



Town of Sturbridge Planning Board

Charles Blanchard
Wally Hersee
Dane LaBonte
Jeff Adams
Christopher Bouchard
Michael Chisholm
Susan Waters

Jean M. Bubon, Town Planner

PLANNING BOARD NOTICE OF DECISION SITE PLAN & SPECIAL PERMIT APPROVAL

Date: August 24, 2022

Applicant: Cellco Partnership d/b/a Verizon Wireless
15 Chestnut Street 4th Floor
Worcester, MA 01609

Phone: (508)269-0172

Owner: National Grid
40 Sylvan Road
Waltham, MA 02451

Parcel Information: Utility Pole #50-1 in the row of Main Street

Zoning Designation: Commercial District

Property Location: 179 Main Street

Description of Request: The applicant requests a Special Permit and Site Plan Approval under Article XIX and Article IX, Section 300-9.1 – 300-1.10 of the Zoning Bylaw to allow for the installation of a small antenna and associated equipment on an existing utility pole in the public right of way near 179 Main Street.

The following documents were received and reviewed as part of the initial application submittal on July 6, 2022:

- Cover Letter;
- Certified list of abutters;
- Narrative in support of application for Special Permit and Site Plan Approval;
- Exhibit 1 – Letter of Authorization from National Grid;
- Exhibit 2 – Site Drawings – Site Name: Sturbridge_SC01_MA, Location Code: 395284 – Site Address: Utility Pole No: 50, 179 Main Street, Sturbridge, MA 01766 (sic). Prepared by Nexius – A & E Office, 4 Macarthur Avenue, Devens, MA 01434 dated 6/23/22;
- Exhibit 3 – Radio Frequency Engineer Affidavit;
- Exhibit 4 – Emission Compliance

Additional Information Provided -

- Photographs of other sites and a rendering.

Additional Information Reviewed:

- Staff Comments were received from:
 - Rebecca Gendreau, Conservation Agent dated July 13, 2022
 - Mark Augello, DPW Operations Manager dated July 13, 2022
 - Lt. Jennifer Ashe, Fire Inspector dated July 13, 2022
 - Ken Lacey, Health Agent, dated July 18, 2022
 - Nelson Burlingame, Building Inspector, dated July 22, 2022

Applicable Section of Zoning By-Law: Article XIX & Article IX Section 300-9.1 – 300.1.10

Date of Meeting: August 23, 2022

Members Present: Charles Blanchard, Susan Waters, Jeff Adams, Dane LaBonte and Wally Hersee

At the Planning Board meeting of August 23, 2022 a motion was made by Mr. LaBonte, seconded by Mr. Hersee and voted 5-0 to grant the Site Plan and Special Permit for the installation of a small antenna and associated equipment on an existing utility pole in the public right of way near 179 Main Street as presented, with the following waiver requests and conditions:

Waivers Requested:

1. The Zoning Bylaw Section 300-9.3. Use Regulations (Q) requires the installation of a security barrier. The applicant has requested a Waiver to this requirement as the antennae is being installed on an existing utility pole.
2. The Zoning Bylaw Section 300-9.5 Review and Approval Procedures D. allows the Board to require a balloon test so the Board can review visual impact from neighboring areas. The applicant has requested a Waiver to this requirement as the antennae is being installed on an existing utility pole.
3. The Zoning Bylaw Section 300-9.5 Review and Approval Procedures E allows the Planning Board to retain a Peer Reviewer and charge the applicant for such review. The applicant has requested a Waiver to this requirement as the proposal is limited to the installation of a small cell antennae on an existing utility pole.

Conditions:

1. All construction and site improvements shall be in conformance with the plans and specifications submitted and approved by the Planning Board.

2. All State and Local Zoning Bylaws, Building Codes and Regulations must be adhered to.
3. All other necessary permits must be obtained prior to the start of construction.
4. The applicant shall notify the Planning Department office forty-eight hours prior to the start of construction.
5. Police Details, as appropriate shall be arranged and paid for by the applicant if needed during installation.

Approval has been limited to matters of Site Plan and Special Permit only and not to construction details. Any persons aggrieved by a decision of the Planning Board may appeal to the Superior Court in accordance with the General Laws, Chapter 40A, Section 17.


Charles Blanchard, Chair

8/29/22
Date Filed

cc: Nelson Burlingame, Building Inspector
Property Owner