

TOWN OF PLYMPTON
ZONING BOARD OF APPEALS

Meeting Minutes

Date: 24 July, 2018

Meeting Purpose:

- Review and approve Minutes of the May 24, 2018 and July 10, 2018 meetings.
- Conduct a continued public hearing for ZBA Case no. 18-0409 , Application of Industrial Tower and Wireless to construct a cell tower at 0 Palmer Road.

ZBA Business Meeting (opened at 6:06 pm)

Members present: Ken Thompson-chairman, Dave Alberti-secretary, Harry Weikel- member
Town Counsel, Robin Stein was also present.

Discussion:

- Meeting Minutes from May 24, 2018 and July 10, 2018 were reviewed and approved by the board.
- The Board discussed including a review of the Board's Application as an agenda item at a future meeting.

Business Meeting concluded at 6:31 pm.

ZBA Tower Continuation Hearing (opened at 6:31 pm)

Chairman read aloud the Hearing posting and opened the meeting. The Chair then recognized attorney, Jeffery Angley representing Industrial Tower and Wireless, LLC (the Applicant), who recapped the Cell Tower proposal as presented at prior hearings. He also reviewed the balloon test results for all present.

Town Counsel clarified with Applicant's attorney that there are no other cell towers within one linear mile of the proposed Tower and that parking was limited as required by the Zoning Bylaws at the proposed Cell Tower site. Town Counsel also verified with Attorney Angley that the closest dwelling is actually 245 feet from the proposed Tower, not 300 feet as listed in the Application.

The Chairman made note that regular mailings were sent to 16 additional abutters within 800 feet of the proposed Cell Tower property boundaries.

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The Chair then opened discussion to the public attendees.

Members of the public including abutters and residents expressed their concerns with and opposition to the Tower including that the height of the Tower may, in the future, be increased. The Board heard testimony about noise and health concerns, visual impacts, harm to property values and the environment, the adequacy of existing cell service and of alternative sites.

Examples of specific concerns and comments include:

Dave Alberti asked if locating a much higher Cell Tower in one of Plympton's north or south Industrial Zones would satisfy the void in coverage. Kevin Delaney of Industrial Tower & Wireless responded that would not work. .

The Chairman read aloud a letter from Plympton's First Congregational Church (Church) which questioned why the church was not contacted for consideration of the possibility a Cell Tower installation in the church's steeple. Colleen Thompson and Mike Matern representing the Church indicated that the Church is interested in hosting cell equipment and would be willing to make changes to its steeple to do so. The Applicant indicated that, although they did not speak with anyone at the Church, they did evaluate that option and determined it would not work. Mike Matern also questioned the claimed coverage gap.

Mary German of Plympton and her husband Bob German expressed their concerns for noise pollution from the proposed Tower installation. They provided sound recordings of a nearby tower in Middleboro which appear to be electrical cooling fans along with submitting several photos of that same installation. Attorney Angley indicated that the Applicant would agree to a condition that the project comply with the DEP noise policy. . Mrs. German reiterated her additional concerns about health, visual impacts and property values.

Art Morin of Plympton, read a statement from Keith Harlfinger and Keelin Smith who were unable to attend the meeting concerning visual impacts, harm to property values and the lack

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of a coverage gap and , presented photos of the balloon test taken from Keith's home which showed the balloon above the tree line

Art Morin also spoke to his opposition to the Tower. He requested the Applicant relook at another location with less visibility, possibly using a single pole tower. He also indicated based on the balloon test that the Tower will be visible from the historic district.

Dave Alberti passed copies to the Applicant and the public showing two single pole cell towers examples with tree branch disguises that he thought would help mitigate the appearance of a lattice tower and its antenna array.. Attorney Angley indicated they disfavor such disguises because they attract more attention to cell towers but that the Applicant would consider a monopole instead of a lattice tower.

The Chair offered one last opportunity for public comment and then the Board, upon a motion made and seconded, voted to close the public hearing. Following a brief recess, the Board began deliberations at approximately 8:00 pm.

The Board discussed the possibility of the Applicant constructing a monopole instead of a lattice tower but indicated they were not seeking to change the nature of the proposed Tower. The Board also discussed the standards pursuant to the Telecommunications Act, G.L. c. 40A and the Bylaws and members expressed their initial opinions on the Application. Following a brief recess requested by Town Counsel, the Board voted unanimously on a motion made and seconded to continue deliberations on the Application to July 31, 2018 at 6:30 pm in the same room.

The Meeting adjourned at 8:46 pm.

Respectfully submitted,

Dave Alberti 7/27/18