Alex Murshteyn, Site Acquisition Consultant
c/o Cellco Partnership d/b/a Verizon Wireless
Centerline Communications, LLC
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Raynham, MA 02767
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AMurshteyn@centerlinecommunications.com

January 18, 2018

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

RE: Notice of Exempt Modification // Site: Westport 2 CT (ATC: 310968)
180(A) Bayberry Lane, Westport, CT 06880
N 41.17166 // W 73.3286

Dear Ms. Bachman:

Cellco Partnership d/b/a Verizon Wireless currently maintains 9 antennas at the 110-foot mount on the existing 140-foot monopole tower, located at 180 (aka 180A) Bayberry Lane, Westport, CT. The tower is owned by American Tower. The property is owned by the Town of Westport. The Council approved Verizon Wireless use of the existing tower in 1998. Verizon Wireless now intends remove six (6) of its antennas and replace with six (6) JAHH-65B-R3B models installed in pairs on side-by-side mounts (1900/2100 MHz) as replacements for its AWS/LTE upgrade, all at the same level on the tower. Additionally, Verizon Wireless will remove three (3) and replace with nine new (9) remote radio head units (RRHs); altogether updating certain leased equipment rights, as reflected by the final configuration outlined in the structural analysis and proposed hereby.

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.C.S.A. § 16-50j-73, a copy of this letter is being sent to Jim Marpe, First Selectman for the Town of Westport, which is also the owner of the property, its Planning and Zoning Director Mary Young and American Tower, the tower 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). Enclosed to accommodate this filing are specifications for all new and replacement Verizon Wireless equipment, a structural analysis dated October 3, 2018 by A.T. Engineering Service, PLLC and radio frequency (RF) analysis table showing worst-case RF emission calculation by Verizon Wireless RF Design Engineering.

1. The proposed modifications will not result in an increase in the height of the existing structure. Verizon Wireless replacement antennas and all RRHs will be installed on its existing antenna platform at the 110-foot level on the tower.

2. The proposed modifications 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 operation of the new antennas will not increase radio frequency emissions at the facility to a level at or above the Federal Communications 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, as shown in the attached structural analysis by A.T. Engineering Service, PLLC, dated October 3, 2018.

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

Sincerely,

Alex Murshteyn, Site Acquisition Consultant
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Centerline Communications, LLC
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Raynham, MA 02767
Mobile: (508) 821-0159
AMurshteyn@centerlinecommunications.com

Attachments

cc: Jim Marpe, First Selectman - 1Z9Y45030302131761
Mary Young, Planning and Zoning Director - as P&Z official - 1Z9Y45030308486770
American Tower Corporation - as tower owner - 1Z9Y45030308486770
Town of Westport - as property owner - same as above

Product Specifications

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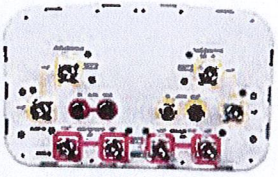

JAHH-65B-R3B

8-port sector antenna, 2x 698–787, 2x 824–894 and 4x 1695–2360 MHz, 65° HPBW, 3x RET and low bands have diplexers. Internal SBT's on first LB(Port 1) and first HB (Port 5).

- Internal SBT on low and high band allow remote RET control from the radio over the RF jumper cable
- One RET for 700MHz, one RET for 850MHz, and one RET for both high bands to ensure same tilt level for 4x Rx or 4x MIMO
- Internal filter on low band and interleaved dipole technology providing for attractive, low wind load mechanical package
- Separate RS-485 RET input/output for low and high band

Electrical Specifications

Frequency Band, MHz	698–787	824–894	1695–1880	1850–1990	1920–2200	2300–2360
Gain, dBi	14.5	15.8	18.0	18.4	18.5	18.8
Beamwidth, Horizontal, degrees	67	65	63	63	65	68
Beamwidth, Vertical, degrees	12.4	10.5	5.7	5.2	4.9	4.4
Beam Tilt, degrees	2–14	2–14	0–10	0–10	0–10	0–10
USLS (First Lobe), dB	18	18	20	20	21	23
Front-to-Back Ratio at 180°, dB	32	34	31	35	36	38
Isolation, dB	25	25	25	25	25	25
Isolation, Intersystem, dB	30	30	30	30	30	30
VSWR | Return Loss, dB	1.5 | 14.0	1.5 | 14.0	1.5 | 14.0	1.5 | 14.0	1.5 | 14.0	1.5 | 14.0
PIM, 3rd Order, 2 x 20 W, dBc	-153	-153	-153	-153	-153	-153
Input Power per Port, maximum, watts	350	350	350	350	350	300
Polarization	±45°	±45°	±45°	±45°	±45°	±45°
Impedance	50 ohm	50 ohm	50 ohm	50 ohm	50 ohm	50 ohm

Electrical Specifications, BASTA*

Frequency Band, MHz	698–787	824–894	1695–1880	1850–1990	1920–2200	2300–2360
Gain by all Beam Tilts, average, dBi	14.3	14.9	17.6	18.1	18.2	18.5
Gain by all Beam Tilts Tolerance, dB	±0.3	±0.5	±0.6	±0.4	±0.5	±0.6
Gain by Beam Tilt, average, dBi	2 ° | 14.3	2 ° | 15.0	0 ° | 17.2	0 ° | 17.6	0 ° | 17.7	0 ° | 17.9
	8 ° | 14.3	8 ° | 14.9	5 ° | 17.6	5 ° | 18.2	5 ° | 18.3	5 ° | 18.7
	14 ° | 14.3	14 ° | 15.4	10 ° | 17.6	10 ° | 18.2	10 ° | 18.3	10 ° | 18.7
Beamwidth, Horizontal Tolerance, degrees	±1.2	±1.4	±4	±2.4	±2.9	±2.7
Beamwidth, Vertical Tolerance, degrees	±0.9	±0.5	±0.3	±0.2	±0.3	±0.1
USLS, beampeak to 20° above beampeak, dB	18	17	17	18	19	18
Front-to-Back Total Power at 180° ± 30°, dB	25	24	26	29	27	29
CPR at Boresight, dB	22	23	20	21	21	24
CPR at Sector, dB	11	12	11	11	11	8

* CommScope® supports NGMN recommendations on Base Station Antenna Standards (BASTA). To learn more about the benefits of BASTA, download the whitepaper Time to Raise the Bar on BSAs.

Array Layout

Product Specifications

JAHH-65B-R3B

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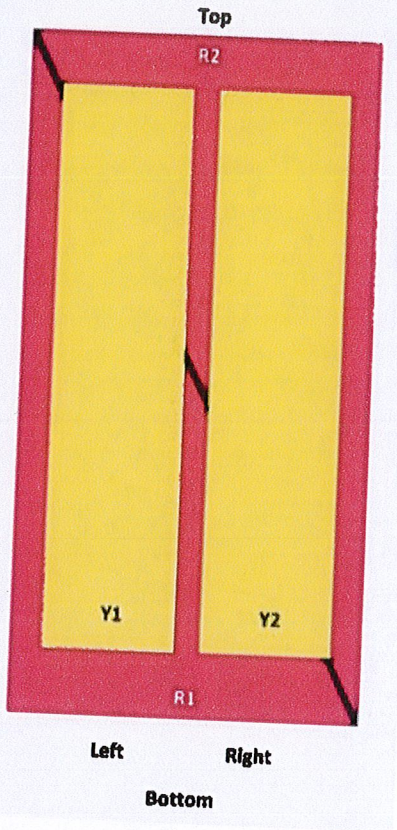
JAHH-65A-R3B JAHH-65B-R3B JAHH-65C-R3B



View from the front of the antenna

(Sizes of colored boxes are not true depictions of array sizes)

Array	Freq (MHz)	Conns	RET (SBET)	ABG RET UID
R1	698-798	1-2	1	AN[redacted]
R2	824-894	3-4	2	AN[redacted]
Y1	1695-2360	5-6	3	AN[redacted]
Y2	1695-2360	7-8		

General Specifications

Operating Frequency Band	1695 - 2360 MHz | 698 - 787 MHz | 824 - 894 MHz
Antenna Type	Sector
Band	Multiband
Performance Note	Outdoor usage

Mechanical Specifications

RF Connector Quantity, total	8
RF Connector Quantity, low band	4
RF Connector Quantity, high band	4
RF Connector Interface	4.3-10 Female
Color	Light gray

Product Specifications

JAHH-65B-R3B

Grounding Type	RF connector body grounded to reflector and mounting bracket
Radiator Material	Aluminum | Low loss circuit board
Radome Material	Fiberglass, UV resistant
Reflector Material	Aluminum
RF Connector Location	Bottom
Wind Loading, frontal	746.0 N @ 150 km/h 167.7 lbf @ 150 km/h
Wind Loading, lateral	243.0 N @ 150 km/h 54.6 lbf @ 150 km/h
Wind Loading, rear	776.0 N @ 150 km/h 174.5 lbf @ 150 km/h
Wind Speed, maximum	241 km/h | 150 mph

Dimensions

Length	1828.0 mm | 72.0 in
Width	350.0 mm | 13.8 in
Depth	208.0 mm | 8.2 in
Net Weight, without mounting kit	28.7 kg | 63.3 lb

Remote Electrical Tilt (RET) Information

Input Voltage	10–30 Vdc
Internal Bias Tee	Port 1 | Port 5
Internal RET	High band (1) | Low band (2)
Power Consumption, idle state, maximum	2.0 W
Power Consumption, normal conditions, maximum	13.0 W
Protocol	3GPP/AISG 2.0 (Single RET)
RET Interface	8-pin DIN Female | 8-pin DIN Male
RET Interface, quantity	2 female | 2 male

Packed Dimensions

Length	1975.0 mm | 77.8 in
Width	456.0 mm | 18.0 in
Depth	357.0 mm | 14.1 in
Shipping Weight	42.0 kg | 92.6 lb

Regulatory Compliance/Certifications

Agency	Classification
RoHS 2011/65/EU	Compliant by Exemption
China RoHS SJ/T 11364-2006	Above Maximum Concentration Value (MCV)
ISO 9001:2008	Designed, manufactured and/or distributed under this quality management system

Product Specifications

JAHH-65B-R3B

Included Products

BSAMNT-1 — Wide Profile Antenna Downtilt Mounting Kit for 2.4 - 4.5 in (60 - 115 mm) OD round members. Kit contains one scissor top bracket set and one bottom bracket set.

