

CITY OF CAMBRIDGE

BOARD OF ZONING APPEAL

831 Massachusetts Avenue, Cambridge MA 02139

617-349-6100

2021 APR -1 PM 3:48

CITY OF CAMBRIDGE
CAMBRIDGE, MASSACHUSETTS*Amended*

BZA Application Form

BZA Number: 112556

General Information

The undersigned hereby petitions the Board of Zoning Appeal for the following:

Special Permit: X Variance: Appeal:

PETITIONER: WSQ Limited Partnership - By: WSQ Investment LLC, its GP, By: Winn LLC Manager, Inc., its Manager, By: Gilbert J. Winn, President

PETITIONER'S ADDRESS: 85 Rangeway Road, North Billerica, MA 01862

LOCATION OF PROPERTY: 102 Sherman Street, Cambridge, MA

TYPE OF OCCUPANCY: Telecommunications

ZONING DISTRICT: Residence C-2 Zone

REASON FOR PETITION:

/Telecommunication Facility (antenna)/

DESCRIPTION OF PETITIONER'S PROPOSAL:

AT&T proposes the following modification to its existing telecommunications facility, Remove (3) antennas, remove (12) Remote Radio Units, and install (3) new Antennas, and (6) new Remote Radio Units. The proposed work will not increase the height nor the footprint of its existing wireless facility.

SECTIONS OF ZONING ORDINANCE CITED:

Article: 4.000	Section: 4.32.G.1 (Telecommunications Facility)
Article: 4.000	Section: 4.40 (Footnote 49) (Telecommunications Facility)
Article: 10.000	Section: 10.40 (Special Permit)
Article: 6409	Section: (Middle Class Tax Relief & Job Creation Act)

Original
Signature(s):

(Petitioner (s) / Owner)

Kristina Cottone, AT&T Authorized Agent
(Print Name)

Address:

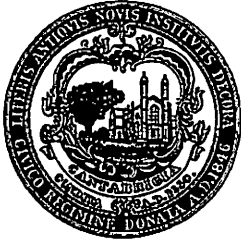
Tel. No.

☎ Kristina Cottone

4/1/2021

Date: 04/01/2021

E-Mail Address: kristina.cottone@smartlinkgroup.com



CITY OF CAMBRIDGE

BOARD OF ZONING APPEAL

831 Massachusetts Avenue, Cambridge MA 02139

617-349-6100

2021 MAR 29 PM 3:30

OFFICE OF THE CITY CLERK
CAMBRIDGE, MASSACHUSETTS

BZA Application Form

BZA Number: 112556

General Information

The undersigned hereby petitions the Board of Zoning Appeal for the following:

Special Permit: X

Variance: _____

Appeal: _____

PETITIONER: WSQ Limited Partnership - By: WSQ Investment LLC, its GP, By: Winn LLC Manager, Inc., its Manager, By: Gilbert J. Winn, President

PETITIONER'S ADDRESS: 85 Rangeway Road, North Billerica, MA 01862

LOCATION OF PROPERTY: 21 Walden Square Rd., Cambridge, MA

TYPE OF OCCUPANCY: Telecommunications

ZONING DISTRICT: Residence C-2

REASON FOR PETITION:

/Telecommunication Facility (antenna)/

DESCRIPTION OF PETITIONER'S PROPOSAL:

AT&T proposes the following modification to its existing telecommunications facility, Remove (3) antennas, remove (12) Remote Radio Units, and install (3) new Antennas, and (6) new Remote Radio Units. The proposed work will not increase the height nor the footprint of its existing wireless facility.

SECTIONS OF ZONING ORDINANCE CITED:

Article: 4.000	Section: 4.32.G.1 (Telecommunications Facility)
Article: 4.000	Section: 4.40 (Footnote 49) (Telecommunications Facility)
Article: 10.000	Section: 10.40 (Special Permit)
Article: 6409	Section: (Middle Class Tax Relief & Job Creation Act)

Original
Signature(s):

(Petitioner (s) / Owner)

Kristina Cottone - AT+T Agent
(Print Name)

Address:

Tel. No.

Kristina Cottone

3/23/2021

E-Mail Address: kristina.cottone@smartlinkgroup.com

Date: _____

BZA APPLICATION FORM - OWNERSHIP INFORMATION

To be completed by OWNER, signed before a notary and returned to The Secretary of the Board of Zoning Appeals.

Walden Square

I/We WSQ Limited Partnership-By: WSQ Investment LLC, its GP, By: Winn LLC Manager, Inc., its Manager, By: Gilbert J. Winn, President
(OWNER)

Address: One Washington Mall, 5th Floor, Boston, MA 02108

State that I/We own the property located at 21 Walden Square Rd, Cambridge, Massachusetts 02140,
which is the subject of this zoning application.

