

Planning Board- Meeting Minutes

Town of Wales

2/9/2022 6:00 PM

Present (VIRTUALLY): Jason Oney (**Jason O.**) *Board Member*, Sarah Ryan (**Sarah R.**) – *Board Member/Clerk*, Lynn Greene (**Lynn G.**) – *Chair/Board Member* – **ALL VIRTUAL MEETING**

Absent Board Members: Danelle LaFlower

Public Attendance: No public attendance

Lynn G. opens the public meeting at 4:09 PM.

Lynn Greene-	Yes
Jason Oney-	Yes
Sarah L. Ryan-	Yes

****Agenda Item:** SBA Communications – Building Permit Application

The Planning Board discusses the building permit application that was submitted by SBA Communications for the collocation of (3) antennas and associated equipment, including backup generator, at existing cell site, 188 Stafford Rd. The application states that no change is being made to tower/height or compound/size. Within the information provided by the applicant, it is stated that discretionary hearings and any associated notice do not apply to this eligible facility request. The Code Enforcement Officer determined that SBA Communications would need to consult with the Planning Board, being the Special Granting Authority for Wireless Communications Towers, regarding the need for a public hearing and special permit for the proposed work.

The Planning Board used the Massachusetts’s interactive GIS property map to determine the proximity of abutters to the existing cell site. The Planning Board read all FCC guidelines along with Middle Class Tax relief act information provided by the applicant. The Planning Board determined that a public hearing was not necessary due to the following reasons: (1) The FCC guidance gives exemption to the public hearing process, (2) the modification/proposed work is not a substantial change and (3) no abutters reside within 500 ft. of the proposed work, which in turn does not directly affect the public. Specifically, the Planning Board did request additional information regarding the installation of the proposed generator. This unit is self-enclosed with a built-in sound-attenuated aluminum enclosure, with run times for recharging of just over a minute once a week.

Motion 020922-01 by Sarah R. to waive the public hearing process for SBA Communications regarding the building permit submitted in November 2021, Seconded by Lynn G. No discussion, all in favor.

Lynn Greene-	Yes
Jason Oney-	Yes
Sarah L. Ryan-	Yes

Although the Planning Board has decided to waive the public hearing process for this particular application, the Planning Board is proposing that the applicants notify abutting landowners of this proposed work with possible service dates. The board feels that this courtesy is still informative to those that abut the land while allowing the building permitting process to move forward

Motion 020922-02 by Jason O. to adjourn the meeting at 4:18 PM, Seconded by Sarah R., no discussion all in favor.

Lynn Greene-	Yes
Jason Oney-	Yes
Sarah L. Ryan-	Yes