* Footnotes

Performance Note	Severe environmental conditions may degrade optimum performance

Product Specifications

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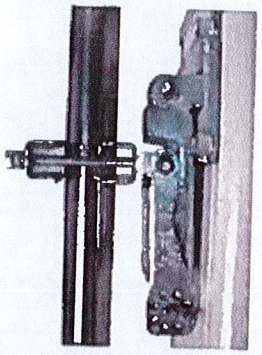


BSAMNT-1

Wide Profile Antenna Downtilt Mounting Kit for 2.4 - 4.5 in (60 - 115 mm) OD round members. Kit contains one scissor top bracket set and one bottom bracket set.

General Specifications

Application	Outdoor
Includes	Brackets | Hardware
Package Quantity	1

Mechanical Specifications

Color	Silver
Material Type	Galvanized steel

Dimensions

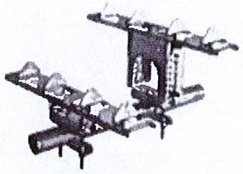
Compatible Diameter, maximum	115.0 mm | 4.5 in
Compatible Diameter, minimum	60.0 mm | 2.4 in
Net Weight	6.0 kg | 13.3 lb

Regulatory Compliance/Certifications

Agency	Classification
RoHS 2011/65/EU	Compliant by Exemption
China RoHS SJ/T 11364-2006	Above Maximum Concentration Value (MCV)
ISO 9001:2008	Designed, manufactured and/or distributed under this quality management system

Product Specifications

COMMSCOPE®



BSAMNT-SBS-2-2

Side-by-Side Mounting Kit for these antennas: JAHH-65A/B/C, JAHH-45A, NHH-45A, SBNHH-1D45A/B

- 4x4 MIMO capability at both UMTS and LTE band for faster data throughput
- Ensures consistent distance between the antennas for each site (2 inches / 50mm)
- Forces both antennas to point to the same boresight direction
- Designed to be attached to 2.4 - 4.5 in (60 - 115mm) OD pipes

General Specifications

Application	Outdoor
Includes	Brackets | Hardware
Package Quantity	1

Mechanical Specifications

Color	Silver
Material Type	Galvanized steel

Dimensions

Compatible Diameter, maximum	115.0 mm | 4.5 in
Compatible Diameter, minimum	60.0 mm | 2.4 in
Net Weight	30.6 kg | 67.4 lb

Regulatory Compliance/Certifications

Agency	Classification
RoHS 2011/65/EU	Compliant by Exemption
China RoHS SJ/T 11364-2006	Above Maximum Concentration Value (MCV)
ISO 9001:2008	Designed, manufactured and/or distributed under this quality management system

NOKIA

AirScale RRH 4T4R B5 160W AHCA

Capacity, performance, low total cost of ownership and investment protection

Nokia AirScale Remote Radio Head (RRH) AHCA supports band 5 - full band - along with 4×4 MIMO and 256QAM modulation to deliver higher data rates. It offers Nokia's unique book mounting for faster roll out and radio-integrated Passive Intermodulation (PIM) cancellation for enhanced network performance.

Furthermore, 4TX and 4RX paths in a single radio unit gives the flexibility to support 2T2R-2 sectors or 4T4R-single sector from a single unit, for cost-effective scaling of both coverage and capacity.

Capacity and performance

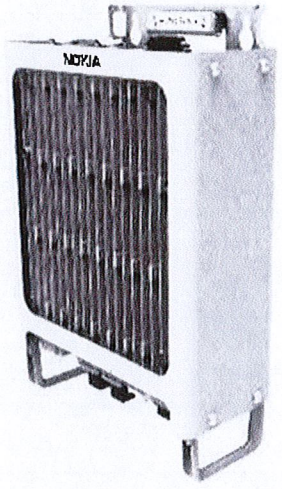
AirScale RRH 4T4R delivers 160 W (4×40 W) transmit power and can support 2×2 MIMO, 4×2 MIMO and 4×4 MIMO. The radio supports 256 QAM modulation in the downlink (DL) for up to 30 percent higher throughput. The Virtual Spectrum Analyzer feature enables both uplink and downlink spectrum to be analyzed.

Low total cost of ownership

With up to two sectors in a single radio, light weight and zero-bolt book mounting, AirScale RRH 4T4R allows operators to achieve faster roll outs and more cost-effective installation and maintenance of radios and tower space.

Investment protection

AirScale RRH 4T4R complements the AirScale System Module, offering a complete base station solution that is software upgradeable to 5G. AirScale System



Module offers 28 Gbps capacity that can be further enhanced by chaining more modules or through Cloud RAN. AirScale RRH is part of the AirScale Base Station portfolio, the next generation Nokia base station platform, and is backwards-compatible with the Nokia Flexi Multiradio 10 Base Station to best use an operator's existing investments.

NOKIA

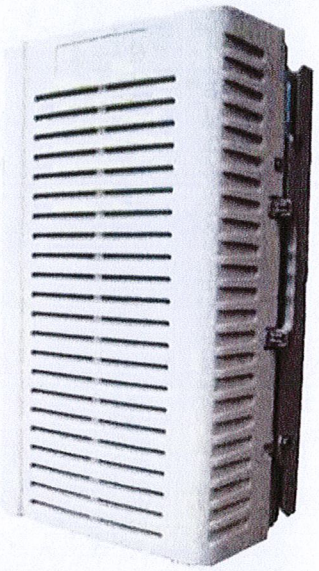
Product name	AirScale RRH 4T4R B5 160W AHCA - 473966A
Supported frequency bands	3GPP band 5
Frequencies	DL 869-894MHz, UL 824-849MHz
Number of TX/RX ports	4/4
Instantaneous Bandwidth IBW	25MHz
Occupied Bandwidth OBW	25MHz
Output power	4T4R 40 W/ 2T4R 60W
Dimensions (mm) height x width x depth	337 x 295 x 165
Volume (liters)	16.4
Weight (kg)	16
Supply Voltage / Voltage Range	DC-48V / -36V to -60V
Typical Power Consumption	207 W (ETSI 24h Avg – 4x20W mode)
Antenna ports	4TX/4RX, 4.3-10+
Optical ports	2 x CPRI 9.8 Gbps
ALD control interfaces	AISG3.0 from ANT1, 2, 3, 4 and RET (Power supply ANT1 and ANT3)
Other interfaces	External alarm MDR-26 serial connector (4 inputs, 1 output) DC circular power connector
Operational temperature range	-40°C to 55°C (with no solar load)
Ingress protection class	IP65
Installation options	Pole or wall, RAS, vertical or horizontal book mount
Surge protection	Class II 5kA

Nokia Oyj
Karaportti 3
FI-02610 Espoo
Finland
Tel. +358 (0) 10 44 88 000

Product code: SR1611002341EN (April)

ALCATEL-LUCENT
WIRELESS PRODUCT DATASHEET
RRH2X60-1900A-4R FOR BAND 2/25 APPLICATIONS

The Alcatel-Lucent RRH2x60-1900A-4R is a high power, small form factor Remote Radio Head operating in the PCS 1900MHz frequency band for WCDMA and LTE technologies. It is designed with an eco-efficient approach, providing operators with the means to achieve high quality and high capacity coverage with minimum site requirements and efficient operation.



A distributed Node B expands the deployment options by using two components, a Base Band Unit (BBU) containing the digital assets and a separate RRH containing the radio-frequency (RF) elements. This modular design optimizes available space and allows the main components of a Node B to be installed separately, within the same site or several kilometers apart.

The Alcatel-Lucent RRH2x60-1900A-4R is linked to the BBU by an optical-fiber connection carrying downlink and uplink digital radio signals along with operations, administration and maintenance (OA&M) information.

SUPERIOR RF PERFORMANCE

The Alcatel-Lucent RRH2x60-1900A-4R integrates all the latest technologies. This allows operators to offer best-in-class characteristics.

It delivers an outstanding 120 watts of total RF power thanks to its two transmit RF paths of 60 W each.

It is ideally suited to support multiple-input multiple-output (MIMO) 2x2 operation.

It includes four RF receivers to natively support 4-way uplink reception diversity. This improves the radio uplink coverage and this can be used to extend the cell radius commensurate with 2x2MIMO 2x60 W for the downlink.

The latest generation power amplifiers (PA) used in this product achieve high efficiency (>40%), resulting in improved power consumption figures.

OPTIMIZED TCO

The Alcatel-Lucent RRH2x60-1900A-4R is designed to make available all the benefits of a distributed Node B, with excellent RF characteristics, with low capital expenditures (CAPEX) and low operating expenditures (OPEX).