The record title of this property is in the name of WSQ Limited Partnership

*Pursuant to a deed of duly recorded in the date _____, Middlesex South
County Registry of Deeds at Book _____, Page _____; or
Middlesex Registry District of Land Court, Certificate No. _____

Book _____ Page _____.



SIGNATURE BY LAND OWNER OR
AUTHORIZED TRUSTEE, OFFICER OR AGENT*

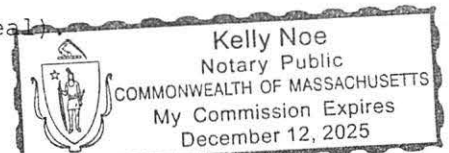
*Written evidence of Agent's standing to represent petitioner may be requested.

Commonwealth of Massachusetts, County of Suffolk

The above-name Gilbert J. Winn personally appeared before me,
this 22 of March, 2021, and made oath that the above statement is true.

 Notary

My commission expires 12/12/25 (Notary Seal)



- If ownership is not shown in recorded deed, e.g. if by court order, recent deed, or inheritance, please include documentation.

March 22, 2021

Donna P. Lopez, City Clerk City of Cambridge City Hall 795 Massachusetts Avenue Cambridge, MA 02139	Constantine Alexander, Chair Board of Zoning Appeal City Hall 795 Massachusetts Avenue Cambridge, MA 02139
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Applicant: New Cingular Wireless PCS, LLC ("AT&T")
 Property Address: 5 Cambridge Parkway
 Assessor's Map 9, Lot 31 (the "Property")
 Re: Application for:
 (i) Eligible Facilities Request pursuant to Section 6409 of the Middle Class Tax Relief and Job Creation Act of 2012, 47 U.S.C. § 1455; or, in the alternative,
 (ii) Special Permit under Cambridge Zoning Ordinance Section 4.32(g)(1) and M.G.L. c. 40A, Section 9; and
 (iii) Any other zoning relief required.
 (All relief if and to the extent necessary, all rights reserved)

Dear Ms. Lopez, Mr. Alexander and Members of the Board of Zoning Appeal:

Pursuant to Section 6409 of the Middle Class Tax Relief and Job Creation Act of 2012 (a/k/a the "Spectrum Act" or "Section 6409"), 47 U.S.C. § 1455, as further implemented by the Federal Communications Commission's Report and Order *In re Acceleration of Broadband Deployment by Improving Wireless Facilities Siting Policies*, FCC Docket No. 13-238, Report and Order No. 14-153 (October 17, 2014) (the "FCC Order"), New Cingular Wireless PCS, LLC ("AT&T") hereby submits this Eligible Facilities Request ("Request"); and, in the alternative, applies for a special permit from the City of Cambridge Board of Zoning Appeal (the "Board") under Section 432(g)(1) of the Cambridge Zoning Ordinance (the "Ordinance") to modify its existing "Telephone Exchange including Transmission Facilities to serve a Mobile Communication System" (the "Facility") on and within the existing building located at 5 Cambridge Parkway. (the "Special Permit Application").²

Under Section 6409, AT&T's proposed modification of its existing transmission equipment on and within the existing building, previously approved by the Board for use as a wireless communication

² AT&T submits this Request, Special Permit application and supporting materials subject to a full and complete reservation of AT&T's rights under the Spectrum Act and the FCC Order including without limitation its rights with respect to (i) any submittal requirements or approval criteria that are inconsistent with the prohibitions established by the FCC Order, (ii) any delay beyond the deadlines established in the FCC Order, (iii) the imposition of conditions on any approval that are inconsistent with the FCC Order, and (iv) referral or requirement to a discretionary review process such as a special permit.

base station, does “not substantially change the physical dimensions” of the existing building. Therefore, AT&T’s Request must be approved administratively, including the issuance of a building permit, to enable AT&T to make the proposed modifications to its transmission equipment.

In the alternative, as demonstrated in this application letter, the AT&T’s proposed modifications to its existing Facility on the Property located in the PUD-2 & Residence C-3A zoning district satisfy the requirements for the grant of a special permit pursuant to Section 10.43 of the Ordinance.

