
Exterior Wall 2	
Roof Structure	Typical
Roof Cover	Typical
Interior Wall 1	Typical
Interior Wall 2	
Interior Flr 1	Typical
Interior Flr 2	
Heat Fuel	Gas/LP
Heat Type:	Hot Water
AC Type:	No
# of Bedrooms	4
Full Bthrms:	3
Half Baths:	1
Extra Fixtures	0
Total Rooms:	10
Bath Style:	Typical
Kitchen Style:	Typical
Extra Kitchens	
Fireplaces	3
Prefab Fpl(s)	
Bsmt Egress	
Foundation	Conc Per Piers

**Building Photo**



(<http://images.vgsi.com/photos/WestHartfordCTPhotos//\00\02\>)

**Building Layout**



(<http://images.vgsi.com/photos/WestHartfordCTPhotos//Sketches/>)

Building Sub-Areas (sq ft)			Legend
Code	Description	Gross Area	Living Area
1SF	1 STORY	1,180	1,180
BMT	BSMT UNFIN RES	1,180	0
RP4	ENCLOSED PORCH	120	0
		2,480	1,180

Bsmt Garage(s)	None
Fin Bsmt/RRm	
Bsmt Rec Rm	
FBLA	
Attic Access	03
Dormer LF	

**Building 7 : Section 1**

**Year Built:** 1927  
**Living Area:** 3,626  
**Replacement Cost:** \$495,799  
**Building Percent Good:** 50  
**Replacement Cost Less Depreciation:** \$247,900

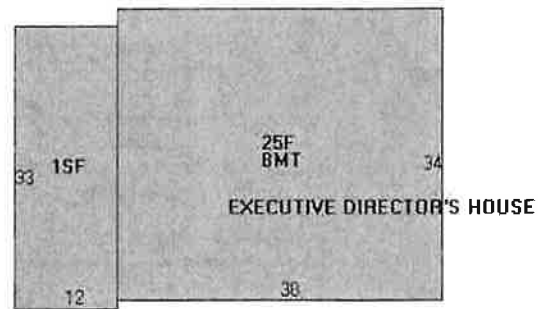
Building Attributes : Bldg 7 of 16	
Field	Description
Style	Colonial
Model	Residential
Stories	2
Occupancy	1
Exterior Wall 1	Brick
Exterior Wall 2	
Roof Structure	Typical
Roof Cover	Typical
Interior Wall 1	Typical
Interior Wall 2	
Interior Flr 1	
Interior Flr 2	
Heat Fuel	Gas/LP
Heat Type:	Hot Water
AC Type:	
# of Bedrooms	4
Full Bthrms:	3
Half Baths:	1
Extra Fixtures	0
Total Rooms:	10
Bath Style:	Typical
Kitchen Style:	Typical
Extra Kitchens	
Fireplaces	1
Prefab Fpl(s)	

**Building Photo**



(<http://images.vgsi.com/photos/WestHartfordCTPhotos//\00\02\0>)

**Building Layout**



(<http://images.vgsi.com/photos/WestHartfordCTPhotos//Sketches>)

Building Sub-Areas (sq ft)			Legend
Code	Description	Gross Area	Living Area
25F	2.5 STORY FINISHED	1,292	3,230
1SF	1 STORY	396	396
BMT	BSMT UNFIN RES	1,292	0
		2,980	3,626

Bsmt Egress	
Foundation	Conc Per Piers
Bsmt Garage(s)	
Fin Bsmt/RRm	
Bsmt Rec Rm	
FBLA	
Attic Access	
Dormer LF	

**Building 8 : Section 1**

**Year Built:** 1970  
**Living Area:** 9,480  
**Replacement Cost:** \$1,303,385  
**Building Percent Good:** 64  
**Replacement Cost Less Depreciation:** \$834,200

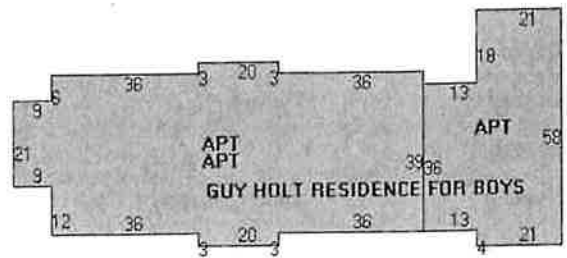
**Building Photo**



(<http://images.vgsi.com/photos/WestHartfordCTPhotos//\00\02\02>)

