

VILLAGE OF PAWLING
PLANNING BOARD

DATE: July 14, 2020
7:00 P. M.

AGENDA

- 1. Opening of Meeting, Roll Call and Pledge of Allegiance**
- 2. Approval of Minutes June 9, 2020**
- 3. Verizon Wireless**
85 Charles Colman Blvd.
- 4. Adjournment**

THE VILLAGE OF PAWLING PLANNING BOARD MINUTES

Date: July 14, 2020

Present: William Vollmer, Chairman
Lou Musella, Member
Rob Pfister, Member
Adam Muroski, Member
Scott Nickerson, Member - Absent

Also Present: Lauri Taylor, Trustee
Dave Daniels, Attorney
Bob Lusardi, Attorney
Johnathan Bardavid, Attorney
Caren LoBrutto, Planner
Joe Berger, Engineer
Hyde Clark Attorney
Nate Keenan, Site Acquisition Specialist

APPROVED BY
VILLAGE OF PAWLING
PLANNING BOARD

On, *Tuesday July 14, 2020* at 7:00 PM, the Planning Board met via Zoom Conference. The Meeting was called to order by Jennifer Strehle, Secretary, and began with role call as indicated above and The Pledge of Allegiance.

The secretary said we have a quorum, we have our consultants, is the applicant present? Hyde Clark, attorney with Young Summer in Albany for Verizon Wireless is present. The secretary asked if Nate Keenan with Titanic Engineering was on, he said yes. The secretary asked them to introduce themselves. Mr. Clark started the presentation. The secretary interrupted him saying we haven't officially started the meeting and asked the Chairman if he was ready. Mr. Vollmer said yes.

The Secretary read the following:

Due to public health and safety concerns related to COVID-19, the Village of Pawling Planning Board will not be meeting in-person. In accordance with the Governor's Executive Order 202.1, the July 14, 2020 board meeting will be held via Zoom Conference, and a transcript will be provided at a later date.

Minutes from

Mr. Musella made a Motion to accept the Minutes from the 6/9/20 Meeting for the Planning Board. Mr. Pfister seconded the Motion and all present Members were in favor.

Verizon Wireless – 85 Charles Colman Blvd. (Hudson Valley Plastics Building)

Mr. Vollmer asked the applicant to present their project. (All records are on file at the Planning Board Department). Mr. Clark said that project is for a small cell application which is a single antenna opposed to a major physicality. It is an existing 40 foot building located in an industrial zone which will be 48 height in feet. Small cell antennas are meant to target a specific target area, 1000 foot radius. The antenna would be placed on the roof top with supporting equipment on the parking lot side of the building which will be fenced in.

Mr. Vollmer asked if this was the only location that they came up with for this project in the Village and how many cells will it take to cover the Village? Mr. Keenan said they looked at The Dutcher House which fell through because of leasing issues which brought them to the Plastic Company where they are now. They could not locate existing poles due to height. Mr. Vollmer asked if they radiate out. Mr. Keenan said that is correct. Mr. Vollmer said that it has to be 40 – 50 foot range to be effective. Mr. Keenan said yes. Mr. Daniels asked what the minimum height is. Mr. Keenan said it depends on where it's located. Mr. Daniels said that 40 feet may not be the minimum. Mr. Keenan said correct.

Mr. Daniels said that he noticed in the application that there was no mentioned of any variances that will be needed for height. Mr. Clark said they will have to go through the code to make sure no variances are needed. Mr. Daniels said for the applicant to look at set back height and provisions in cell towers pertaining to location. These could be potential variances and will need to involve the ZBA in this.

Ms. Lobrutto asked if there would be any lighting required here. Mr. Clark said that no lighting is required. She asked if utility connections would be overhead. Mr. Keenan said they would be pulling from existing utility pole. Ms. Lobrutto said overhead from the pole to the equipment. Mr. Keenan said yes. Mr. Daniels said that he thinks that would be another variance. Ms. Lobrutto asked about the lease. Mr. Keenan said the lease is limited to a single antenna on the space. He said the overall build out plan for the Village in the future could be more built out. Right now this site should help the Village. Ms. Lobrutto asked how the lease would prevail with the sale of the building. Mr. Clark said the lease would get assigned to the new owner.

Mr. Daniels said that if you look at the Master Plan that property is in the center of the Village and asked if a visual assessment will be done and what is the five year build up plan. Mr. Clark said this equipment can only carry their antenna, they have no control over the owner allowing other carriers to put up antennas. They can provide a picture of what it looks like on other buildings. Mr. Daniels asked about the height. Mr. Clark said with the mount and antenna 10 feet in height. Mr. Daniels asked where on the roof it will be. Mr. Clark said closer to the

railroad tracks. Mr. Daniels asked if there will be an analysis of the cover gap. Mr. Clark said yes from their engineer. Mr. Daniels asked what the time frame for that will be. Mr. Clark said it should be ready by the next meeting. Mr. Bardavid asked if they are starting with 4G then expanding coverage. Mr. Clark said 4G.

Ms. Lobrutto asked if any Federal permits are required for this. Mr. Clark said that they have their FCC License which is all that is needed.

Mr. Musella asked about the code prohibited within 1000 feet of a park (Village Green). Mr. Daniels said that a variance will probably be needed when the completed application is received. Mr. Musella asked if the towers admit anything harmful. Mr. Clark said that as part of their submission they will provide a RF Safety Report which is a 3rd party report.

Mr. Daniels said that there should have been a meeting prior with the Code Enforcement Officer which didn't happen and there are items that haven't been provided so we do not have a complete application and he wants to know if the applicant shares that view. Mr. Clark said yes and that they wanted the opportunity to get in front of the board and have this initial presentation, and because they missed the CEO meeting he agrees that they have items they have to submit to be a complete application.

Mr. Vollmer said that it is clarified that there are several items or more that need to be added to the application in order for it to be complete.

Ms. Lobrutto said that she will review the SEQR form received and if any variances are needed. An application is not complete until SEQR is completed.

Mr. Daniels said that if variances are needed it will be a Type 1 Action.

Mr. Musella asked if the platform is on the MTA property and if the MTA needs to give permission to have it there. Mr. Vollmer said the applicant has to find out whose property it will be on. Mr. Clark said that will come up in leasing and they will confirm.

Mr. Vollmer asked what the equipment on the ground is. Mr. Keenan said it is an equipment cabinet.

Mr. Pfister asked if they provide hard lines to the antenna. Mr. Keenan said it's coming from an existing utility pole to our equipment. Mr. Pfister has a concern for safety of the height of the antenna.

The secretary said that we are going to need an escrow check from the applicant in the amount of \$10,000 and we are going to need that check by July 28th which is the submittal deadline. The next Planning Board meeting will be on August 11th. Mr. Clark said they will submit that.

Mr. Daniels asked the applicant when they anticipate they will submit the completed application. Mr. Clark said they have to speak with the RF Engineer. Mr. Clark agreed that they did not submit a complete application.

Adjournment:

Mr. Musella made a Motion to adjourn the meeting. Mr. Muroski seconded and all present Members were in favor.

Submitted by:

Jennifer Strehle, Secretary