I. APPLICATION PACKAGE

Enclosed with this application is a check payable to the City of Cambridge in the amount of \$500.00. In addition to the signed original of this letter are copies of the letter and the following materials:

1. The following completed and signed application forms:
 - a. BZA Application Form – General Information;
 - b. BZA Application Form – Ownership Information;
 - c. BZA Application Form – Dimensional Requirements;
 - d. BZA Application Form – Supporting Statement for a Special Permit; and
 - e. BZA Application Form – Check List;
2. AT&T’s relevant FCC License information;
3. Drawings by Fullerton Engineering consisting of (9) pages dated 1/14/21;

SHEET	TITLE	REV DATE
T1	Title Sheet	1/14/21
CI	General Notes	1/14/21
C2	Overall Site Plan	1/14/21
C2A	Enlarged Site Plan	1/14/21
C3	Elevation View	1/14/21
C4	Antenna Orientation Plan	1/14/21
C5	Equipment Details	1/14/21
C6	Plumbing Diagram	1/14/21
C7	Grounding Details	1/14/21

4. Manufacturer’s specification sheets for AT&T’s proposed antennas and other featured equipment;
5. Photographs of the existing building and photosimulations of the proposed modifications Facility by Fullerton Engineering dated 1/8/21;

6. Radio Frequency Coverage Report, demonstrating the public need for the proposed modifications to the Facility, radio frequency coverage maps showing (a) existing or predicted coverage from neighboring facilities; and (b) coverage with the proposed Facility;
7. Structural Analysis Opinion letter by Infinigy dated April 6, 2020 ;
8. Maximum Permissible Exposure Study, Theoretical Report, by Site Safe, dated April 22, 2020;
9. Deed to subject property;
10. Attorney General's letters to the Towns of Mount Washington, Lynnfield and Montague; and
11. Special Permit for the existing Facility granted by the ZBA on April 9, 2014.

II. PROPOSED FACILITY DESIGN

AT&T seeks to modify the existing Facility on and within the building located at the Property. The existing Facility consists of nine (9) panel antennas (Alpha Sector: 3 antennas, Beta Sector: 3 antennas, and Gamma Sector: 3 antennas) that are mounted in three (3) locations. The proposed modifications include the replacement of one (1) antenna at one sector. The replacement antenna will be mounted to the existing antenna mounts consistent with the current Facility's design. Six (6) remote radio-head unit (RRU) will be added in close proximity to the antenna. Consistent with the concealment elements of the existing Facility's design, the new antenna and RRU will be consistent with the current Facility's design

The Facility's design is shown in detail in the Zoning Drawings attached as Exhibit 3 to this application letter and featured equipment is described in the manufacturers' specification sheets attached as Exhibit 4. The photographs and photosimulations (Exhibit 5) show the existing Facility from various locations in the neighborhood around the Property and as simulated with proposed modifications. A structural analysis for the Facility demonstrates that the building is capable of supporting AT&T's proposed equipment at or near the locations shown on the Zoning Drawings (*see* Exhibit 7).

The Facility will continue to bring advanced wireless voice, text and data communications services to the surrounding areas. It will allow residents, professionals, government, businesses and students to communicate locally, nationally and internationally from virtually any location within the coverage area. In the event of an emergency, the improved Facility will allow immediate contact with fire, rescue and other emergency personnel. The improved Facility will thus enhance public health, safety and welfare both in ordinary daily living and in the event of fire, accident, medical emergency, natural disaster or other dangers.

III. BACKGROUND

AT&T is licensed by the Federal Communications Commission to construct and operate a wireless telecommunications network in various markets throughout the country, including the Commonwealth of Massachusetts and the City of Cambridge. A copy of the AT&T's FCC license that covers the area of the proposed Facility is included with this application (*see* Exhibit 2). AT&T is in the process of designing and constructing additional wireless facilities to its existing telecommunications system to serve Massachusetts. One of the key design objectives of its systems is to provide adequate and reliable coverage. Such a system requires a grid of radio transmitting and receiving links located approximately .5 to 2 miles apart, depending on the location of existing and proposed installations in the surrounding area, the extent of use of AT&T's wireless services within the network, and the existing topography and obstructions. The radio transmitting and receiving facilities operate on a line-of-sight basis, requiring a clear path from the facility to the user on the ground. In urban settings, this dynamic requires the antennas to be located on buildings at heights and in locations where the signal is not obstructed or degraded by other buildings or by topographical features such as hills.

IV. RF COVERAGE DETERMINATION

AT&T has performed a study of radio frequency coverage for the City of Cambridge and from the Property, the results of which are described in the Radio Frequency Report submitted with this application (*see* Exhibit 6). Without the proposed modifications to its existing Facility, AT&T has a substantial coverage gap in this area of Cambridge including Edwin H. Land Boulevard, Cambridge Parkway, and Third Street. AT&T has determined that the proposed modifications to the existing Facility located on the building at the Property will provide needed coverage to the targeted sections of the City and the immediately surrounding area if AT&T's antennas are located on the building's roof at the height and in the configuration requested. The importance of a facility at this location is underscored by AT&T's interest in enhancing its ability to provide its most up-to-date wireless technology, known as long-term evolution technology ("LTE"), in this area to satisfy its customers' ever-increasing needs for high-speed data services. Radio frequency coverage maps included in the report are provided to pictorially and vividly show the differences in existing and proposed wireless coverage at the various bands authorized for AT&T's service. The maps show dramatic improvements to wireless coverage at all three (3) bands with the inclusion of the proposed Facility, namely, at 700, 1900, and 2100 MHz.