Building Attributes : Bldg 8 of 16	
Field	Description
STYLE	Dormitory
MODEL	Comm/Ind
Grade	B 1.00
Stories:	2
Occupancy	
Exterior Wall 1	Brick
Exterior Wall 2	
Roof Structure	Gable
Roof Cover	Comp - Shingle
Interior Wall 1	Typical
Interior Wall 2	
Floor Type	Reinf Concrete
Floor Cover	Asphalt
Heating Fuel	Typical
Heating Type	Steam Boiler
AC Type	None
As Built Use	SPE
Bldg Use	Exempt Commercial
# of Bedrooms	
Total Baths	
Type	01
Wet Sprinkler	
Dry Sprinkler	

**Building Layout**



(<http://images.vgsi.com/photos/WestHartfordCTPhotos//Sketches>)

Building Sub-Areas (sq ft)			Legend
Code	Description	Gross Area	Living Area
APT	APARTMENT	9,480	9,480
		9,480	9,480

1st Floor Use:	
Class	Class B
Frame Type	Masonry
Plumbing	LIGHT
Ceiling	Plaster
Group	SCH
Wall Height	10
Adjustment	

**Building 9 : Section 1**

**Year Built:** 1970  
**Living Area:** 9,480  
**Replacement Cost:** \$1,303,385  
**Building Percent Good:** 64  
**Replacement Cost Less Depreciation:** \$834,200

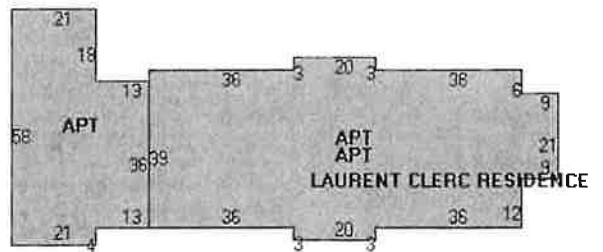
**Building Photo**



(<http://images.vgsi.com/photos/WestHartfordCTPhotos//\00\02\>)

Building Attributes : Bldg 9 of 16	
Field	Description
STYLE	Dormitory
MODEL	Comm/Ind
Grade	B 1.00
Stories:	2
Occupancy	
Exterior Wall 1	Brick
Exterior Wall 2	
Roof Structure	Gable
Roof Cover	Comp - Shingle
Interior Wall 1	Typical
Interior Wall 2	
Floor Type	Reinf Concrete
Floor Cover	Asphalt
Heating Fuel	Typical
Heating Type	Steam Boiler
AC Type	None
As Built Use	SPE
Bldg Use	Exempt Commercial
# of Bedrooms	
Total Baths	
Type	01
Wet Sprinkler	
Dry Sprinkler	

**Building Layout**



(<http://images.vgsi.com/photos/WestHartfordCTPhotos//Sketches>)

Building Sub-Areas (sq ft)			Legend
Code	Description	Gross Area	Living Area
APT	APARTMENT	9,480	9,480
		9,480	9,480

1st Floor Use:	
Class	Class B
Frame Type	Masonry
Plumbing	LIGHT
Ceiling	Plaster
Group	SCH
Wall Height	11
Adjustment	

**Building 10 : Section 1**

**Year Built:** 1951  
**Living Area:** 9,020  
**Replacement Cost:** \$1,974,343  
**Building Percent Good:** 58  
**Replacement Cost Less Depreciation:** \$1,145,100

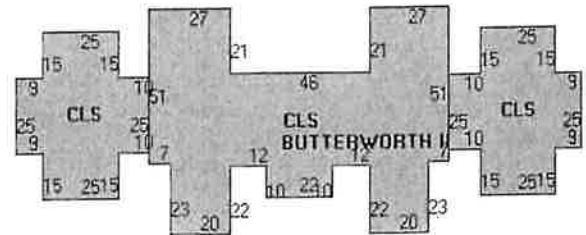
**Building Photo**



(<http://images.vgsi.com/photos/WestHartfordCTPhotos//\00\02\>)

