



STATE OF CONNECTICUT

CONNECTICUT SITING COUNCIL

Ten Franklin Square, New Britain, CT 06051

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www.ct.gov/csc

CERTIFIED MAIL RETURN RECEIPT REQUESTED

July 13, 2015

Kenneth C. Baldwin, Esq.
Robinson & Cole LLP
280 Trumbull Street
Hartford, CT 06103-3597

RE: **PETITION NO. 1161** - Cellco Partnership d/b/a Verizon Wireless petition for a declaratory ruling that no Certificate of Environmental Compatibility and Public Need is required for the proposed installation of a small cell telecommunications facility on the roof of an existing residential apartment building located at 96 Clinic Drive, New Britain, Connecticut.

Dear Attorney Baldwin:

At a public meeting held on July 9, 2015, the Connecticut Siting Council (Council) considered and ruled that the above-referenced proposal would not have a substantial adverse environmental effect, and pursuant to Connecticut General Statutes § 16-50k, would not require a Certificate of Environmental Compatibility and Public Need with the following conditions:

- Unless otherwise approved by the Council, if the facility authorized herein is not fully constructed within three years from the date of the mailing of the Council's decision, this decision shall be void, and the facility owner/operator shall dismantle the facility and remove all associated equipment or reapply for any continued or new use to the Council before any such use is made. The time between the filing and resolution of any appeals of the Council's decision shall not be counted in calculating this deadline. Authority to monitor and modify this schedule, as necessary, is delegated to the Executive Director. The facility owner/operator shall provide written notice to the Executive Director of any schedule changes as soon as is practicable;
- Any request for extension of the time period to fully construct the facility shall be filed with the Council not later than 60 days prior to the expiration date of this decision and shall be served on all parties and intervenors, if applicable, and the City of New Britain;
- Within 45 days after completion of construction, the Council shall be notified in writing that construction has been completed;
- Any nonfunctioning antenna and associated antenna mounting equipment on this facility owned and operated by the Petitioner shall be removed within 60 days of the date the antenna ceased to function;
- If the facility ceases to provide wireless services for a period of one year the Petitioner shall dismantle the tower and remove all associated equipment or reapply for any continued or new use to the Council within 90 days from the one year period of cessation of service. The Petitioner may submit a written request to the Council for an extension of the 90 day period not later than 60 days prior to the expiration of the 90 day period; and

- This Declaratory Ruling may be transferred or partially transferred, provided both the facility owner/operator/transferor and the transferee are current with payments to the Council for their respective annual assessments and invoices under Conn. Gen. Stat. §16-50v. The Council shall be notified of such sale and/or transfer and of any change in contact information for the individual or representative responsible for management and operations of the facility within 30 days of the sale and/or transfer. Both the facility owner/operator/transferor and the transferee shall provide the Council with a written agreement as to the entity responsible for any quarterly assessment charges under Conn. Gen. Stat. §16-50v(b)(2) that may be associated with this facility.

This decision is under the exclusive jurisdiction of the Council and is not applicable to any other modification or construction. All work is to be implemented as specified in the petition dated May 29, 2015.

Enclosed for your information is a copy of the staff report on this project.

Very truly yours,

A handwritten signature in blue ink that reads "Robert Stein" followed by the initials "MAB".

Robert Stein
Chairman

RS/MP/lm

Enclosure: Staff Report dated July 9, 2015

- c: The Honorable Erin Stewart, Mayor, City of New Britain
Sergio Lupo, Director of License Permit & Inspections, City of New Britain
The Honorable Rachelle Rochette, Mayor, Town of Berlin
Denise McNair, Town Manager, Town of Berlin
Maureen Giusti, Zoning Enforcement Officer, Town of Berlin
Marconi Enterprises LLC



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Petition No. 1161

Cellco

96 Clinic Drive, New Britain

Small Cell Facility

Staff Report

July 9, 2015

On June 1, 2015, the Connecticut Siting Council (Council) received a petition from Cellco Partnership d/b/a Verizon Wireless (Cellco) for a declaratory ruling that no Certificate of Environmental Compatibility and Public Need is required for the proposed installation of a small cell telecommunications facility at 96 Clinic Drive, New Britain. Currently, Cellco is experiencing capacity issues at its New Britain 4 site (NB4 Site) located at 200 Stanley Street, New Britain. The NB4 Site is operating beyond its capacity limits. Significant residential and commercial development in the vicinity of the NB4 Site, New Britain High School, and Willow Brook Park have been identified as data traffic concentration areas that contribute to the existing capacity problems. In an effort to resolve this capacity problem and provide customers with improved wireless services in the area, Cellco proposes to install a small cell facility. As an additional benefit, this small cell facility would improve 2100 MHz signal strength in portions of southern New Britain and northern Berlin.