V. THE FEDERAL SPECTRUM ACT AND THE FCC ORDER

As set forth below, the proposed modifications constitute an Eligible Facilities Request pursuant to the federal Spectrum Act,³ as further implemented by the FCC Order.⁴

Under the Spectrum Act, as further clarified by the FCC Order, the streamlined process for this Eligible Facilities Request is limited to non-discretionary review. Specifically, the FCC Order “adopt[s] an objective standard for determining when a proposed modification will ‘substantially change the physical dimensions’ of an existing tower or base station.” *FCC Order*, ¶ 87. As stated in the FCC Order, Section 6409 “states without equivocation that the reviewing authority ‘may not deny, and shall approve’ any qualifying application. This directive leaves no room for a lengthy and discretionary approach to reviewing an application that meets the statutory criteria.” *FCC Order*, ¶ 116.

In issuing the FCC Order and eliminating discretionary review for eligible facilities requests, the FCC’s goal was to “adopt a test that is defined by specific, objective factors rather than the contextual and entirely subjective standard advocated by the IAC and municipalities.” The FCC intentionally sought to reduce “flexibility” and “open ended context-specific approach” engendered by the discretionary review process:

While we acknowledge that the IAC approach would provide municipalities with maximum flexibility to consider potential effects, we are concerned that it would invite lengthy review processes that conflict with Congress’s intent. Indeed, some municipal commenters anticipate their review of covered requests under a subjective, case-by-case approach could take even longer than their review of collocations absent Section 6409(a). We also anticipate that disputes arising from a subjective approach would tend to require longer and more costly litigation to resolve given the more fact-intensive nature of the IAC’s open-ended and context-specific approach. We find that an objective definition, by contrast, will provide an appropriate balance between municipal flexibility and the rapid deployment of covered facilities. We find further support for this approach in State statutes that have implemented Section 6409(a), all of which establish objective standards.

FCC Order, ¶ 88.

³ Pursuant to Section 6409(a)(2) an “eligible facilities request” means any request for modification of an existing wireless tower or base station that involves—

- (A) collocation of new transmission equipment;
- (B) removal of transmission equipment; or
- (C) replacement of transmission equipment.

47 U.S.C. § 1455(a)(2).

⁴ The Order was effective on February 9, 2015, except for § 1.40001, which became effective on April 8, 2015, except for §§ 1.40001(c)(3)(i), 1.40001(c)(3)(iii), 1.40001(c)(4), and 17.4(c)(1)(vii), which became effective on May 18, 2015, after approval by the Office of Management and Budget. The FCC Order makes clear that under the Spectrum Act discretionary review is not required or permitted for an Eligible Facilities Request.

As a result, the FCC Order implementing Section 6409 establishes clear and objective criteria for determining eligibility, limits the types of information that a municipality may require when processing an application for an eligible facilities request, and imposes a “deemed granted” remedy for failure to timely process and eligible facilities request.⁵ The FCC Order also establishes significant limits on the information that can be required to be provided with an eligible facilities request and limits it to only that information “reasonably related to determining whether the request meets the requirements of this section. A State or local government may not require an applicant to submit any other documentation”. 47 CFR 1.40001(c)(1).

Both before and after the FCC Order was issued, the Massachusetts Attorney General’s Office provided clear guidance that an eligible request cannot be subjected to a discretionary special permit process. See Attorney General’s letters to (i) Town of Mount Washington, dated June 12, 2014, p. 3 (ii) Town of Lynnfield, dated February 10, 2015, p. 3 (the “AG Lynnfield Letter”) and (iii) Town of Montague, dated February 23, 2015, p. 2 (all attached hereto). As set forth in each letter [t]he Act’s requirement that a local government ‘may not deny, and shall approve, any eligible facilities request’ means that a request for modification to an existing facility that does not substantially change the physical dimensions of the tower or base station must be approved. ***Such qualifying requests also cannot be subject to a discretionary special permit.***”(Emphasis added). In providing these opinions, the Attorney General’s Office specifically opined that provisions in zoning ordinances that specifically required a special permit for modifications to existing facilities could not be applied to eligible facilities requests. While approving the Town of Lynnfield’s Zoning Bylaw, the Attorney General stated that “Section 8.7.5.1 requires that PWSF may only be erected upon the grant of a special permit. The Town cannot apply this requirement to eligible facilities requests for modification to existing facilities that qualify for required approval under Section 6409 of the Act.” *AG Lynnfield Letter*, p. 3.

