

**STATE OF CONNECTICUT
CONNECTICUT SITING COUNCIL**

IN RE:

APPLICATION OF OPTASITE TOWERS LLC
AND OMNIPOINT COMMUNICATIONS, INC.
FOR A CERTIFICATE OF ENVIRONMENTAL
COMPATIBILITY AND PUBLIC NEED FOR
THE CONSTRUCTION, MAINTENANCE AND
OPERATION OF A TELECOMMUNICATIONS
FACILITY AT 1027 MIDDLE TURNPIKE EAST
MANCHESTER, CONNECTICUT

DOCKET NO. 328

Date: FEBRUARY 27, 2007

**INTERROGATORY RESPONSES TO CONNECTICUT SITING COUNCIL
FROM CO-APPLICANTS OPTASITE TOWERS LLC AND OMNIPOINT
COMMUNICATIONS, INC.**

Co-applicants Optasite Towers LLC ("Optasite") and Omnipoint Communications, Inc. ("T-Mobile") submit the following responses to the interrogatories from the Connecticut Siting Council in connection with the above captioned Docket.

Questions for Optasite:

Q1. How many of the return receipts for the notices sent to abutting landowners did Optasite receive? If some return receipts were not received, did Optasite make other attempts to notify the landowners? If yes, explain.

A1. Of the fifteen (15) abutting landowners, return receipts were received from twelve (12) landowners. A second certified mailing was sent on February 26, 2007 to the three (3) abutting landowners. Of note, one of those landowners, John C. Roberts II, contacted the attorneys for the co-applicants via telephone. He stated that he had, in fact, received the mailing but it was "destroyed" by the Post Office. Therefore, he stated that he did not sign for the mailing and requested a new copy. That copy was sent on February 26, 2007. If return receipts are not received back from the final three abutting landowners, the co-applicants will send out a third and final mailing.

Q2. When did Optasite begin looking for a site in this area of Manchester?

A2. Optasite began looking for a site in this area of Manchester in March, 2005.

Q3. What prompted Optasite's search in this area?

A3. Optasite has a working relationship with T-Mobile to co-develop new tower facilities in the State of Connecticut. T-Mobile identified a need for a new facility in this area of Manchester and Optasite conducted the site search.

Q4. Is Optasite aware of any previous attempts to locate a facility in this vicinity?

A4. Yes. Optasite is aware of a proposed tower in the Town of Bolton by MCF Communications and is also aware that Marcus Communications also had previously had an application into the Council for the installation of a communications facility at 1027 Middle Turnpike East in Manchester.

Q5. Has Optasite received any indications that the Town of Manchester might be interested in using this tower for its antennas?

A5. Optasite has not received any indication from the Town of Manchester that it is interested. Optasite will, however, make space available to the town at no charge should they need space on the tower at the time of construction or any time thereafter.

Q6. Did Optasite receive any comments from Manchester town officials regarding its proposal? Did any of Manchester's boards and commissions hold any public meetings regarding this proposal? If so, did the board or commission issue any resolutions regarding the proposal? If yes, provide such resolutions.

A6. Optasite has met with Manchester town officials on several occasions to discuss this application. The comments received from town officials, including the Town Planner, Mark Pellegrini, have been incorporated into the application. In addition, Mr. Pellegrini has indicated that he will be sending in additional comments to the Council. To the best of Optasite's knowledge, no Manchester board or commission has held a public hearing regarding this proposal. The Manchester Planning Commission did discuss this application at one of its meetings but no public comment was included as part of that discussion.

Q7. Has Optasite contacted any other carriers about their possible interest in locating on this tower? Provide correspondence if available.

A7. Optasite has been in contact with all licensed carrier regarding their interest in co-locating on this tower. To date, Optasite does not have a lease with any of those carriers.

Q8. What are the dimensions of Optasite's proposed lease area?

A8. 60 feet by 120 feet.

Q9. To what engineering standard would the proposed tower be built?

A9. The tower will be designed to ANSI/EIA/TIA-222-G and will comply with the Connecticut State Building Code.

Q10. What is the distance and direction from the proposed tower's location to the nearest residence? Who owns this property?

A10. The closest residence is approximately 230 feet away to the northeast and located at 117 New Bolton Road. The property is owned by Vivian Christman.

Q11. How many residences are located within 1,000 feet of the proposed tower location?

A11. Based upon review of 2004 aerial photographs, there are approximately twenty-six (26) residences within 1,000 feet of the proposed tower location.