Building Attributes : Bldg 10 of 16	
Field	Description
STYLE	Classroom
MODEL	Comm/Ind
Grade	B 1.00
Stories:	1
Occupancy	
Exterior Wall 1	Concrete Block
Exterior Wall 2	Brick Veneer
Roof Structure	Flat
Roof Cover	Built Up
Interior Wall 1	Typical
Interior Wall 2	
Floor Type	Concrete Slab
Floor Cover	Asphalt
Heating Fuel	Typical
Heating Type	Steam Boiler
AC Type	None
As Built Use	SPE
Bldg Use	Exempt Commercial
# of Bedrooms	
Total Baths	
Type	01
Wet Sprinkler	
Dry Sprinkler	

**Building Layout**



(<http://images.vgsi.com/photos/WestHartfordCTPhotos//Sketches>)

Building Sub-Areas (sq ft)		Legend	
Code	Description	Gross Area	Living Area
CLS	CLASS ROOM BLDG	9,020	9,020
		9,020	9,020

1st Floor Use:	
Class	Class B
Frame Type	Rigid Steel
Plumbing	LIGHT
Ceiling	Plaster
Group	SCH
Wall Height	11
Adjustment	

**Building 11 : Section 1**

**Year Built:** 2015  
**Living Area:** 900  
**Replacement Cost:** \$255,793  
**Building Percent Good:** 99  
**Replacement Cost Less Depreciation:** \$700,000

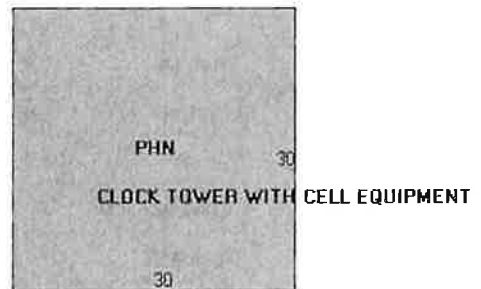
**Building Photo**



(<http://images.vgsi.com/photos/WestHartfordCTPhotos//\00\02>);

Building Attributes : Bldg 11 of 16	
Field	Description
STYLE	Telephone Exchange
MODEL	Comm/Ind
Grade	A 1.50
Stories:	2
Occupancy	
Exterior Wall 1	Brick
Exterior Wall 2	
Roof Structure	Other
Roof Cover	
Interior Wall 1	Typical
Interior Wall 2	
Floor Type	Typical
Floor Cover	Typical
Heating Fuel	Typical
Heating Type	No Data
AC Type	None
As Built Use	
Bldg Use	Commercial
# of Bedrooms	
Total Baths	
Type	01
Wet Sprinkler	
Dry Sprinkler	

**Building Layout**



(<http://images.vgsi.com/photos/WestHartfordCTPhotos//Sketches>);

Building Sub-Areas (sq ft)			Legend
Code	Description	Gross Area	Living Area
PHN	TELEPHONE EXCHANGE	900	900
		900	900

1st Floor Use:	
Class	Class B
Frame Type	Masonry
Plumbing	AVERAGE
Ceiling	None
Group	
Wall Height	20
Adjustment	

**Building 12 : Section 1**

**Year Built:** 1967  
**Living Area:** 17,370  
**Replacement Cost:** \$3,393,684  
**Building Percent Good:** 63  
**Replacement Cost Less Depreciation:** \$2,138,000

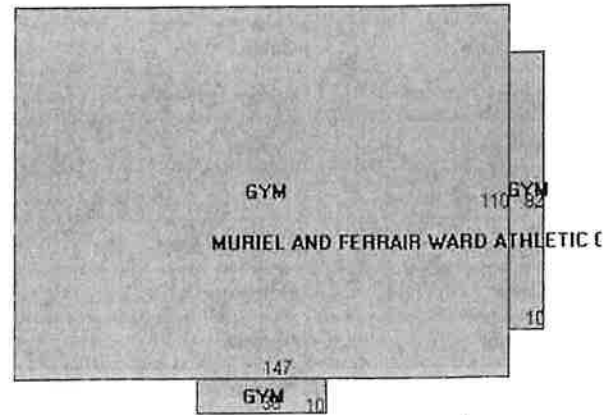
Building Attributes : Bldg 12 of 16	
Field	Description
STYLE	Gymnasium Bldg
MODEL	Comm/Ind
Grade	B 1.00
Stories:	1
Occupancy	
Exterior Wall 1	Concrete Block
Exterior Wall 2	Brick Veneer
Roof Structure	Flat
Roof Cover	Built Up
Interior Wall 1	Typical
Interior Wall 2	
Floor Type	Concrete Slab
Floor Cover	Soft Wood
Heating Fuel	Typical
Heating Type	Steam Boiler
AC Type	None
As Built Use	GYM
Bldg Use	Exempt Commercial
# of Bedrooms	
Total Baths	
Type	01
Wet Sprinkler	
Dry Sprinkler	