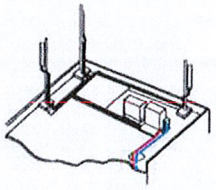
The Alcatel-Lucent RRH2x60-1900A-4R is a very cost-effective solution to deploy LTE MIMO.

EASY INSTALLATION

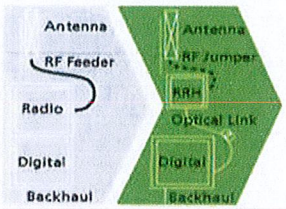
The limited space available in some sites may prevent the installation of traditional single-cabinet BTS equipment. However, many of these sites can host an Alcatel-Lucent RRH2x60-1900A-4R installation, providing more flexible site selection and improved network quality along with greatly reduced installation time and costs.

The Alcatel-Lucent RRH2x60-1900A-4R is a zero-footprint solution and is convection cooled without fans for silent operation, simplifying negotiations with site property owners and minimizing environmental impacts.

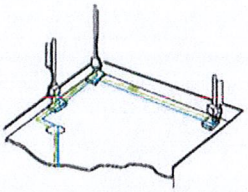
Installation can easily be done by a single person as the Alcatel–Lucent RRH2x60-190A-4R is compact and weighs about 21 kg, eliminating the need for a crane to hoist the BTS cabinet to the rooftop. A site can be in operation in less than one day.



Macro



RRH for space-constrained cell sites



Distributed

FEATURES

- RRH2x60-1900A-4R integrates two power amplifiers of 60W rating (at each antenna connector)
- RRH2x60-1900A-4R can operate WCDMA only, LTE only or a mix of WCDMA and LTE
- RRH2x60-1900A-4R offers the possibility for WCDMA (non MIMO) to operate the two radio chains independently (2 blocks of 20 MHz anywhere in the band)
- RRH2x60-1900A-4R is a very compact and lightweight product
- Advanced power management techniques are embedded to provide power savings, such as PA bias control

BENEFITS

- MIMO deployment and/or WCDMA and LTE simultaneous operation with only one single unit per sector
- Improved uplink coverage with built-in 4-way receive diversity capability
- RRH can be mounted close to the antenna, eliminating nearly all losses in RF cables and thus reducing power consumption by 50% compared to conventional solutions
- Distributed configurations provide easily deployable and cost-effective solutions, near zero footprint and silent solutions, with minimum impact on the neighborhood, which ease the deployment
- RETA and TMA support without additional hardware thanks to the AISG v2.0 port and the integrated Bias-Tees. Bias-Tees support AISG DC supply and signaling.

TECHNICAL SPECIFICATIONS

Specifications listed are hardware capabilities. Some capabilities depend on support in a specific software release or future release.

Dimensions and weights

- HxWxD : 500x285x208 mm (30l with solar shield)
- Weight : 21 kg (46 lbs) (with solar shield)

Electrical Data

- Power Supply : -48V DC (-40.5 to -57V)
- Power Consumption: 460W typ. @2x60W (100%RF)

RF Characteristics

- Supported spectrum: DL 1930-1990 / UL 1850-1910
- Frequency band: 3GPP band 2/25
- Output power: 2x60W at antenna connectors
- Technology supported: W-CDMA and LTE
- Instantaneous bandwidth: 20 MHz (MIMO) or 2x20 MHz (non MIMO)
- Rx diversity: 2-way and 4-way uplink reception
- Typical sensitivity without Rx diversity: -124.8dBm for WCDMA and -105 dBm for LTE

Connectivity

- Two CPRI optical ports for daisychaining and up to six RRHs per fiber
- Type of optical fiber: Single-Mode (SM) and Multi-Mode (MM) SFPs
- Optical fiber length: up to 500m using MM fiber, up to 15km using SM fiber
- TMA/RETA: AISG 2.0 (RS485 connector and internal Bias-Tee)
- Six external alarms
- Surge protection for all external ports (DC and RF)

Environmental specifications

- Operating temperature: -40°C to 55°C including solar load
- Operating relative humidity: 8% to 100%
- Environmental Conditions: ETS300-019-1-4 class4.1E
- Ingress Protection: IEC 60529 IP65
- Acoustic Noise : Noiseless (natural convection cooling)

Safety and Regulatory Data

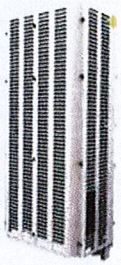
- EMC : 3GPP 25113, EN 301 489-1, EN 301 489-23, GR 1089
- Safety : IEC60950-1, EN 60825-1
- Regulatory: CE Mark-European Directive 2002/95/EC (RoHS), 2002/96/EC (WEEE), 1999/5/EC (R&TTE)
- Health : EN 50385

Alcatel·Lucent

ALCATEL-LUCENT B66A RRH4X45

The Alcatel-Lucent B66a Remote Radio Head 4x45 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. Its operational range covers beyond that of B4 (AWS) and B10 (AWS+).

Supporting 2Tx/4Tx MIMO and 2-way/4-way Rx diversity, the Alcatel-Lucent B66a RRH4x45 allows operators to have a compact radio solution to deploy LTE in the 2100 band (3GPP band 4, 10, and 66), providing them with the means to achieve high capacity, high quality, high reliability, large instantaneous bandwidth, and high coverage with minimum site requirements.



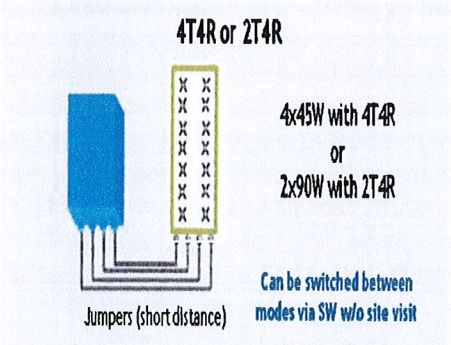
The Alcatel-Lucent B66a RRH4x45 product has four transmit RF paths, offering the possibility to **select, via software only, 2Tx or 4Tx MIMO configurations** with either 2x90W or 4x45W RF output power. It also supports 4-way Rx diversity at the 70 MHz instantaneous bandwidth.

The Alcatel-Lucent B66a RRH4x45 is a compact (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 B66a RRH4x45 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 2110 - 2180 MHz band/DL, 1710-1780MHz/UL (3GPP band 4, 10, and 66a)
- LTE 2Tx or 4Tx MIMO (SW selectable)
- Configuration: 2T2R/2T4R/4T4R
- Output power: Up to 2x90W or 4x45W (SW configurable)
- 70MHz 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 AWS 1-3 band
- Selection of MIMO configuration (2Tx or 4Tx) by software only
- Improves downlink spectral efficiency through 4Tx MIMO
- Increases LTE coverage thanks to 4Rx diversity capability and best in class Rx sensitivity
- Flexible mounting options: Pole or Wall

Alcatel·Lucent

TECHNICAL SPECIFICATIONS

Features & Performance	
Number of TX/RX paths	4 duplexed (either 4T4R or 2T4R selectable by SW)
Frequency band	AWS 1-3, B4/B66a DL: 2110-2180 MHz / UL: 1710-1780 MHz
Instantaneous bandwidth - #carriers	70 MHz – 4 LTE MIMO carriers (in 70 MHz occupied bandwidth)
LTE carrier bandwidth	5, 10, 15, 20 MHz
RF output power	2x90W or 4x45W (selectable by SW)
Noise figure – RX Diversity scheme Receiver Sensivity (FRC A1-3)	2 dB typical (<2.5 dB max) – 2 or 4 way Rx diversity -104.5 dBm maximum
Sizes (HxWxD) in mm (in.) Volume in Liters Weight in kg (lb) (w/o mounting HW)	655x299x182 (25.8x11.8x7.2) (with solar shield) 640x290x160 (25.2x11.4x6.3) (without solar shield) 35.5 (with solar shield) 29.7 (without solar shield) 25.8kg (56.8lb) (with solar shield)
DC voltage range DC power consumption	Nominal: -48V, -40.5 to -57V at full performance, -38 to -57V with relaxation on power consumption 750W typical @100% RF load (in 2Tx or 4Tx mode); Add 58W for 2A*29V for AISG
Environmental conditions Wind load (@150km/h or 93mph)	-40°C (-40°F) /+55°C (+131°F) UL50E Type 4 Enclosure 250N (56lb) Frontal/150N (34lb) Lateral
Antenna ports	4 ports 4.3-10 female (50 ohms) VSWR < 1.5
CPRI ports	2 CPRI ports (HW ready for Rate 7, 9.8 Gbps) SFP: SMDF (HW supports also SMSF and MMDF)
AISG interfaces	1 AISG 2.0 output (RS485) Integrated Smart Bias Tees (x2)
Misc. Interfaces	4 external alarms (1 connector) 1 DC connector (2 pins)
Installation conditions	Pole and wall mounting
Regulatory compliance	3GPP 36.141 / 3GPP 36.113 / GR-487 / GR-1089-CORE / GR-3108-CORE / UL 60950-1 / FCC Part 27 / FCC Part 15 / GR-3178-CORE

Alcatel·Lucent

AMERICAN TOWER®
CORPORATION

Structural Analysis Report

Structure	:	**140 ft Monopole**
ATC Site Name	:	**Wspt-Westport Rebuild CT, CT**
ATC Site Number	:	**310968**
Engineering Number	:	**OAA710545_C3_01**
Proposed Carrier	:	**Verizon**
Carrier Site Name	:	**Westport 2, CT**
Carrier Site Number	:	**2553267**
Site Location	:	**180A Bayberry Lane** **Westport, CT 06880-2844** **41.171700,-73.328500**
County	:	**Fairfield**
Date	:	**October 3, 2017**
Max Usage	:	**63%**
Result	:	**Pass**

Prepared By:
Trevor Ridilla
Structural Engineer I

Reviewed By:

STATE OF CONNECTICUT
ESHA KAUSHAL MODI
32593
LICENSED PROFESSIONAL ENGINEER

Oct 3 2017 4:46 PM cosign

COA: PEC.0001553

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Table of Contents

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Introduction

The purpose of this report is to summarize results of a structural analysis performed on the 140 ft monopole to reflect the change in loading by Verizon.