Q12. Did Optasite seek DEP's review of its plans? if so, has Optasite received any comments from DEP? If yes, provide comments.

A12. Optasite did seek DEP's review of its plans. Copies of correspondence between Optasite and DEP stating that this application will have no impact on any endangered or threatened species is attached hereto as Exhibit 1.

Q13. The site plan depicted in Map SC-2 of Exhibit A refers to proposed landscaping, but there is no mention of landscaping plans in the application narrative. Describe Optasite's landscaping plans for this facility.

A13. Proposed landscaping for this site will consist of evergreen trees randomly planted around the compound as shown on the compound plan (1/SC-2). Eighteen 6' white pines are proposed to provide screening of the proposed compound in conjunction with the existing trees in this area.

Q14. How much cut and fill would be required to develop the proposed site?

A14. 6.3 Cubic Yards of cut and 4.2 cubic yards of fill would be required.

Q15. Would any blasting be required to develop this site?

A15. No blasting will be required.

Q16. Provide a copy of Optasite's lease with the owners of the host property.

A16. See copy of the Notice of Lease attached hereto as Exhibit 2.

Questions for T-Mobile:

Q17. What is the distance from the site identified on the submitted propagation maps as CTHA075C to the sites identified as 01'113650, as CT11384D, and as CT11180C?

A17. Distance from CTHA075C to CT11365D: 1.80 Miles
Distance from CTHA075C to CT11384D: 1.68 Miles
Distance from CTHA075C to CT11180C: 2.20 miles

Q18. Would T-Mobile's ground equipment be housed in a shelter, or would it consist of cabinets on a concrete pad?

A18. The T-Mobile Equipment would consist of cabinets on a concrete pad.

Q19. What would T-Mobile use for back up power?

A19. T-Mobile will utilize Battery back-up power.

Q20. What are T-Mobile's licensed operating frequencies?

A20. T-Mobiles operating frequencies in the Manchester area are:
Transmit: 1935.000 MHz to 1945.000 MHz
Receive: 1855.000 MHz to 1865.000 MHz

Q21. What is the design signal strength for T-Mobile's system?

A21. T-Mobile's minimum design signal strength is -84dBm.

Q22. What is the existing signal strength in the area T-Mobile would serve from this proposed site?

A22. The existing signal strength in this area varies from -85 dBm to -100 dBm.

Q23. What would be the total area T-Mobile could cover from the proposed site?

A23. The total area T-Mobile could cover from the proposed site is 2.255 square miles.

Q24. What is the distance T-Mobile could cover on State Highway 85? On Middle Turnpike East?

A24. The distance T-Mobile could cover on State Highway 85 is 1.29 miles and the distance T-Mobile could cover on Middle Turnpike East is 1.89 miles.

Q25. Provide a propagation map, at the same scale as the maps provided in the application, showing only the area that would be covered from this site.

A25. See propagation map attached hereto as Exhibit 3.

Q26. Identify, by address, sites with which T-Mobile's antennas at the proposed site would hand off signals.

A26. The proposed site would hand off to the following sites:

- 1) CT11365D – 239 East Middle Turnpike, Manchester, CT – (Manchester PD) Monopole , Antenna Height : 163' AGL
- 2) CT11180C – 130 Vernon Road, Bolton, CT – Self Support Tower, Antenna Height: 134' AGL
- 3) CT11384D – 5 Glen Road, Manchester, CT – Smoke Stack, Antenna Height: 70' AGL
- 4) CT11377C – 55 Slater Street, Manchester, CT – Monopole, Antenna Height: 133'AGL
- 5) CT11187D – 494 Main Street, Manchester, CT – Rooftop, Antenna Height: 57' AGL

Q27. What is the minimum height at which T-Mobile could achieve its coverage objectives from this site?

A27. The minimum height at which T-Mobile could achieve its coverage objective from this site is 127'.

Q28. Provide a propagation map, at the same scale as the maps provided in the application, showing what T-Mobile's coverage would be at 10 feet below its antennas' proposed height of 127 feet.

A28. See propagation map attached hereto as Exhibit 4.

Q29. Has T-Mobile investigated any properties on Finley Road from which its antennas could cover the areas that would be covered by facilities at 1027 Middle Turnpike East and 12 Carpenter Road in Bolton?

A29. T-Mobile has not investigated any properties on Finley Road. Because of the existing terrain in the area, T-Mobile cannot obtain its coverage objectives for this application and the Docket 323 (12 Carpenter Road in Bolton) application through the

use of a single site. In addition, based upon information provided to T-Mobile, the majority of the land located in the Finley Road area is watershed property or owned by the City of Manchester Water Department and not lease-able.

