

Review is: Conceptual Formal
 Binding (404 Motels/VCOD/R.O.A.D. Project) Non-binding (All other commercial projects)

Review is by: Planning Board Design Review Committee

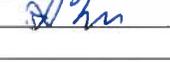
YARMOUTH TOWN CLERK

'17JUL12AM10:58 REC

DESIGN REVIEW COMMENT SHEET

Meeting Date: April 18, 2017, Room A at Yarmouth Town Hall Map: 50 Lot: 116 & 117.1
 Applicant: Cellco Partnership d/b/a Verizon Wireless c/o Gehring & Assoc. Zone(s): B2
 Site Location: 1045 & 1067 Route 28, South Yarmouth

Persons Present:

DCR Members Present	Yarmouth Town Staff Present	Applicant/Guests
Charlie Adams 	Kathy Williams	Carl Gehring
Sara Jane Porter 		
Jack McCormack 		
Dick Martin 		

DRC Review Started at: 4:06 PM
 DRC Review ended at: 4:54 PM

On a motion by Sara Jane Porter, seconded by Charlie Adams, the Design Review Committee (DRC) voted (4-0) to adjourn the April 18, 2017 DRC meeting at 4:54PM .

Project Summary

The applicant is proposing to install a wireless communications facility consisting of antennas hidden inside a 75' tall monopole, and accessory ground equipment and natural gas-fueled stand-by power generator, to be located at the base of the monopole behind solid fencing. The monopole and equipment is located between the two buildings on the property and will have visibility from Route 28.

Carl Gehring of Gehring & Associates gave a brief history of the project which was previously approved for antennas within a cupola on top of the post office building. This option was determined to be infeasible due to structure issues with the building. Verizon Wireless is now hoping to use a monopole. Carl Gehring noted that the proposed monopole was not a CCC Development of Regional Impact, although they would need a Variance from the ZBA for the 75' height. Mr. Gehring went over the attached plans.

DRC members asked miscellaneous questions regarding diameter of monopole, material of fencing (vinyl), power meter location in front, underground utilities, location of the facility and view from Route 28, color of the monopole, and need in this area for additional cell phone coverage.

DRC was interested in measures to improve the aesthetics of the proposed project. There were concerns that it stands out too much and is similar to a smoke stack, height is too high, and is impacting the existing tree buffer (leaving only 50'). Consider locating behind the building, additional vegetative screening around the fence and a darker color that blends with the background trees. Also consider additional in-lot parking lot and buffer trees and provide color samples of stealth stick. Provide a detail of a solid 8' tall cedar fence.

Carl Gehring will go back to the owner to discuss options to decrease visibility and will come back at a later date with additional information for a future meeting at a date to be determined.

On a motion by Sara Jane Porter, seconded by Charlie Adams, the Design Review Committee (DRC) voted (4-0) to approve the DRC Comments as meeting minutes for the April 18, 2017 DRC meeting for the monopole wireless communication facility project at 1045 & 1067 Route 28.

Read & Received by Applicant(s)

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ATTACHMENTS:

- **April 5, 2017 Letter from Gehring & Associations**
- **Design Review Application & Materials Specification Sheet**
- **April 5, 2017 Memo from Applicant - Statement in Support of Application for Design Review**
- **Letter of Authorization from Land Owner**
- **Photographic Renderings – Existing and Proposed**
- **Plans (all prepared by Turning Mill Consultants, Inc, last revision date of January 24, 2017):**
 - **T-1 – Title Sheet**
 - **Z-1 – Site Plan**
 - **Z-2 – Abutter Plan**
 - **Z-3 – Partial Enlarged Site Plan**
 - **Z-4 – Compound Plan**
 - **Z-5 – Site Details**
 - **Z-6 – Front Elevation**