

STATE OF CONNECTICUT
CONNECTICUT SITING COUNCIL

Ten Franklin Square, New Britain, CT 06051

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

E-Mail: siting.council@ct.gov

www.ct.gov/csc

April 26, 2012

Daniel M. Laub, Esq.
Christopher B. Fisher, Esq.
Cuddy & Feder LLP
445 Hamilton Avenue, 14th Floor
White Plains, NY 10601

RE: **DOCKET NO. 420** - SBA Towers III Certificate of Environmental Compatibility and Public Need for the construction, maintenance and management of a telecommunications facility located at 350B Cossaduck Hill Road, North Stonington, Connecticut.

Dear Attorneys Laub and Fisher:

At a public meeting of the Connecticut Siting Council (Council) held on April 26, 2012, the Council considered and approved the Development and Management (D&M) Plan submitted for this project on April 13, 2012 with the following conditions:

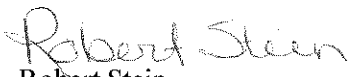

- Drainage calculations for the access drive and associated drainage infrastructure stamped by a licensed Professional Engineer in the State of Connecticut shall be submitted for staff review and approval within 30 days of the date of this letter; and
- Any request for extension shall be submitted to the Council in writing for approval.

This approval applies only to the D&M Plan submitted on April 13, 2012. Any changes to the D&M Plan require advance Council notification and approval.

Please be advised that deviations from this plan are enforceable under the provisions of the Connecticut General Statutes § 16-50u. Enclosed is a copy of the staff report on this D&M Plan, dated April 26, 2012.

Thank you for your attention and cooperation.

Very truly yours,

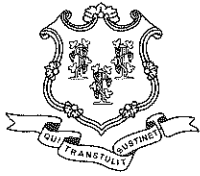

Robert Stein
Chairman 

RS/MP/laf

Enclosure: Staff Report, dated April 26, 2012

c: Parties and Intervenors

The Honorable Nicholas H. Mullane, II, First Selectman, Town of North Stonington
Craig Grimord, Senior Planning & Zoning Official, Town of North Stonington



STATE OF CONNECTICUT

CONNECTICUT SITING COUNCIL

Ten Franklin Square, New Britain, CT 06051

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

E-Mail: siting.council@ct.gov

www.ct.gov/csc

Docket 420

North Stonington – 350B Cossaduck Hill Road

SBA Towers III

Development and Management Plan

Staff Report

April 26, 2012

On February 2, 2012, the Connecticut Siting Council (Council) issued a Certificate of Environmental Compatibility and Public Need to SBA Towers III (SBA) for the construction, maintenance and management of a wireless telecommunications facility at 350B Cossaduck Hill Road, North Stonington, Connecticut. In its decision, the Council specified that the approved tower shall not exceed 190 feet in height. As required in the Council's Decision and Order, SBA submitted a Development and Management (D&M) Plan for this facility on April 13, 2012.

SBA's site is located on an 11.66-acre parcel owned by Paul Buehler. Land use in the general proximity of the site is mainly agricultural land, undeveloped woodlands and low-density residential development.

SBA would lease a 100-foot by 100-foot area (10,000 square feet) in the eastern portion of the property. Within its lease area, SBA will construct a 75-foot by 75-foot compound to be enclosed by an eight-foot high chain link fence.

SBA's tower will be 190 feet tall and is designed in accordance with Rev. F and G of the ANSI/TIA-222 standard for steel towers. New Cingular Wireless PCS, LLC (AT&T) will install 9 panel antennas (three per sector) on a low-profile platform at a centerline height of 186 feet above ground level. The tower has been designed to have a setback radius of approximately 50 percent of the height or 95 feet, which is well within the boundaries of the subject property.

AT&T will install its ground equipment inside a 12-foot by 20-foot equipment shelter. A 50-kW emergency generator will be installed on a concrete pad next to its equipment shelter. The 190-foot tower will be able to accommodate three additional wireless carriers.

Vehicular access to the proposed facility would utilize the approximately 1,720-foot existing access drive and then continue along a new gravel access drive for approximately 740 feet to the compound. Utilities are located on an existing overhead right-of-way that crosses the proposed access drive. One new pole will be installed at that location, and utility service will continue approximately 390 feet underground to the compound.

Approximately 62 trees with a diameter of six inches or greater at breast height will be removed. This is greater than previously expected because final site engineering required a shift in a 300-foot length of the access drive so as not to encroach on an abutting property. No landscaping is proposed for the facility.

SBA will install erosion and sedimentation controls consistent with the *2002 Connecticut Guidelines for Soil Erosion and Sediment Control* around the area that will be disturbed during construction. They will be kept in place during the construction period.

The D&M plans as presented conform to the Council's Decision and Order.



**LIST OF PARTIES AND INTERVENORS
SERVICE LIST**

Status Granted	Document Service	Status Holder (name, address & phone number)	Representative (name, address & phone number)
Applicant	<input checked="" type="checkbox"/> U.S. Mail	SBA Towers III (SBA) and New Cingular Wireless PCS, LLC (AT&T)	<p>Daniel M. Laub, Esq. Christopher B Fisher, Esq. Cuddy & Feder LLP 445 Hamilton Avenue, 14th Floor White Plains, NY 10601 (914) 761-1300 (914) 761-5372 fax dlaub@cuddyfeder.com cfisher@cuddyfeder.com</p> <p>Hollis Redding SBA One Research Drive, Suite 200C Westborough, MA 01581 hredding@sbsite.com</p> <p>Michele Briggs AT&T 500 Enterprise Drive Rocky Hill, CT 06067-3900 michele.g.briggs@cingular.com</p>
Party (granted 09/20/11)		<p>Peter R. and Gisele A. Buehler 350D Cossaduck Hill Rd. North Stonington, CT 06359</p> <p>16247 Fringe Tree Drive Spring Hill, FL 34610 (860) 245-5050 or (727) 856-1963 buehlerga@comcast.net</p>	