Therefore, as set forth in the FCC Order and Attorney General’s opinion letters, the City cannot impose a requirement that AT&T obtain a special permit, or an amendment to an existing special permit utilizing the same discretionary review process, in connection with its eligible facilities request. To the extent that the City of Cambridge’s Zoning Ordinance and any prior decisions by the Board include provisions seeking to further regulate the modification of wireless communication facilities, federal law overrules those requirements. See Sprint Spectrum L.P. v. Town of Swansea, 574 F.Supp.2d 227, 236 (2008) (Board is obligated to consider whether its actions would violate federal law even if a different outcome would be permitted under state law). The standard of review for an application to modify an existing wireless communication facility on an existing tower or base station is governed by the Spectrum Act and the FCC Order which require eligible facilities requests to be permitted “by right.”

In addition, the FCC Order establishes a 60-day period for approval from the time of AT&T’s submission. 47 CFR §1.40001(c)(2). Within the context of the Spectrum Act and FCC Order, approval means all necessary approvals to permit the proposed modifications, including the issuance of a building permit, if required. The FCC found that this 60-day period is appropriate due to “the more restricted scope of review applicable to applications under section 6409(a).”

⁵ See 47 CFR §§1.40001(c)(1) - (c)(4).

FCC Order, ¶ 108. If the Request is not acted upon within the 60-day period, it is deemed granted. 47 CFR §1.40001(c)(4).

As set forth below, the proposed modifications constitute an eligible facilities request. Therefore, AT&T respectfully requests the Board to find that Section 4.32(g)(1) of the Ordinance does not apply to its Request.

VI. THE PROPOSED MODIFICATIONS ARE AN ELIGIBLE FACILITIES REQUEST

Under Section 6409 and the FCC Order, a “base station” means “[a] structure or equipment at a fixed location that enables Commission-licensed or authorized wireless communications between user equipment and a communications network.” 47 C.F.R. §1.40001(b)(1). A Base Station includes “any structure other than a tower” that supports or houses “authorized wireless communications between user equipment and a communications network.” 47 C.F.R. §1.40001(b)(1). Therefore, the existing building that is currently used for FCC-licensed transmissions for personal wireless services is a “base station” for purposes of Section 6409.

AT&T proposes to modify its existing Facility as described above and depicted on the Plans submitted herewith.

The proposed modifications will not require the installation of any part of the facility on the ground outside of the building.

As a result, AT&T’s proposed modifications involving the removal and replacement of the existing transmission equipment constitute an “eligible facilities request” under Section 6409. The proposed eligible facilities request is not a “substantial modification” under Section 6409 and the FCC Order because it does not:

- (i) Result in an increase in “the height of the structure by more than 10% or more than ten feet, whichever is greater” because the proposed replacement antennas will either be mounted and located below the screen wall or utilize the existing equipment mounting frame that and therefore will not exceed 10 feet above the existing building;
- (ii) Protrude from the edge of the edge of the building by more than six feet because AT&T’s proposed antennas will not protrude more than six feet from building façade;
- (iii) Involve the installation of more than the standard number of new equipment cabinets for the technology involved, but not to exceed four cabinets no new radio communications equipment cabinets will be installed;
- (iv) Require any excavation or deployment outside the current site of the tower or base station because all antennas, equipment cabinets and related equipment will be installed entirely on and within the existing building; or
- (v) Otherwise defeat the existing concealment elements of the tower or base station because the proposed replacement antennas will be located behind the existing

screen wall or utilize the existing mounting frame and will continue to integrate the Facility into the existing architecture of the building. . Therefore, AT&T's proposed Facility will remain aesthetically consistent with the exterior finish of the building as well as maintain the concealment elements of the original design.

See FCC Order, §1.40001(b)(7)(i)-(v).

VII. COMPLIANCE WITH THE CAMBRIDGE ZONING ORDINANCE

In the alternative, AT&T respectfully requests the Board to grant a special permit for the proposed modifications to the existing Facility.⁶

A. AT&T complies with the Wireless Communications provisions set forth in Section 4.32(g)(1), and Section 4.40, Footnote 49 of the Ordinance.

AT&T's proposed modifications comply with Section 4.32(g)(1), and Section 4.40, Footnote 49 of the Ordinance as follows:⁷

Section 4.32(g)(1): Section 4.32(g)(1) of the Ordinance allows for the use of a “[t]elephone exchange (including switching, relay, and transmission facilities serving mobile communications systems) and any towers or antennas accessory thereto.” Under the Table of Use Regulations beginning at Section 4.30, AT&T's proposed use of the Facility as a transmission facility serving a mobile communications system is permitted by special permit in the PUD-2 & Residence C-3A zoning district (see the table at Section 4.32(g)(1)).