**Building Photo**



(http://images.vgsi.com/photos/WestHartfordCTPhotos//\00\02\;

**Building Layout**



(http://images.vgsi.com/photos/WestHartfordCTPhotos//Sketches/

Building Sub-Areas (sq ft)			Legend
Code	Description	Gross Area	Living Area
GYM	GYMNASIUM BLDG	17,370	17,370
		17,370	17,370

<b>1st Floor Use:</b>	
Class	Class B
Frame Type	Rigid Steel
Plumbing	LIGHT
Ceiling	Not Applicable
Group	SCH
Wall Height	28
Adjustment	

**Building 13 : Section 1**

**Year Built:** 1922  
**Living Area:** 12,184  
**Replacement Cost:** \$2,380,463  
**Building Percent Good:** 58  
**Replacement Cost Less Depreciation:** \$1,380,700

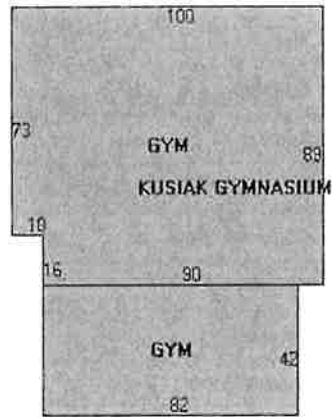
<b>Building Attributes : Bldg 13 of 16</b>	
<b>Field</b>	<b>Description</b>
STYLE	Gymnasium Bldg
MODEL	Comm/Ind
Grade	B 1.00
Stories:	1
Occupancy	
Exterior Wall 1	Brick
Exterior Wall 2	
Roof Structure	Gable
Roof Cover	Comp - Shingle
Interior Wall 1	Typical
Interior Wall 2	
Floor Type	Concrete Slab
Floor Cover	Hardwood
Heating Fuel	Typical
Heating Type	Steam - No Blr
AC Type	None
As Built Use	GYM
Bldg Use	Exempt Commercial
# of Bedrooms	
Total Baths	
Type	01
Wet Sprinkler	
Dry Sprinkler	

**Building Photo**



(<http://images.vgsi.com/photos/WestHartfordCTPhotos//\00\02\0>)

**Building Layout**



(<http://images.vgsi.com/photos/WestHartfordCTPhotos//Sketches>)

<b>Building Sub-Areas (sq ft)</b>			<b>Legend</b>
<b>Code</b>	<b>Description</b>	<b>Gross Area</b>	<b>Living Area</b>
GYM	GYMNASIUM BLDG	12,184	12,184
		12,184	12,184



1st Floor Use:	
Class	Class B
Frame Type	Masonry
Plumbing	LIGHT
Ceiling	Not Applicable
Group	SCH
Wall Height	25
Adjustment	

**Building 14 : Section 1**

**Year Built:** 1956  
**Living Area:** 4,208  
**Replacement Cost:** \$242,406  
**Building Percent Good:** 60  
**Replacement Cost Less Depreciation:** \$145,400

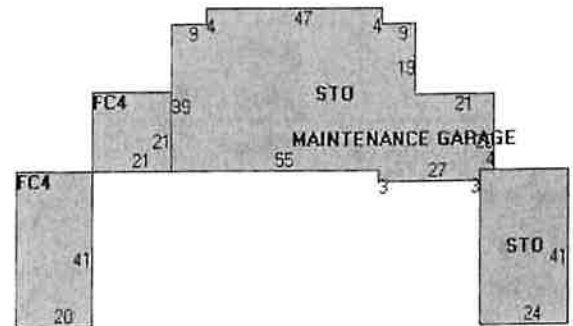
Building Attributes : Bldg 14 of 16	
Field	Description
STYLE	Garage, Storage
MODEL	Comm/Ind
Grade	C 1.00
Stories:	1
Occupancy	
Exterior Wall 1	Brick w/Frame
Exterior Wall 2	
Roof Structure	Flat
Roof Cover	Built Up
Interior Wall 1	Typical
Interior Wall 2	
Floor Type	Concrete Slab
Floor Cover	Asphalt
Heating Fuel	Typical
Heating Type	Steam Boiler
AC Type	None
As Built Use	SPE
Bldg Use	Exempt Commercial
# of Bedrooms	
Total Baths	
Type	01
Wet Sprinkler	
Dry Sprinkler	