Supporting Documents

Tower Drawings	PJF, Penn Summit Job #29204-0171, dated July 1, 2004
Foundation Drawing	PJF, Penn Summit Job #29204-0171, dated June 10, 2004
Geotechnical Report	GeoTechnologies Project #1-02-1190-EA, dated September 23, 2002

Analysis

The tower was analyzed using American Tower Corporation's tower analysis software. This program considers an elastic three-dimensional model and second-order effects per ANSI/TIA-222.

Basic Wind Speed:	93 mph (3-Second Gust, Vasd) / 120 mph (3-Second Gust, Vult)
Basic Wind Speed w/ Ice:	50 mph (3-Second Gust) w/ 3/4" radial ice concurrent
Code:	ANSI/TIA-222-G / 2012 IBC / 2016 Connecticut State Building Code
Structure Class:	II
Exposure Category:	B
Topographic Category:	1
Crest Height:	0 ft
Spectral Response:	$Ss = 0.22$, $S_1 = 0.07$
Site Class:	D - Stiff Soil

Conclusion

Based on the analysis results, the structure meets the requirements per the applicable codes listed above. The tower and foundation can support the equipment as described in this report.

If you have any questions or require additional information, please contact American Tower via email at Engineering@americantower.com. Please include the American Tower site name, site number, and engineering number in the subject line for any questions.

Existing and Reserved Equipment

Elevation[1] (ft)		Qty	Antenna	Mount Type	Lines	Carrier
Mount	RAD					
144.8	144.8	1	Andrew DB589	-	(1) 1 1/4" Coax	American Messaging
141.0	141.0	1	12' Omni	Platform w/ Handrails	(1) 7/8" Coax	--
		1	12' Dipole			
141.0	141.0	2	12' Omni		(2) 7/8" Coax	US Department of Justice
138.0	138.0	1	6' Omni		(4) 7/8" Coax (3) 1 5/8" Coax	--
		1	6' FM antenna			
		1	4' HP Dish			
131.0	131.0	3	Alcatel-Lucent 800MHz 2X50W RRH w/ Filter	Platform w/ Handrails	(4) 1 1/4" Hybriflex (1) 1/2" Coax	Sprint Nextel
		3	Alcatel-Lucent 4x40W RRH (91 lb)			
		3	Alcatel-Lucent TD-RRH8x20-25 w/ Solar Shield			
		3	RFS RFS APXV9TM14-ALU-I20			
		3	RFS APXVSPP18-C-A20			
123.0	123.0	1	Andrew DB586	Low Profile Platform	(2) 1 1/4" Coax (1) 1/2" Coax	Eversource Energy
115.0	115.0	2	Diamond X50A		(2) 1/2" Coax	Senet
110.0	110.0	6	RFS FD9R6004/2C-3L	Low Profile Platform	(9) 1 5/8" Coax (1) 1 5/8" Hybriflex	Verizon
		1	RFS DB-T1-6Z-8AB-0Z			
		3	Antel BXA-70080/6CF__			
100.0	100.0	12	Powerwave LGP21401	Low Profile Platform	(12) 1 5/8" Coax (2) 0.78" 8 AWG 6 (1) 0.39" Fiber Trunk (1) 3" conduit (1) 3/8" RET Control Cable	AT&T Mobility
		1	Raycap DC6-48-60-18-8F ("Squid")			
		3	Ericsson RRUS A2			
		3	Ericsson RRUS-11 (50 lbs.)			
		3	Ericsson RRUS 32 B2			
		6	Powerwave 7770.00			
		3	CCI HPA-65R-BUU-H6			
86.0	86.0	3	RFS ATMAA1412D-1A20	Low Profile Platform	(12) 1 5/8" Coax (1) 1 1/4" Fiber (1) 3/8" Coax	T-Mobile
		3	Ericsson RRUS 11 B12			
		3	Ericsson AIR 21, 1.3 M, B2A B4P			
		3	Ericsson AIR 21, 1.3M, B4A B2P			
		3	Andrew LNX-6515DS-VTM			

Equipment to be Removed

Elevation[1] (ft)		Qty	Antenna	Mount Type	Lines	Carrier
Mount	RAD					
110.0	110.0	1	Antel BXA-70063/6CF	-	(3) 1 5/8" Coax	Verizon
		2	Powerwave P65-16-XL-2			
		3	Antel BXA-171063-8BF-EDIN-X			
		3	Antel BXA-171063-12CF-EDIN-X			
		3	Alcatel-Lucent RRH2x40-AWS			

Proposed Equipment

Elevation[1] (ft)		Qty	Antenna	Mount Type	Lines	Carrier
Mount	RAD					
110.0	110.0	3	Nokia AirScale RRH 4T4R B5 160W AHCA	Low Profile Platform	--	Verizon
		3	Alcatel-Lucent RRH2X60-1900			
		3	Alcatel-Lucent B66a RRH4x45 (AWS-3)			
		6	Commscope JAHH-65B-R3B			

[1]Mount elevation is defined as height above bottom of steel structure to the bottom of mount, RAD elevation is defined as center of antenna above ground level (AGL).

Install proposed coax inside the pole shaft.

Structure Usages

Structural Component	Controlling Usage	Pass/Fail
Anchor Bolts	51%	Pass
Shaft	54%	Pass
Base Plate	14%	Pass

Foundations

Reaction Component	Original Design Reactions	Factored Design Reactions*	Analysis Reactions	% of Design
Moment (Kips-Ft)	2,753.0	3,716.6	2,337.3	63%
Shear (Kips)	27.3	36.9	22.9	62%

*** The design reactions are factored by 1.35 per ANSI/TIA-222-G, Sec. 15.5.1**

The structure base reactions resulting from this analysis are acceptable when compared to those shown on the original structure drawings, therefore no modification or reinforcement of the foundation will be required.

Deflection and Sway*

Antenna Elevation (ft)	Antenna	Carrier	Deflection (ft)	Sway (Rotation) (°)
138.0	4' HP Dish	--	1.368	1.038
110.0	Nokia AirScale RRH 4T4R B5 160W AHCA	Verizon	0.882	0.902
	Alcatel-Lucent RRH2X60-1900			
	Alcatel-Lucent B66a RRH4x45 (AWS-3)			
	Commscope JAHH-65B-R3B			

***Deflection and Sway was evaluated considering a design wind speed of 60 mph (3-Second Gust) per ANSI/TIA-222-G**

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Standard Conditions

All engineering services are performed on the basis that the information used is current and correct. This information may consist of, but is not necessary limited, to:

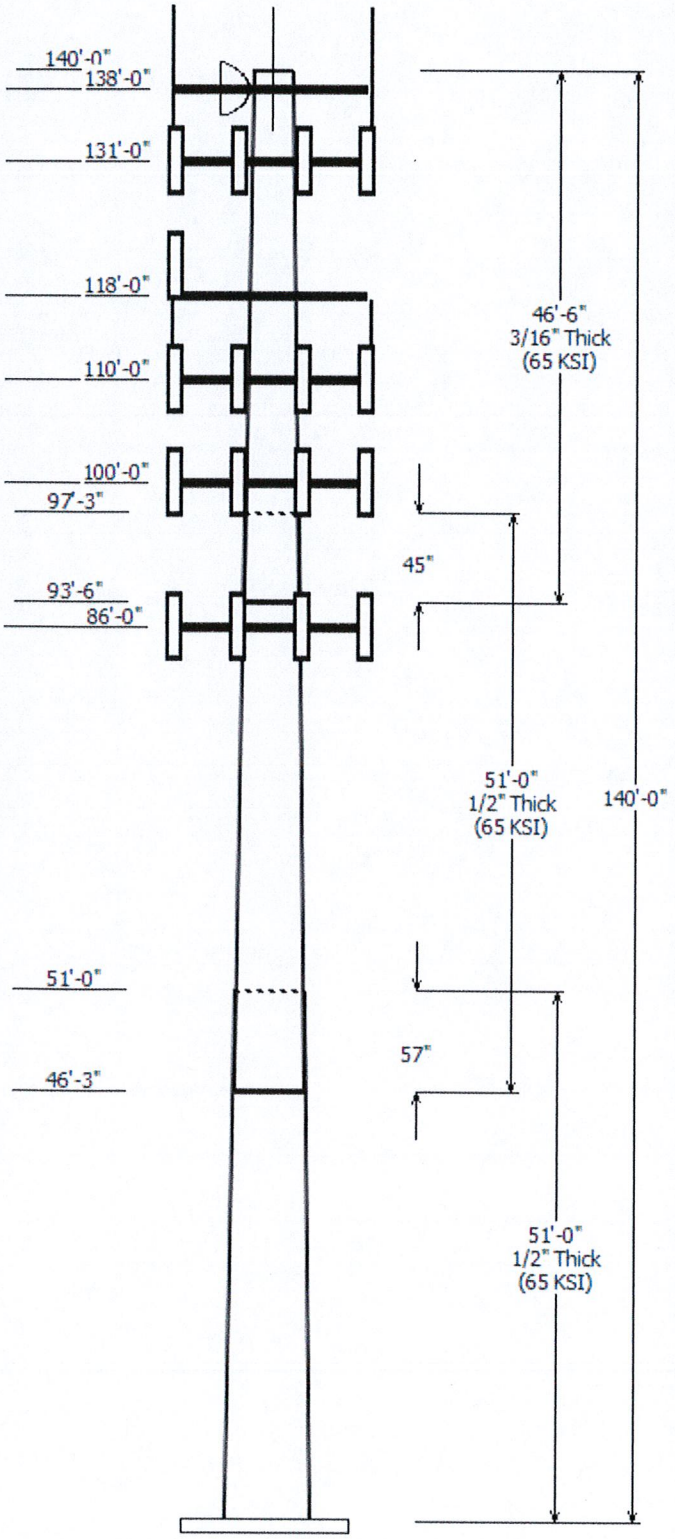
-- Information supplied by the client regarding the structure itself, antenna, mounts and feed line loading on the structure and its components, or other relevant information.