Section 4.40, Footnote 49: Section 4.32(g)(1) includes a reference to Section 4.40, Footnote 49 which sets out the standards for granting the special permit. AT&T's proposed Facility complies with Footnote 49's standards as noted below:

1. **The Board of Zoning Appeal shall consider “[t]he scope of or limitations imposed by any license secured from any state or federal agency having jurisdiction over such matters.”**

AT&T's Response: AT&T's FCC license is included with this application and the license information included shows that AT&T is authorized to provide wireless service in the area served by the Facility (see Exhibit 2).

⁶ AT&T's request is made, if and to the extent necessary, all rights reserved. As discussed above, the FCC Order establishes a 60-day period for receipt of all necessary approvals from the time of AT&T's submission, including a building permit, if required. 47 CFR §1.40001(c)(2). If the Request is not acted upon within the 60-day period, it is deemed granted. 47 CFR §1.40001(c)(4). Therefore, AT&T expressly reserves its rights under 47 CFR §1.40001(c)(2) and (4).

⁷ To the extent that Section 4.32(g)(1), and Section 4.40, Footnote 49 of the Ordinance purport to require the submission of information that is beyond the scope permitted by the FCC Order or Spectrum Act, AT&T expressly reserves, and does not waive, its right to assert that such information is not required under the Spectrum Act and the submission of such information shall not constitute a waiver of AT&T's rights pursuant thereto.

2. **The Board of Zoning Appeal shall consider “[t]he extent to which the visual impact of the various elements of the proposed facility is minimized: (1) through the use of existing mechanical elements on the building’s roof or other features of the building as support and background, (2) through the use in materials that in texture and color blend with the materials to which the facilities are attached, or (3) other effective means to reduce the visual impact of the facility on the site.”**

AT&T’s Response: The design of the overall Facility, including the choice and placement of replacement antennas and associated equipment, behind the existing screen wall or utilizing the existing mounting frame, minimizes the visual impact of the proposed Facility. This is because the any visible antennas and equipment will be minimally visible and consistent with the elements of the existing Facility. The minimal visual impact of the Facility is shown in the photographs of the existing Facility and the photosimulations that superimpose the proposed modifications to the existing Facility (*see*, Exhibit 5).

3. **The Board of Zoning Appeal shall consider “[w]here it is proposed to erect such a facility in any residential zoning district, the extent to which there is a demonstrated public need for the facility at the proposed locations, the existence of alternative, functionally suitable sites in nonresidential locations, the character of the prevailing uses in the area, and the prevalence of other existing mechanical systems and equipment carried on or above the roof of nearby structures. The Board of Zoning Appeal shall grant a special permit to erect such a facility in a residential zoning district only upon finding that nonresidential uses predominate in the vicinity of the proposed facility’s location and that the telecommunications facility is not inconsistent with the character that does prevail in the surrounding neighborhood.**

In granting a special permit the Board of Zoning Appeal shall set forth in its decision under which circumstances or procedures, if any, the permittee shall be allowed to replace and upgrade its equipment without the necessity of seeking a new special permit.”

AT&T’s Response: As demonstrated by the Radio Frequency Report and the associated coverage maps, AT&T has demonstrated an immediate and compelling need for the proposed modifications to its existing Facility located at the Property in order to provide substantially improved indoor coverage to residents, businesses, students and faculty, and the general public in that area.⁸ AT&T also seeks to substantially improve its ability to satisfy the ever-increasing need of its customers for data accessibility, navigation and use. This is especially critical in and around the area of Sherman Street which also serves as home for numerous businesses. AT&T proposes to satisfy its RF coverage needs in the area by adding to the existing Facility the antennas and equipment necessary to provide the latest LTE wireless communications service technology. By modifying its existing facility, AT&T obviates the need to construct an entirely new facility within this area of Cambridge in order to meet the wireless network coverage needs of the resident, businesses, and general public in the area.

⁸ AT&T must generate a signal strength of at least -74 dBm to provide serviceable voice and data coverage on its mobile wireless devices in indoor environments. AT&T also seeks to substantially improve its data navigation service coverage in the area by including antennas and equipment that will provide LTE service.

As provided in Footnote 49, AT&T requests that once permission is received from the City to site the Facility at the Property, the Board permit AT&T to replace and upgrade the equipment at this Facility in the future without further zoning proceedings or a new special permit, provided that such equipment shall meet the eligible facilities request criteria set forth in 47 CFR § 1.40001.