Specifically, Cellco would install a small tower on the roof of an existing residential apartment building owned by Marconi Enterprises LLC. The tower would have a single canister-type antenna at the top and one remote radio head (RRH) near its base. The tower, antenna, and RRH would be concealed by a faux chimney. The faux chimney would reach a maximum height of 32.4 feet above ground level (agl). This is approximately 8.6 feet above the existing roof line at 23.8 feet agl. Cellco's equipment would be installed in the basement of the building. Electrical service would connect to existing service inside the building. Telephone service would connect to an existing pole adjacent to the subject property on Clinic Drive.

The subject property is located within New Britain's A-3 Zone. The property is surrounded by a medical office, multi-family residential and single-family residential uses along Clinic Drive, Rackliffe Drive, and Walsh Street. The nearest off-site residential structure is located approximately 110 feet to the north-northeast.

The visual impact is not expected to be significant due to the stealth design and the limited height (i.e. less than nine feet above the roof of the building). There would be no outdoor equipment compound.

The maximum worst-case power density would be 12.8 percent of the applicable limit. No notice is required to the Federal Aviation Administration.

Notice was provided to the City of New Britain, the Town of Berlin (located within 2,500 feet of the proposed project), the property owner, and abutting property owners on or about May 29, 2015. No comments have been received to date.

Cellco contends that this proposed project would not have a substantial adverse environmental impact.

Site Location

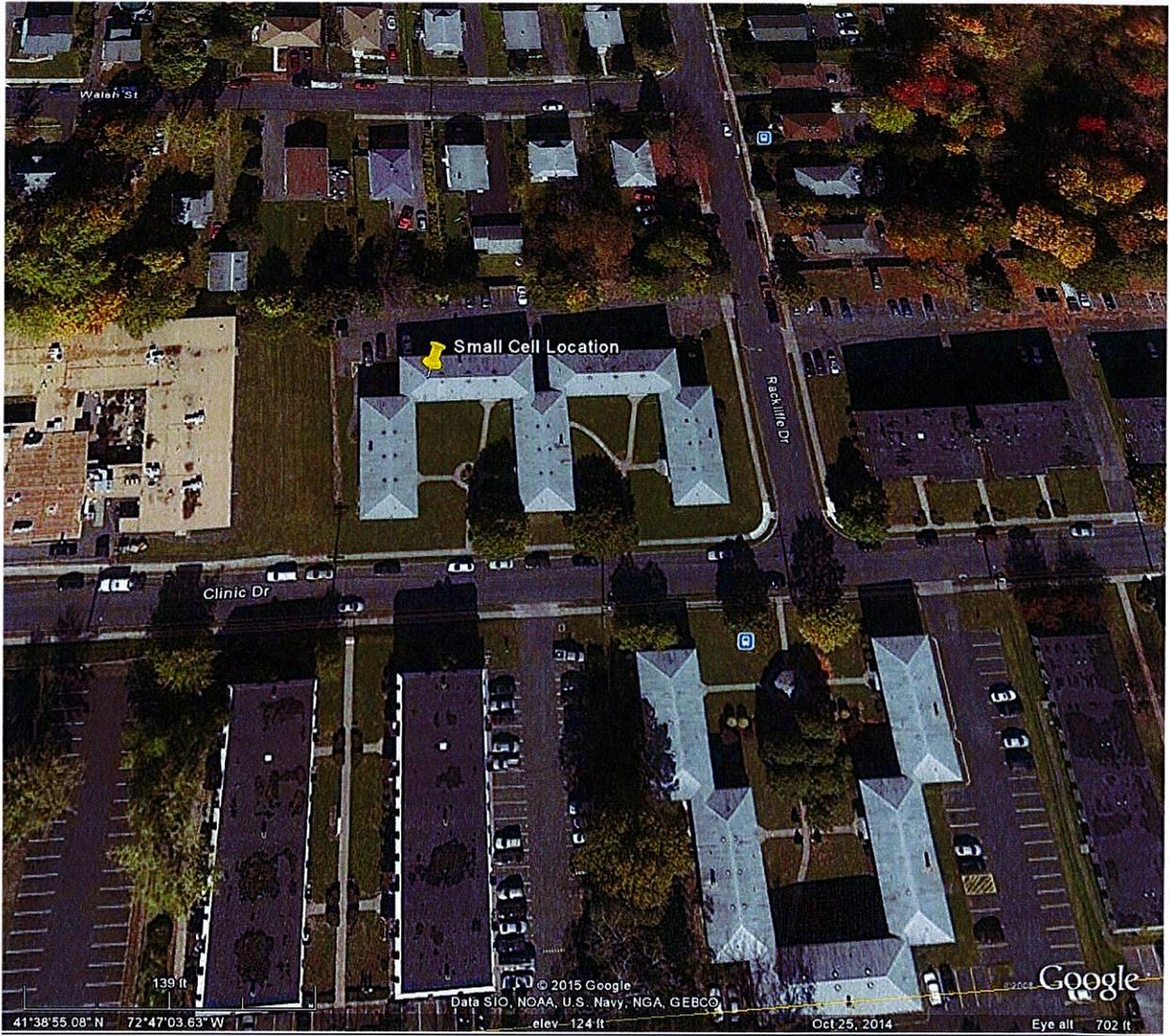


Photo-simulation as viewed from Clinic Drive