-- Information from drawings in the possession of American Tower Corporation, or generated by field inspections or measurements of the structure.

It is the responsibility of the client to ensure that the information provided to A.T. Engineering Service, PLLC and used in the performance of our engineering services is correct and complete. In the absence of information to the contrary, we assume that all structures were constructed in accordance with the drawings and specifications and that their capacity has not significantly changed from the "as new" condition.

Unless explicitly agreed by both the client and American Tower Corporation, all services will be performed in accordance with the current revision of ANSI/TIA -222. The design basic wind speed will be determined based on the minimum basic wind speed as prescribed in ANSI/TIA-222. Although every effort is taken to ensure that the loading considered is adequate to meet the requirements of all applicable regulatory entities, we can provide no assurance to meet any other local and state codes or requirements. If wind and ice loads or other relevant parameters are to be different from the minimum values recommended by the codes, the client shall specify the exact requirement.

All services are performed, results obtained, and recommendations made in accordance with generally accepted engineering principles and practices. A.T. Engineering Service, PLLC is not responsible for the conclusions, opinions and recommendations made by others based on the information we supply.



Job Information

Pole :	310968	Code:	ANSI/TIA-222-G
Description :	140 ft Summit Monopole		
Client :	VERIZON WIRELESS	Struct Class :	II
Location :	WSPT-WESTPORT REBUILD CT, CT		
Shape :	18 Sides	Exposure :	B
Height :	140.00 (ft)	Topo :	1
Base Elev (ft):	0.00		
Taper:	0.200036 (in/ft)		

Sections Properties

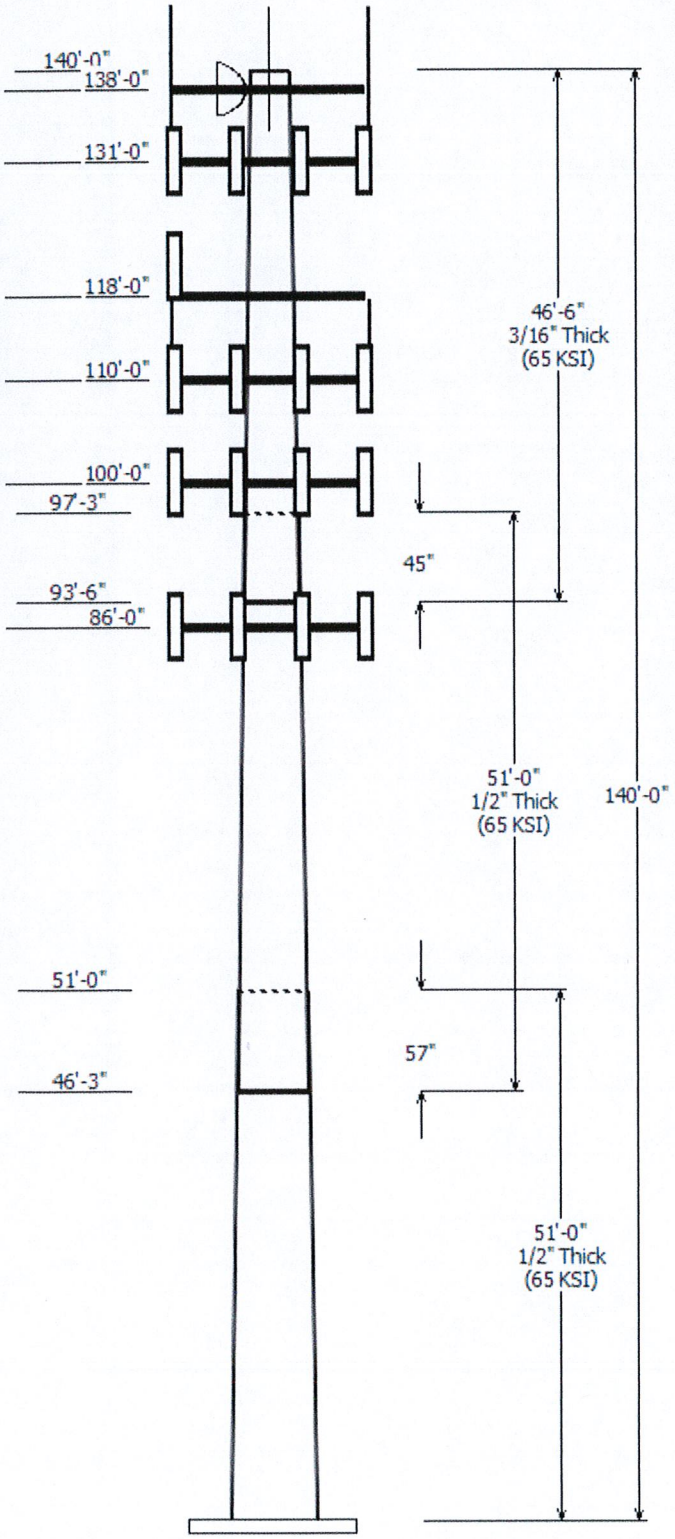
Shaft Section	Length (ft)	Diameter (in) Across Flats Top	Bottom	Thick (in)	Joint Type	Overlap Length (in)	Taper (in/ft)	Steel Grade (ksi)
1	51.000	36.92	47.13	0.500		0.000	0.200000	65
2	51.000	28.67	38.87	0.500	Slip Joint	57.000	0.200000	65
3	46.500	20.50	29.80	0.188	Slip Joint	45.000	0.200000	65

Discrete Appurtenance

Attach Elev (ft)	Force Elev (ft)	Qty	Description
138.000	141.000	2	12' Omni
138.000	141.000	1	12' Omni
138.000	141.000	1	12' Dipole
138.000	144.800	1	Andrew DB589
138.000	138.000	1	Flat Platform w/ Handrails
138.000	138.000	1	6' Omni
138.000	138.000	1	4' HP Dish
138.000	138.000	1	6' FM antenna
131.000	131.000	1	Flat Platform w/ Handrails
131.000	131.000	3	RFS APXVSPP18-C-A20
131.000	131.000	3	RFS RFS APXV9TM14-ALU-I20
131.000	131.000	3	Alcatel-Lucent TD-RRH8x20-25
131.000	131.000	3	Alcatel-Lucent 4x40W RRH (91 I
131.000	131.000	3	Alcatel-Lucent 800 MHz 2X50W
118.000	115.000	2	Diamond X50A
118.000	118.000	1	Flat Low Profile Platform
118.000	123.000	1	Andrew DB586
110.000	110.000	6	RFS FD9R6004/2C-3L
110.000	110.000	3	Alcatel-Lucent RRH2X60-1900
110.000	110.000	1	RFS DB-T1-6Z-8AB-0Z
110.000	110.000	3	Antel BXA-70080/6CF__
110.000	110.000	3	Alcatel-Lucent B66a RRH4x45
110.000	110.000	3	Nokia AirScale RRH 4T4R B5 160
110.000	110.000	6	Commscope JAHH-65B-R3B
110.000	110.000	1	Round Low Profile Platform
100.000	100.000	3	Ericsson RRUS 32 B2
100.000	100.000	12	Powerwave LGP21401
100.000	100.000	3	CCI HPA-65R-BUU-H6
100.000	100.000	3	Ericsson RRUS A2
100.000	100.000	1	Raycap DC6-48-60-18-8F
100.000	100.000	6	Powerwave 7770.00
100.000	100.000	3	Ericsson RRUS-11 (50 lbs.)
100.000	100.000	1	Flat Low Profile Platform
86.000	86.000	1	Flat Low Profile Platform
86.000	86.000	3	Andrew LNX-6515DS-VTM
86.000	86.000	3	Ericsson AIR 21, 1.3M, B4A B2P
86.000	86.000	3	Ericsson AIR 21, 1.3 M, B2A B4
86.000	86.000	3	Ericsson RRUS 11 B12
86.000	86.000	3	RFS ATMAA1412D-1A20