Q30. Provide a propagation map, at the same scale as the maps provided in the application, that shows the propagation from T-Mobile's existing sites in the vicinity and the propagation patterns from both CTHA075C and CIEA076D.

A30. See propagation map attached hereto as Exhibit 5.

Respectfully Submitted,

By:  _____

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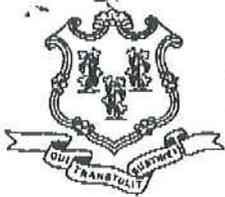
Certification

This is to certify that a copy of the foregoing has been mailed, this date to all parties and intervenors of record.



Carrie L. Larson

Ex 1



STATE OF CONNECTICUT
DEPARTMENT OF ENVIRONMENTAL PROTECTION



Bureau of Natural Resources
Wildlife Division
79 Elm Street, Sixth Floor
Hartford, CT 06106
Natural Diversity Data Base

January 30, 2007

Mr. Christopher Baird
EBI Consulting
Four A Street
Burlington, MA 01803

re: Optasite Telecommunication Facility at
1027 Middle Turnpike East in
Manchester, Connecticut

Dear Mr. Baird:

I have reviewed Natural Diversity Data Base maps and files regarding the area delineated on the map you provided for Optasite Telecommunication Facility at 1027 Middle Turnpike East in Manchester, Connecticut. According to our information, there are no known extant populations of Federal or State Endangered, Threatened or Special Concern Species that occur at the site in question.

Natural Diversity Data Base information includes all information regarding critical biological resources available to us at the time of the request. This information is a compilation of data collected over the years by the DEP's Natural History Survey and cooperating units of DEP, private conservation groups and the scientific community. This information is not necessarily the result of comprehensive or site-specific field investigations. Consultations with the Data Base should not be substitutes for on-site surveys required for environmental assessments. Current research projects and new contributors continue to identify additional populations of species and locations of habitats of concern, as well as, enhance existing data. Such new information is incorporated into the Data Base as it becomes available.

Please contact me if you have further questions at 424-3592. Thank you for consulting the Natural Diversity Data Base. Also be advised that this is a preliminary review and not a final determination. A more detailed review may be conducted as part of any subsequent environmental permit applications submitted to DEP for the proposed site.

Sincerely,

Dawn M. McKay
Biologist/Environmental Analyst 3

EX 2

NOTICE OF LEASE

am *G*
Notice is hereby given of a Land Lease Agreement executed on the 16th day of June, 2005, by and between Urban Realty Company, a Connecticut general partnership, with a principal address of c/o ~~Anthony~~ *Alexander* Urbanetti, 148 Forest Street, Manchester, Connecticut 06040, as Landlord, and Optasite Inc with a principal address of 446 Main Street Second Floor Worcester, MA 01608 as Tenant, under the terms of which the Landlord leased to the Tenant and known as 1027 Middle Turnpike East, Town of Manchester, County of Hartford, State of Connecticut, which Property is described on Exhibit A attached hereto.

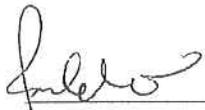
Said lease provides for the initial term to commence on the first (1st) day of the month in which Tenant is granted a building permit for the construction of its Communications Facility by the governmental agency charged with issuing such permits and expire on the last day of the first five (5) year term, all dates inclusive.

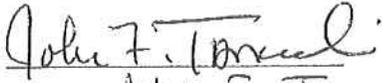
Tenant has a right to extend the term of said Lease for a period of twenty five (25) years, commencing on the first day of the first (1st) five (5) year renewal term and ending on the last day of the fifth (5th) renewal term.

In the event of any conflict between the provisions of the Lease and this Notice of Lease, the Lease shall be determinative and controlling

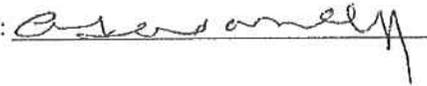
A copy of said Lease shall be on file at the executive offices of Landlord at c/o Anthony Urbanetti, 148 Forest Street, Manchester, Connecticut 06040, and of Tenant at 446 Main Street Second Floor Worcester, MA 01608, Attention: Manager Real Estate.

IN WITNESS WHEREOF, the Parties hereto have set their hands and affixed their respective seals the day and year first above written


WITNESS PAMELA WEST


WITNESS John F. Tancredi

LANDLORD:
Urban Realty Company

BY: 

TENANT:
Optasite, Inc.