**Building Photo**



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**Building Layout**



(<http://images.vgsi.com/photos/WestHartfordCTPhotos//Sketches>)

Building Sub-Areas (sq ft)			Legend
Code	Description	Gross Area	Living Area
STO	STORAGE AREA MIXED	4,208	4,208
FC4	FIN METAL SHED	1,261	0
		5,469	4,208

1st Floor Use:	
Class	Class C
Frame Type	Masonry
Plumbing	LIGHT
Ceiling	Drywall
Group	SCH
Wall Height	12
Adjustment	

**Building 15 : Section 1**

**Year Built:** 1959  
**Living Area:** 2,001  
**Replacement Cost:** \$211,854  
**Building Percent Good:** 41  
**Replacement Cost Less Depreciation:** \$86,900

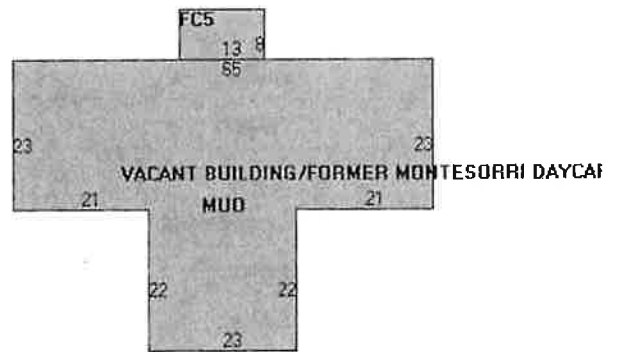
**Building Photo**



(<http://images.vgsi.com/photos/WestHartfordCTPhotos//\00\02\0>)

Building Attributes : Bldg 15 of 16	
Field	Description
STYLE	Classroom
MODEL	Comm/Ind
Grade	C 1.00
Stories:	1
Occupancy	
Exterior Wall 1	Wood Siding
Exterior Wall 2	
Roof Structure	Gable
Roof Cover	Comp - Shingle
Interior Wall 1	Typical
Interior Wall 2	
Floor Type	Concrete Slab
Floor Cover	Carpet
Heating Fuel	Typical
Heating Type	Forced Hot Air
AC Type	Central - Zone
As Built Use	SPE
Bldg Use	Exempt Commercial
# of Bedrooms	
Total Baths	
Type	01
Wet Sprinkler	
Dry Sprinkler	

**Building Layout**



(<http://images.vgsi.com/photos/WestHartfordCTPhotos//Sketches>)

Building Sub-Areas (sq ft)			Legend
Code	Description	Gross Area	Living Area
MUO	MULTI USE OFFICE	2,001	2,001
FC5	CONCRETE BLK SHED	104	0
		2,105	2,001

1st Floor Use:	
Class	Class C
Frame Type	Wood Frame
Plumbing	LIGHT
Ceiling	Drywall
Group	SCH
Wall Height	11
Adjustment	

**Building 16 : Section 1**

**Year Built:** 1955  
**Living Area:** 36,186  
**Replacement Cost:** \$7,768,208  
**Building Percent Good:** 59  
**Replacement Cost Less Depreciation:** \$4,583,200

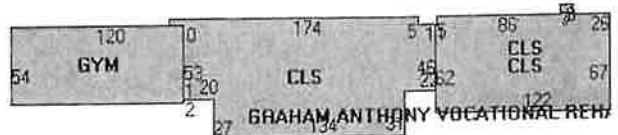
Building Attributes : Bldg 16 of 16	
Field	Description
STYLE	Classroom
MODEL	Comm/Ind
Grade	B 1.00
Stories:	2
Occupancy	
Exterior Wall 1	Concrete Block
Exterior Wall 2	Brick Veneer
Roof Structure	Flat
Roof Cover	Built Up
Interior Wall 1	Typical
Interior Wall 2	
Floor Type	Concrete Slab
Floor Cover	Asphalt
Heating Fuel	Typical
Heating Type	Steam Boiler
AC Type	None
As Built Use	SPE
Bldg Use	Exempt Commercial
# of Bedrooms	
Total Baths	
Type	01
Wet Sprinkler	
Dry Sprinkler	