B. AT&T complies with the Special Permit Criteria set forth in Section 10.43 of the Ordinance.

Section 10.43 of the Ordinance specifies the following criteria for issuance of a special permit: “Special permits will normally be granted where specific provisions of this Ordinance are met, except when particulars of the location or use, not generally true of the district or of the uses permitted in it, would cause granting of such permit to be to the detriment of the public interest because:

(a) The requirements of this Ordinance cannot or will not be met, or

AT&T’s Response: As provided above, AT&T’s proposed modifications comply with the requirements set forth in Section 4.32(g), Footnote 49 of the Ordinance, the Spectrum Act and the eligible facilities request criteria set forth in 47 CFR § 1.40001. Granting the special permit would not be a detriment to the public interest and is consistent with the Board’s obligations pursuant to the Spectrum Act and FCC Order.

(b) Traffic generated or patterns of access or egress would cause congestion, hazard, or substantial change in established neighborhood character for the following reasons, or

AT&T’s Response: The proposed modifications to AT&T’s existing Facility will not result in any change to the existing traffic on or near the Property. The Facility will continue to be unmanned and only require infrequent visits by a technician (typically two times per month for routine diagnostics and/or maintenance, except in cases of emergency), there will be no material increase in traffic or disruption to patterns of access or egress that will cause congestion, hazards or a substantial change in the established neighborhood character. AT&T’s maintenance personnel will make use of the existing access roads and parking at the building. Granting the special permit would not be a detriment to the public interest and is consistent with the Board’s obligations pursuant to the Spectrum Act and FCC Order.

(c) The continued operation of or the development of adjacent uses as permitted in the Zoning Ordinance would be adversely affected by the nature of the proposed use, or

AT&T’s Response: As described above and illustrated on the attached photographs and photosimulations (*see* Exhibit 5) the proposed modifications to the existing Facility will result in a *de minimis* change in the appearance of the building. As a result, the Facility as a whole either will be hidden from view or will visually blend with existing characteristics of the building and the surrounding neighborhood. Because the proposed installation will not generate any traffic, smoke,

dust, heat or glare, discharge noxious substances, nor pollute waterways or groundwater, it will not adversely affect residential uses on neighboring streets. Conversely, the surrounding properties and general public will benefit from the potential to enjoy improved wireless communications services. Granting the special permit would not be a detriment to the public interest and is consistent with the Board's obligations pursuant to the Spectrum Act and FCC Order.

(d) Nuisance or hazard would be created to the detriment of the health, safety and/or welfare of the occupant of the proposed use or the citizens of the City, or

AT&T's Response: Because the proposed modifications to the existing Facility will not cause the Facility to generate any traffic, smoke, dust, heat or glare, discharge noxious substances, nor pollute waterways or groundwater, no nuisance or hazard will be created to the detriment of the health, safety, or welfare of the occupants of the building or the residents of the City of Cambridge. To the contrary, the proposed Facility will benefit the City and promote the safety and welfare of its residents, businesses and drivers by providing reliable state-of-the-art digital wireless voice and data services that will improve the reliability of emergency communications with the police and fire departments by eliminating dropped or blocked calls due to inadequate signal strength or insufficient network capacity to handle call volume, particularly important during emergency situations. The Facility, as modified, will continue to comply with all federal, state and local safety requirements including the standards established by the FCC and Federal Aviation Administration (FAA). (See Exhibit 8 Maximum Permissible Exposure Study, Theoretical Report). Granting the special permit would not be a detriment to the public interest and is consistent with the Board's obligations pursuant to the Spectrum Act and FCC Order.

(e) For other reasons, the proposed installation would impair the integrity of the district or adjoining district or otherwise derogate from the intent or purpose of this Ordinance, or

AT&T's Response: The purpose of the Ordinance is multifaceted, the relevant aspects of which relating to wireless telecommunications facilities include the lessening of congestion in the streets, conserving health, securing safety from fire, flood, panic and other danger, conserving the value of land and buildings and natural resources, preventing blight and pollution, encouraging the most rational use of land throughout the city, including encouraging appropriate economic development, and protecting residential neighborhoods from incompatible activities.