WITNESS


WITNESS

By: 
James H. Ross III
President and Chief Operating Officer

STATE OF CONNECTICUT

) ss:

COUNTY OF HARTFORD

On the 16th day of June, 2005, before me, John Tancredi, Notary Public, personally appeared Alexander Urbanelli, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument, the person, or the entity upon behalf of which the person acted as his free act or deed, executed the instrument.

JOHN F. TANCREDI
NOTARY PUBLIC
MY COMMISSION EXPIRES JULY 31, 2005

John F. Tancredi
Commissioner of Superior Court
Notary Public
My Commission Expires:

COMMONWEALTH of MASSACHUSETTS

)SS:

COUNTY OF Worcester

The foregoing instrument was acknowledged before me this 12th day of December, 2005 by James H Ross III, President and Chief Operating Officer of Optasite, Inc. on behalf of such corporation as the president of such corporation, as his free act and deed.

Christina A. Scanlon
Commissioner of the Superior Court
Notary Public
My Commission Expires: July 10, 2009

EXHIBIT A

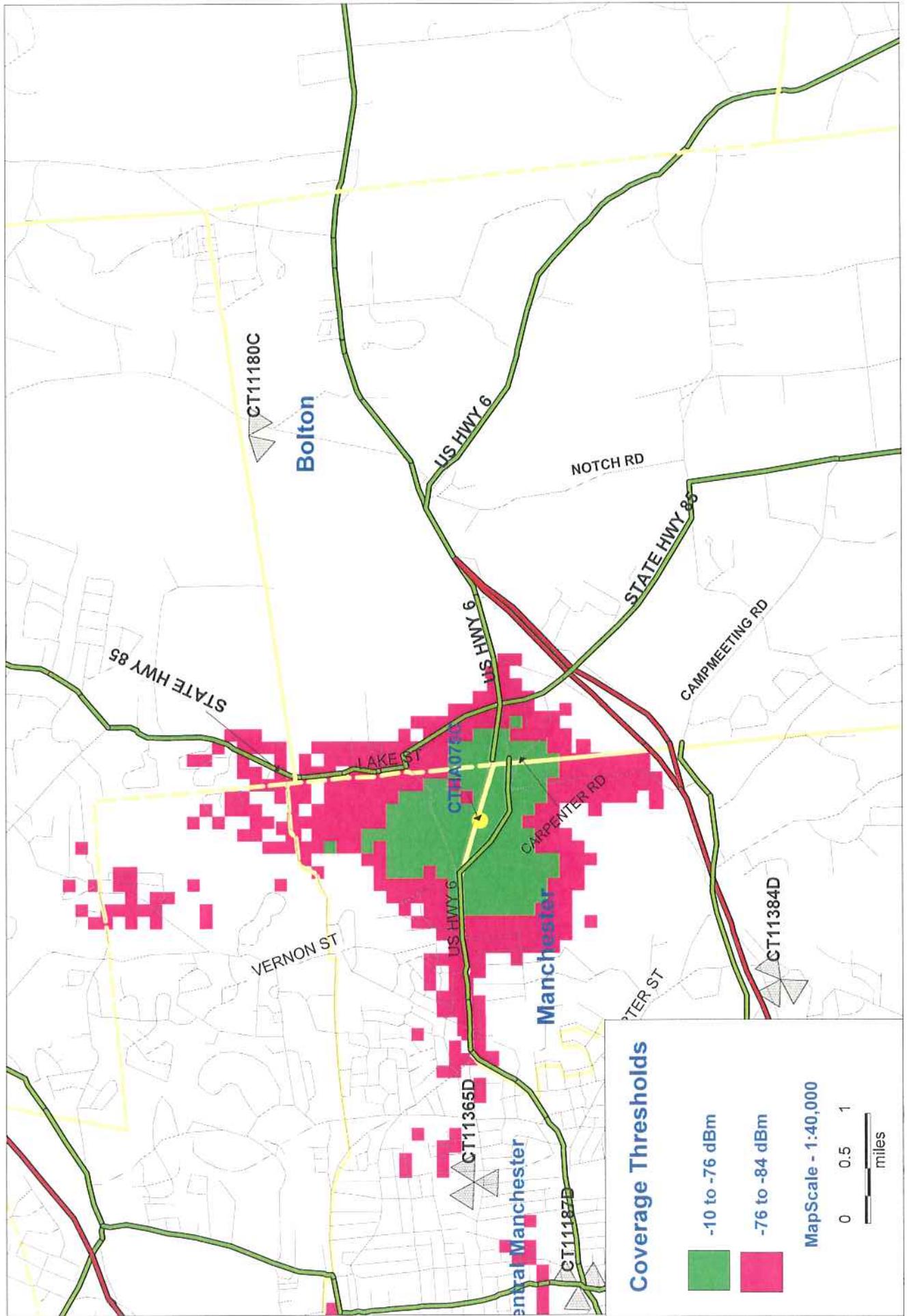
LEGAL DESCRIPTION OF LEASED PARCEL

The Land is described and/or depicted as follows:

State of; Connecticut
County of; Hartford
Town of; Manchester
Also known as; 1027 Middle Turnpike East

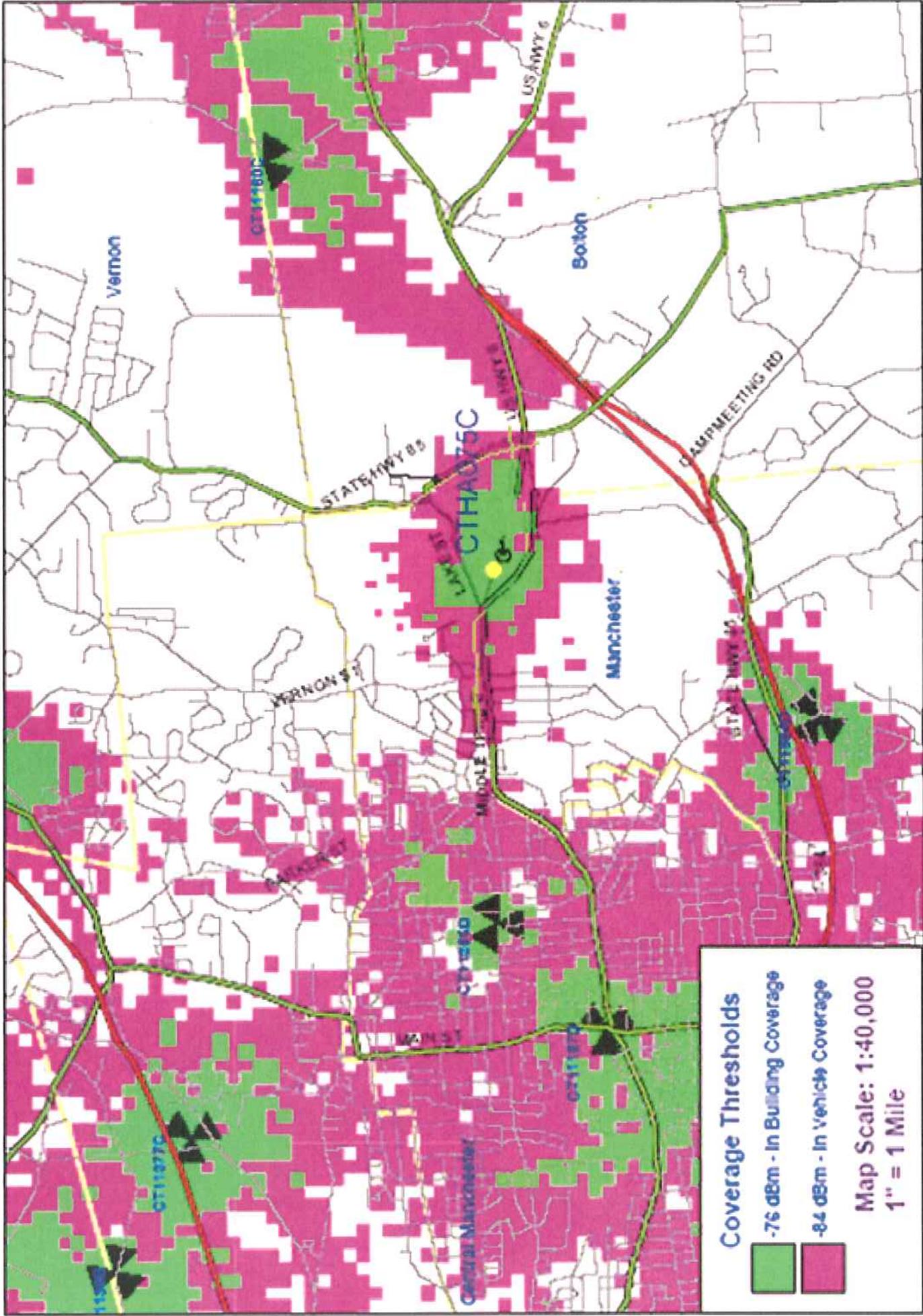
As listed in the Manchester, Connecticut Assessor's office as; map 064, parcel # 3950 1027