Linear Appurtenance

Elev (ft) From	To	Description	Exposed To Wind



5.000	86.000	1 1/4" (1.25"-	No
5.000	86.000	1 5/8" Coax	No
5.000	86.000	3/8" Coax	No
5.000	100.0	0.39" (10mm)	No
5.000	100.0	0.78" (19.7mm) 8	No
5.000	100.0	1 5/8" Coax	No
5.000	100.0	3" conduit	No
5.000	100.0	3/8" (0.38"-	No
5.000	110.0	1 5/8" Coax	No
5.000	110.0	1 5/8" Hybriflex	No
5.000	115.0	1/2" Coax	No
5.000	123.0	1 1/4" Coax	No
5.000	123.0	1/2" Coax	No
5.000	131.0	1 1/4" Hybriflex	No
5.000	131.0	1/2" Coax	No
5.000	138.0	1 5/8" Coax	No
5.000	138.0	7/8" Coax	No
5.000	141.0	7/8" Coax	No
5.000	141.0	7/8" Coax	No
5.000	144.8	1 1/4" Coax	No

Load Cases

1.2D + 1.6W	93 mph with No Ice
0.9D + 1.6W	93 mph with No Ice (Reduced DL)
1.2D + 1.0Di + 1.0Wi	50 mph with 0.75 in Radial Ice
(1.2 + 0.2Sds) * DL + E	Seismic Equivalent Lateral Forces Method
(1.2 + 0.2Sds) * DL + E	Seismic Equivalent Modal Analysis Method
(0.9 - 0.2Sds) * DL + E	Seismic (Reduced DL) Equivalent Lateral
(0.9 - 0.2Sds) * DL + E	Seismic (Reduced DL) Equivalent Modal
1.0D + 1.0W	Serviceability 60 mph

Reactions

Load Case	Moment (kip-ft)	Shear (kip)	Axial (kip)
1.2D + 1.6W	2337.29	22.90	50.47
0.9D + 1.6W	2310.61	22.88	37.85
1.2D + 1.0Di + 1.0Wi	700.84	6.86	73.96
(1.2 + 0.2Sds) * DL + E ELFM	193.35	1.76	50.95
(1.2 + 0.2Sds) * DL + E EMAM	251.82	2.34	50.95
(0.9 - 0.2Sds) * DL + E ELFM	190.54	1.76	34.82
(0.9 - 0.2Sds) * DL + E EMAM	247.68	2.34	34.82
1.0D + 1.0W	603.70	5.95	42.09

Dish Deflections

Load Case	Attach Elev (ft)	Deflection (in)	Rotation (deg)
1.0D + 1.0W	138.00	16.411	1.038

Site Name: WESTPORT 2 CT
Cumulative Power Density

Operator	Operating Frequency	Number of Trans.	ERP Per Trans.	Total ERP	Distance to Target	Calculated Power Density	Maximum Permissible Exposure*	Fraction of MPE
	(MHz)		(watts)	(watts)	(feet)	(mW/cm^2)	(mW/cm^2)	(%)
VZW PCS	1970	1	5062	5062	110	0.1504	1.0	15.04%
VZW Cellular	869	3	445	1335	110	0.0397	0.579333333	6.85%
VZW AWS	2145	1	7770	7770	110	0.2309	1.0	23.09%
VZW 700	746	1	2062	2062	110	0.0613	0.497333333	12.32%
Total Percentage of Maximum Permissible Exposure								57.31%

*Guidelines adopted by the FCC on August 1, 1996, 47 CFR Section 1.13101 based on NCRP Report 86, 1986 and generally on ANSI/IEEE C95.1-1992

MHz = Megahertz
mW/cm^2 = milliwatts per square centimeter
ERP = Effective Radiated Power

Absolute worst case maximum values used, including the following assumptions:
1. closest accessible point is distance from antenna to base of pole;
2. continuous transmission from all available channels at full power for indefinite time period; and,
3. all RF energy is assumed to be directed solely to the base of the pole.

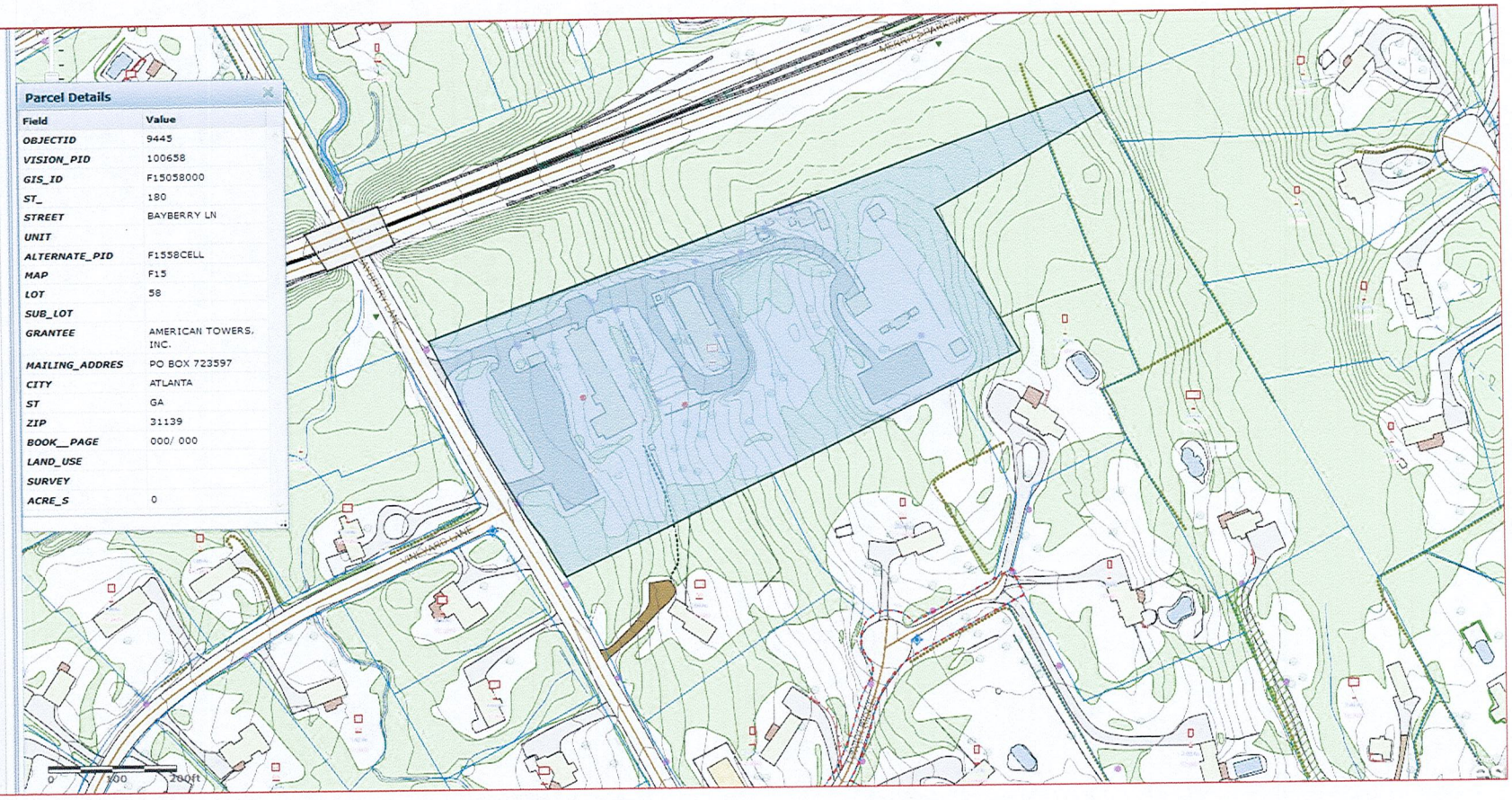
Found 2 assessor records.
Found 1 parcels.

Selected | All | Clear

ParcelId	Owner	Street
F15058000	AMERICAN TOWERS, INC.	BAYBERRY LN
F15058000	WESTPORT TOWN OF	BAYBERRY LN

Parcel Details

Field	Value
OBJECTID	9445
VISION_PID	100658
GIS_ID	F15058000
ST_	180
STREET	BAYBERRY LN
UNIT	
ALTERNATE_PID	F1558CELL
MAP	F15
LOT	58
SUB_LOT	
GRANTEE	AMERICAN TOWERS, INC.
MAILING_ADDRES	PO BOX 723597
CITY	ATLANTA
ST	GA
ZIP	31139
BOOK__PAGE	000/ 000
LAND_USE	
SURVEY	
ACRE_S	0



Property Location: 180 BAYBERRY LN **MAP ID:** F15/ / 58/ / **Bldg Name:** **State Use:** 435

Vision ID: 100658 **Account #** 14714 **Bldg #:** 1 of 1 **Sec #:** 1 of 1 **Card** 1 of 1 **Print Date:** 01/06/2018 20:57

CURRENT OWNER	TOPO.	UTILITIES	STRT./ROAD	LOCATION
AMERICAN TOWERS, INC. PROPERTY TAX DEPT PO BOX 723597 ATLANTA, GA 31139 Additional Owners:				

SUPPLEMENTAL DATA

Other ID:	F1558CELL	Lift Hse	
Historic ID			
Census			
WestportCode			
Survey Map			
Survey Map			
GIS ID: F15058000		ASSOC PID#	

CURRENT ASSESSMENT

Description	Code	Appraised Value	Assessed Value
UTL OUTBL	4-3	1,575,900	1,103,290
	Total	1,575,900	1,103,290

6158
WESTPORT, CT

VISION

RECORD OF OWNERSHIP

	BK-VOL/PAGE	SALE DATE	q/u	v/i	SALE PRICE	V.C.
AMERICAN TOWERS, INC.	000/ 000	10/01/2010	U	I	0	

PREVIOUS ASSESSMENTS (HISTORY)

Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
2016	4-3	1,103,290	2015	4-3	903,000	2014	4-3	903,000
	Total:	1,103,290		Total:	903,000		Total:	903,000

EXEMPTIONS

Year	Type	Description	Amount
		Total:	

OTHER ASSESSMENTS

Code	Description	Number	Amount	Comm. Int.