**Building Photo**



(<http://images.vgsi.com/photos/WestHartfordCTPhotos/\00\02\0>)

**Building Layout**



(<http://images.vgsi.com/photos/WestHartfordCTPhotos//Sketches/>)

Building Sub-Areas (sq ft)			Legend
Code	Description	Gross Area	Living Area
CLS	CLASS ROOM BLDG	29,706	29,706
GYM	GYMNASIUM BLDG	6,480	6,480
		36,186	36,186

1st Floor Use:	
Class	Class C
Frame Type	Rigid Steel
Plumbing	LIGHT
Ceiling	Drywall
Group	SCH
Wall Height	9
Adjustment	

**Extra Features**

Extra Features				Legend
Code	Description	Size	Value	Bldg #
RP4	Enclosed Porch	120 SF	\$2,600	5
RP4	Enclosed Porch	120 SF	\$2,600	6
RP4	Enclosed Porch	168 SF	\$3,300	3

**Land**

**Land Use**

**Use Code** 902  
**Description** Exempt Commercial  
**Zone** R-10  
**Neighborhood**  
**Alt Land Appr** No  
**Category**

**Land Line Valuation**

**Size (Acres)** 28.35  
**Frontage**  
**Depth**  
**Assessed Value** \$4,664,380  
**Appraised Value** \$6,663,400

**Outbuildings**

Outbuildings						Legend
Code	Description	Sub Code	Sub Description	Size	Value	Bldg #
RG4	Garage 1.0 Story Detached			420 SF	\$10,600	7

**Valuation History**

Appraisal			
Valuation Year	Improvements	Land	Total
2018	\$32,777,000	\$6,663,400	\$39,440,400
2017	\$32,777,000	\$6,663,400	\$39,440,400
2016	\$32,777,000	\$6,663,400	\$39,440,400

Assessment			
Valuation Year	Improvements	Land	Total
2018	\$22,943,900	\$4,664,380	\$27,608,280

2017	\$22,943,900	\$4,664,380	\$27,608,280
2016	\$22,943,900	\$4,664,380	\$27,608,280

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# **ATTACHMENT 5**



**Certificate of Mailing — Firm**

Name and Address of Sender  
**Kenneth C. Baldwin, Esq.  
Robinson & Cole LLP  
280 Trumbull Street  
Hartford, CT 06103**

**Affix Stamp Here  
Postmark with Date of Receipt.**

neopost<sup>®</sup>  
10/06/2019  
**US POSTAGE \$002.79<sup>0</sup>**  
  
ZIP 06103  
041L12209937

TOTAL NO. of Pieces Listed by Sender  
**3**

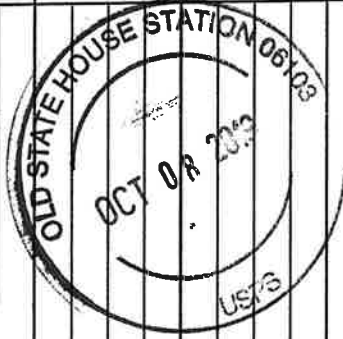
TOTAL NO. of Pieces Received at Post Office™  
**3**

Postmaster, per (name of receiving employee)  
**[Signature]**

Address  
(Name, Street, City, State, and ZIP Code™)  
**Shari Cantor, Mayor  
Town of West Hartford  
50 South Main Street  
West Hartford, CT 06107**

Address  
(Name, Street, City, State, and ZIP Code™)  
**Todd Dumais, Town Planner  
Town of West Hartford  
50 South Main Street  
West Hartford, CT 06107**

USPS® Tracking Number Firm-specific Identifier	Address (Name, Street, City, State, and ZIP Code™)	Postage	Fee	Special Handling	Parcel Airlift
1.	Shari Cantor, Mayor Town of West Hartford 50 South Main Street West Hartford, CT 06107				
2.	Todd Dumais, Town Planner Town of West Hartford 50 South Main Street West Hartford, CT 06107				
3.	American School for the Deaf 139 North Main Street West Hartford, CT 06107				
4.					
5.					
6.					



**[Signature]**

*West Hartford West Relo*