EX 3



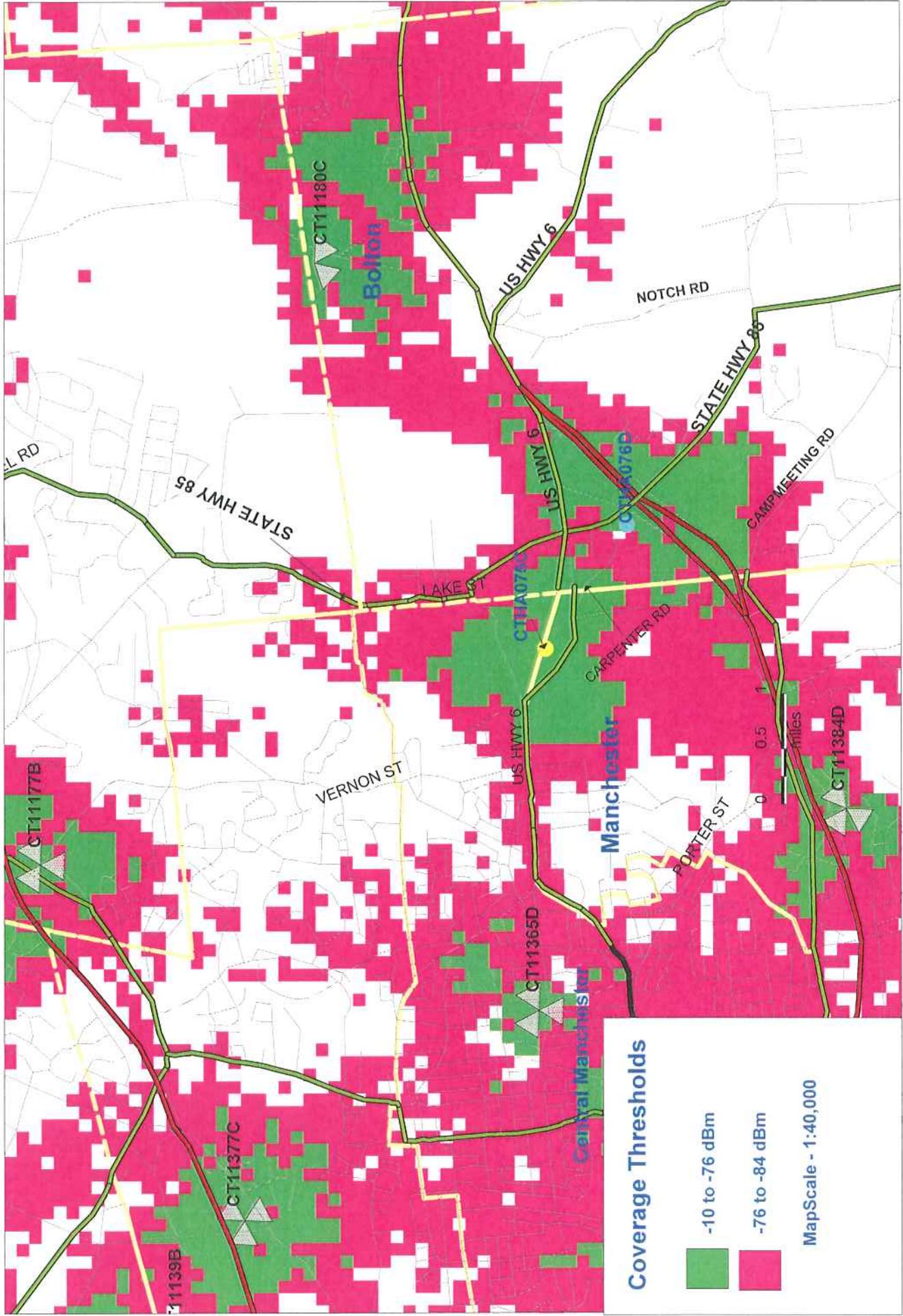
Proposed Coverage from T-Mobiles CTHA075C Facility @ 127'

Ex 4



Existing T-Mobile On Air Coverage With CTHA075C @117°

Ex 5



Proposed Coverage from T-Mobiles CTHA075C Facility @ 127' With Proposed CTHA076D (Bolton) @ 127'