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD

NBHD/ SUB	NBHD Name	Street Index Name	Tracing	Batch
0001/A				

NOTES

6 SITES ON TOWER

TOWER VALUE
2000 X 12=24000 X.75=18000/.11=
163600 X 6=981,600

BU GENERATOR

APPRAISED VALUE SUMMARY

Appraised Bldg. Value (Card)	0
Appraised XF (B) Value (Bldg)	0
Appraised OB (L) Value (Bldg)	1,575,900
Appraised Land Value (Bldg)	0
Special Land Value	0
Total Appraised Parcel Value	1,575,900
Valuation Method:	C
Adjustment:	0
Net Total Appraised Parcel Value	1,575,900

BUILDING PERMIT RECORD

Permit ID	Issue Date	Type	Description	Amount	Insp. Date	% Comp.	Date Comp.	Comments

VISIT/ CHANGE HISTORY

Date	Type	IS	ID	Cd.	Purpose/Result
03/16/2015			BAA	50	BAA Change
02/15/2013	7		TM	01	Measured/No Interior Ins

LAND LINE VALUATION SECTION

B #	Use Code	Use Description	Zone	D	Front	Depth	Units		Unit Price	I. Factor	S.A.		C. Factor	ST. Idx	Adj.	Notes- Adj	Special Pricing Spec Use	Special Pricing Spec Calc	S Adj Fact	Adj. Unit Price	Land Value
1	435	Cell Site Vac Lnd	AAA				0	SF	0.00	1.0000			1.00		0.00				.00		0

Total Card Land Units: 0.00 AC **Parcel Total Land Area:** 0 AC **Total Land Value:** 0

Property Location: 180 BAYBERRY LN **MAP ID:** F15/ / 58/ / **Bldg Name:** **State Use:** 435

Vision ID: 100658 **Account #** 14714 **Bldg #:** 1 of 1 **Sec #:** 1 of 1 **Card** 1 of 1 **Print Date:** 01/06/2018 20:57

CONSTRUCTION DETAIL

Element	Cd.	Ch.	Description
Model	00		Vacant

CONSTRUCTION DETAIL (CONTINUED)

Element	Cd.	Ch.	Description

MIXED USE

Code	Description	Percentage
435	Cell Site Vac Lnd	100

COST/MARKET VALUATION

Adj. Base Rate:	0.00
	0
Net Other Adj:	0.00
Replace Cost	0
AYB	
Dep Code	
Remodel Rating	
Year Remodeled	
Dep %	
Functional Obslnc	
External Obslnc	
Cost Trend Factor	
Special Condition Code	
% Complete	
Overall % Cond	
Apprais Val	
Dep % Ovr	0
Dep Ovr Comment	
Misc Imp Ovr	0
Misc Imp Ovr Comment	
Cost to Cure Ovr	0
Cost to Cure Ovr Comment	

OB-OUTBUILDING & YARD ITEMS(L) / XF-BUILDING EXTRA FEATURES(B)

Code	Description	Sub	Sub Descript	L/B	Units	Unit Price	Yr	Gde	Dp Rt	Cnd	%Cnd	Apr Value
CELL	Cell on TWR	TW		L	6	328,000.00	2010	2	0		100	1,267,700
CB3	PerCastConcC			L	360	350.00	2010	3		6	75	94,500
CB3	PerCastConcC			L	440	350.00	2010	3		6	75	115,500
FN4	Fence 8'			L	200	21.40	2010			5	60	2,600
CB3	PerCastConcC			L	144	350.00	2010	3		6	75	37,800
CB3	PerCastConcC			L	220	350.00	2010	3		6	75	57,800

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
	Ttl. Gross Liv/Lease Area:	0	0			

No Photo On Record

Property Location: 180 BAYBERRY LN | MAP ID: F15/ / 058/000 / | Bldg Name: | State Use: 922
Vision ID: 10353 | Account #29153 | Bldg #: 1 of 2 | Sec #: 1 of 1 | Card 1 of 2 | Print Date: 01/06/2018 19:50

CURRENT OWNER	TOPO.	UTILITIES	STRT./ROAD	LOCATION
WESTPORT TOWN OF NIKE SITE 110 MYRTLE AVE WESTPORT, CT 06880 Additional Owners:			1 Public	

SUPPLEMENTAL DATA

Other ID:	5441112	Lift Hse
Historic ID		
Census	503	
WestportCode	F38	
Survey Map	8960	
Survey Map		
GIS ID: F15058000		ASSOC PID#

CURRENT ASSESSMENT

Description	Code	Appraised Value	Assessed Value
EX COM LN	21	5,449,200	3,814,400
EX COM BL	22	1,022,100	715,500
EX CM OTB	25	12,000	8,400
	Total	6,483,300	4,538,300

6158
WESTPORT, CT

VISION

RECORD OF OWNERSHIP	BK-VOL/PAGE	SALE DATE	q/u	v/i	SALE PRICE	V.C.
WESTPORT TOWN OF	0/ 0	11/14/2002	U	I	0	29

PREVIOUS ASSESSMENTS (HISTORY)

Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
2016	21	3,814,400	2015	21	3,814,400	2014	21	3,814,400
2016	22	715,500	2015	22	715,500	2014	22	715,500
2016	25	8,400	2015	25	8,400	2014	25	8,400
	Total:	4,538,300	Total:		4,538,300	Total:		4,538,300

EXEMPTIONS

Year	Type	Description	Amount
		Total:	

OTHER ASSESSMENTS

Code	Description	Number	Amount	Comm. Int.

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD

NBHD/ SUB	NBHD Name	Street Index Name	Tracing	Batch
0001/A				

NOTES

ABUTTS MERRITT PKWY
MINOR ALTERS.N/C 10/06/006
CELL TOWER; 2 SHEDS
6 SITES

OBSERVATORY BUILDINGS IN BACK

APPRAISED VALUE SUMMARY

Appraised Bldg. Value (Card)	650,700
Appraised XF (B) Value (Bldg)	0
Appraised OB (L) Value (Bldg)	0
Appraised Land Value (Bldg)	5,449,200
Special Land Value	0
Total Appraised Parcel Value	6,483,300
Valuation Method:	C
Adjustment:	0
Net Total Appraised Parcel Value	**6,483,300**

BUILDING PERMIT RECORD

Permit ID	Issue Date	Type	Description	Amount	Insp. Date	% Comp.	Date Comp.	Comments
69286	12/05/2007		ALTERATIONS	0		100		MINOR ALTERATION
67136	04/05/2006		ALTERATIONS	17,000		100		MINOR INT ALT TO F
61524	10/03/2001		ATTACH SPRINT PC	54,000		100		ATTACH SPRINT PCS
60492	11/06/2000		REPAIR EXISTING S	0		100		REPAIR EXISTING ST.
57427	06/01/1998		12 X 30 X 15 EQUIP E	0		100		12 X 30 X 15 EQUIP BL

VISIT/ CHANGE HISTORY

Date	Type	IS	ID	Cd.	Purpose/Result

LAND LINE VALUATION SECTION

B #	Use Code	Use Description	Zone	D	Front	Depth	Units		Unit Price	I. Factor	S.A.		C. Factor	ST. Idx	Adj.	Notes- Adj	Special Pricing		S Adj Fact	Adj. Unit Price	Land Value
1	922	Mun Bldg Com	AAA				4.00	AC	1,200,000.00	1.0000	C		1.00	F	1.00				.00		4,800,000
1	922	Mun Bldg Com	AA				3.91	AC	120,000.00	1.0000	0		1.00		0.00	EXCESS			.00		469,200
1	922	Mun Bldg Com	AA				1	SF	180,000.00	1.0000	0		1.00		0.00	LAND LEASE VALU			.00		180,000

Total Card Land Units: 7.91 AC | Parcel Total Land Area: 7.91 AC | Total Land Value: 5,449,200

Property Location: 180 BAYBERRY LN **MAP ID:** F15/ / 058/000 / **Bldg Name:** **State Use:** 922

Vision ID: 10353 **Account #** 29153 **Bldg #:** 1 of 2 **Sec #:** 1 of 1 **Card** 1 of 2 **Print Date:** 01/06/2018 19:50

CONSTRUCTION DETAIL

Element	Cd.	Ch.	Description
Style	85		Office Bldg
Model	94		Commercial
Grade	04		Average +10
Stories	1		
Occupancy	1		
Exterior Wall 1	15		Concr/CinderBk
Exterior Wall 2	03		Below Average
Roof Structure	03		Gable
Roof Cover	03		Asphalt/F Glas
Interior Wall 1	05		Drywall
Interior Wall 2			
Interior Floor 1	11		Ceram Clay Til
Interior Floor 2			
Heating Fuel	03		Gas
Heating Type	04		Forced Air
AC Type	01		None
Bldg Use	922		Mun Bldg Com
Income Adj			
Heat/AC	00		None
Frame Type	03		Masonry
Baths/Plumbing	02		Average
Ceiling/Walls	02		Ceiling Only
Rooms/Prtns	02		Average
Wall Height	10		
% Comn Wall			

CONSTRUCTION DETAIL (CONTINUED)

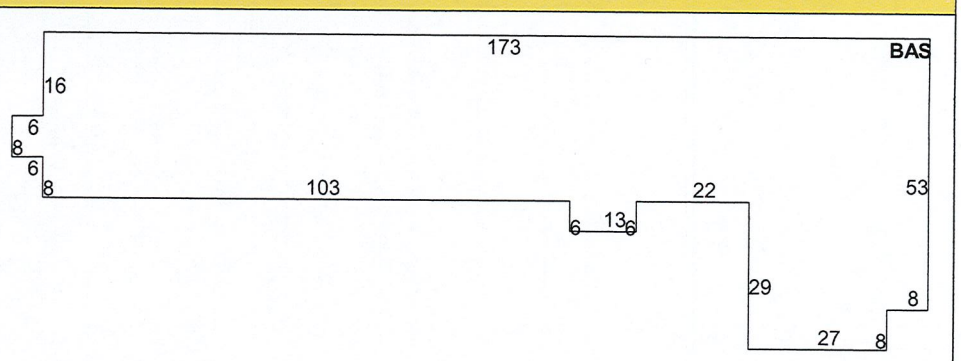
Element	Cd.	Ch.	Description

MIXED USE

Code	Description	Percentage
922	Mun Bldg Com	100

COST/MARKET VALUATION

Adj. Base Rate:	149.08
	985,886
Net Other Adj:	0.00
Replace Cost	985,886
AYB	1900
Dep Code	A
Remodel Rating	
Year Remodeled	
Dep %	34
Functional Obslnc	
External Obslnc	
Cost Trend Factor	
Special Condition Code	
% Complete	
Overall % Cond	66
Apprais Val	650,700
Dep % Ovr	0
Dep Ovr Comment	
Misc Imp Ovr	0
Misc Imp Ovr Comment	
Cost to Cure Ovr	0
Cost to Cure Ovr Comment	



No Photo On Record

OB-OUTBUILDING & YARD ITEMS(L) / XF-BUILDING EXTRA FEATURES(B)

Code	Description	Sub	Sub Descript	L/B	Units	Unit Price	Yr	Gde	Dp Rt	Cnd	%Cnd	Apr Value

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BAS	First Floor	6,613	6,613		149.08	985,886
	Ttl. Gross Liv/Lease Area:	6,613	6,613			985,886

Property Location: 180 BAYBERRY LN | **MAP ID:** F15/ / 058/000 / | **Bldg Name:** | **State Use:** 922

Vision ID: 10353 | **Account #** 29153 | **Bldg #:** 2 of 2 | **Sec #:** 1 of 1 | **Card** 2 of 2 | **Print Date:** 01/06/2018 19:50

CURRENT OWNER	TOPO.	UTILITIES	STRT./ROAD	LOCATION
WESTPORT TOWN OF NIKE SITE 110 MYRTLE AVE WESTPORT, CT 06880 Additional Owners:			1 Public	

SUPPLEMENTAL DATA

Other ID:	5441112	Lift Hse	
Historic ID			
Census	503		
WestportCode	F38		
Survey Map	8960		
Survey Map			
GIS ID: F15058000		*ASSOC PID#*	

CURRENT ASSESSMENT

Description	Code	Appraised Value	Assessed Value
EX COM LN	21	5,449,200	3,814,400
EX COM BL	22	1,022,100	715,500
EX CM OTB	25	12,000	8,400
	Total	6,483,300	4,538,300

6158
WESTPORT, CT

VISION

RECORD OF OWNERSHIP	BK-VOL/PAGE	SALE DATE	q/u	v/i	SALE PRICE	V.C.
WESTPORT TOWN OF	0/ 0	11/14/2002	U	I	0	29

PREVIOUS ASSESSMENTS (HISTORY)

Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
2016	21	3,814,400	2015	21	3,814,400	2014	21	3,814,400
2016	22	715,500	2015	22	715,500	2014	22	715,500
2016	25	8,400	2015	25	8,400	2014	25	8,400
Total:		4,538,300	*Total:*		4,538,300	*Total:*		4,538,300

EXEMPTIONS

Year	Type	Description	Amount
		Total:	

OTHER ASSESSMENTS

Code	Description	Number	Amount	Comm. Int.

This signature acknowledges a visit by a Data Collector or Assessor

APPRAISED VALUE SUMMARY

Appraised Bldg. Value (Card)	371,400
Appraised XF (B) Value (Bldg)	0
Appraised OB (L) Value (Bldg)	12,000
Appraised Land Value (Bldg)	0
Special Land Value	0
Total Appraised Parcel Value	6,483,300
Valuation Method:	C
Adjustment:	0
Net Total Appraised Parcel Value	6,483,300

ASSESSING NEIGHBORHOOD

NBHD/ SUB	NBHD Name	Street Index Name	Tracing	Batch
0001/A				

NOTES

BUILDING PERMIT RECORD

Permit ID	Issue Date	Type	Description	Amount	Insp. Date	% Comp.	Date Comp.	Comments

VISIT/ CHANGE HISTORY

Date	Type	IS	ID	Cd.	Purpose/Result

LAND LINE VALUATION SECTION

B #	Use Code	Use Description	Zone	D	Front	Depth	Units		Unit Price	I. Factor	S.A.		C. Factor	ST. Idx	Adj.	Notes- Adj	Special Pricing		S Adj Fact	Adj. Unit Price	Land Value
2	922	Mun Bldg Com	AAA				0.00	AC	0.00	1.0000	0		1.00		0.00				.00		0

Total Card Land Units: 0.00 AC | **Parcel Total Land Area:** 7.91 AC | **Total Land Value:** 0

Property Location: 180 BAYBERRY LN **MAP ID:** F15/ / 058/000 / **Bldg Name:** **State Use:** 922

Vision ID: 10353 **Account #** 29153 **Bldg #:** 2 of 2 **Sec #:** 1 of 1 **Card** 2 of 2 **Print Date:** 01/06/2018 19:50

CONSTRUCTION DETAIL

Element	Cd.	Ch.	Description
Style	85		Office Bldg
Model	94		Commercial
Grade	01		Minimum
Stories	1		
Occupancy	1		
Exterior Wall 1	15		Concr/CinderBk
Exterior Wall 2			
Roof Structure	03		Gable
Roof Cover	03		Asphalt/F Glas
Interior Wall 1	05		Drywall
Interior Wall 2			
Interior Floor 1	11		Ceram Clay Til
Interior Floor 2			
Heating Fuel	04		Electric
Heating Type	07		Electr Basebrd
AC Type	01		None
Bldg Use	922		Mun Bldg Com
Income Adj			
Heat/AC	00		None
Frame Type	06		Fireprf Steel
Baths/Plumbing	02		Average
Ceiling/Walls	02		Ceiling Only
Rooms/Prtns	02		Average
Wall Height	10		
% Comn Wall			

CONSTRUCTION DETAIL (CONTINUED)

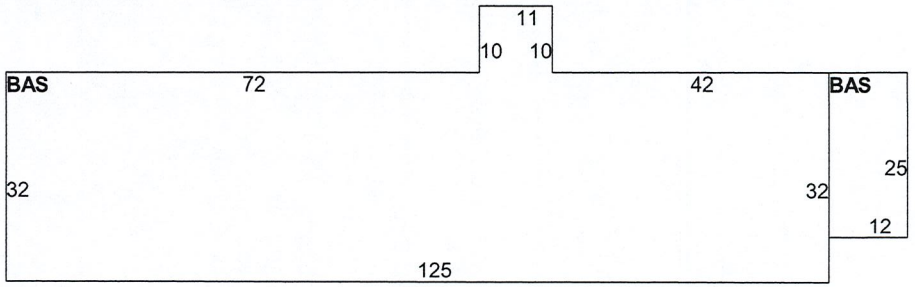
Element	Cd.	Ch.	Description

MIXED USE

Code	Description	Percentage
922	Mun Bldg Com	100

COST/MARKET VALUATION

Adj. Base Rate:	127.61
	562,765
Net Other Adj:	0.00
Replace Cost	562,765
AYB	1900
Dep Code	A
Remodel Rating	
Year Remodeled	
Dep %	34
Functional Obslnc	
External Obslnc	
Cost Trend Factor	
Special Condition Code	
% Complete	
Overall % Cond	66
Apprais Val	371,400
Dep % Ovr	0
Dep Ovr Comment	
Misc Imp Ovr	0
Misc Imp Ovr Comment	
Cost to Cure Ovr	0
Cost to Cure Ovr Comment	



No Photo On Record

OB-OUTBUILDING & YARD ITEMS(L) / XF-BUILDING EXTRA FEATURES(B)

Code	Description	Sub	Sub Descript	L/B	Units	Unit Price	Yr	Gde	Dp Rt	Cnd	%Cnd	Apr Value
SHD1	Shed	FR	Frame	L	725	11.00	1999	3		6	75	6,000
SHD1	Shed	FR	Frame	L	382	11.00	1999	3		6	75	3,200
SHD1	Shed	FR	Frame	L	336	11.00	1999	3		6	75	2,800

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BAS	First Floor	4,410	4,410		127.61	562,765
	Ttl. Gross Liv/Lease Area:	4,410	4,410			562,765