As noted above, the proposed modifications to the existing Facility directly accord with the purposes of the Ordinance because the modifications will not result in any traffic, smoke, dust, heat or glare, discharge noxious substances, nor pollute waterways or groundwater. As the Facility will improve the ability of residents, businesses, travelers and drivers in the area to access state-of-the-art wireless technology, the City's ability to provide emergency services will be improved, as will the economic development of the City as more people will be able to conduct commerce by virtue of a mobile platform. Because the proposed modifications to the existing Facility will be installed on an existing building that includes the Facility, and the proposed modifications are consistent with the existing concealment elements, the proposed modifications to the existing Facility are in

consistent with the building's character and will not affect the value of the building or the natural resources of the City. Because the proposed modifications to the existing Facility are designed to be consistent with the existing concealment elements of the Facility and characteristics of the Property, the visual impact on the underlying and adjacent zoning districts will be *de minimis*. As a result, the proposed modifications to the existing Facility are consistent with the Ordinance's purpose to allow for less intrusive wireless telecommunications facilities in all districts (other than Open Space) including the applicable overlay districts, and the underlying PUD-2 & Residence C-3A district. Granting the special permit would not be a detriment to the public interest and is consistent with the Board's obligations pursuant to the Spectrum Act and FCC Order.

(f) The new use or building construction is inconsistent with the Urban Design Objectives set forth in Section 19.30

AT&T's Response: As stated in the Section 19.30, the Citywide Urban Design Objectives ("Objectives") "are intended to provide guidance to property owners and the general public as to the city's policies with regard to the form and character desirable for new development in the city. It is understood that application of these principles can vary with the context of specific building proposals in ways that, nevertheless, fully respect the policies' intent. It is intended that proponents of projects, and city staff, the Planning Board and the general public, where public review or approval is required, should be open to creative variations from the detailed provisions presented in this Section as long as the core values expressed are being served. *A project need not meet all the objectives of this Section 19.30 where this Section serves as the basis for issuance of a special permit. Rather the permit granting authority shall find that on balance the objectives of the city are being served.* Nor shall a project subject to special permit review be required to conform to the Required Building and Site Plan Requirements set forth in Section 11.50." [emphasis added]. For the reasons stated in AT&T's response to this Section 10.43(f) of the Zoning Ordinance and in its application generally, "on balance, the objectives of the city are being served" by the installation of the Facility at the Property so that granting the special permit would not be a detriment to the public interest and is consistent with the Board's obligations pursuant to the Spectrum Act and FCC Order.

The following are the Objectives' headings as appearing in the Ordinance:

19.31: New projects should be responsive to the existing or anticipated pattern of development.

AT&T's Response: The existing Facility is located on and within the existing building, some of the equipment of which is hidden from view behind the screen wall and within the building, or otherwise obstructed from view, and the remaining equipment utilizes the existing antenna mounting frame and blends with the structures and colors of the building to the extent feasible. The proposed modifications to the existing Facility are consistent with the previously approved design and concealment elements of the existing Facility. Therefore, the proposed modifications are responsive to the existing pattern of development in the Property's applicable zoning and overlay districts.

19.32: Development should be pedestrian and bicycle-friendly, with a positive relationship to its surroundings.

AT&T's Response: The existing Facility is located on and within the existing building. The Facility is only accessed by authorized AT&T personnel for routine maintenance one to two times per month and is not accessed by the general public. The proposed modifications to the existing Facility will not result in any increase in routine visits nor otherwise result in a change in traffic patterns in the vicinity of the Property that would affect pedestrian flow or cyclists' access to the building or surrounding areas within the Property's applicable zoning districts.

19.33 The building and site design should mitigate adverse environmental impacts of a development upon its neighbors. Indicators include⁹

(1) Mechanical equipment that is carefully designed, well organized or visually screened from its surroundings and is acoustically buffered from neighbors. Consideration is given to the size, complexity and appearance of the equipment, its proximity to residential areas, and its impact on the existing streetscape and skyline. The extent to which screening can bring order, lessen negative visual impacts, and enhance the overall appearance of the equipment should be taken into account. More specifically:

(a) Reasonable attempts have been made to avoid exposing rooftop mechanical equipment to public view from city streets. Among the techniques that might be considered are the inclusion of screens or a parapet around the roof of the building to shield low ducts and other equipment on the roof from view.

(b) Treatment of the mechanical equipment (including design and massing of screening devices as well as exposed mechanical elements) that relates well to the overall design, massing, scale and character of the building.

(c) Placement of mechanical equipment at locations on the site other than on the rooftop (such as in the basement), which reduces the bulk of elements located on the roof; however, at-grade locations external to the building should not be viewed as desirable alternatives.

(d) Tall elements, such as chimneys and air exhaust stacks, which are typically carried above screening devices for functioning reasons, are carefully designed as features of the building, thus creating interest on the skyline.

(e) All aspects of the mechanical equipment have been designed with attention to their visual impact on adjacent areas, particularly with regard to residential neighborhoods and views and vistas.

AT&T's Response: As shown in the photosimulations (*see* Exhibit 5), the existing Facility, as proposed to be modified herein, will continue to be visually consistent with the color and

⁹ Inasmuch as Section 19.33 is most relevant to the Facility, it is stated here in full.

texture of the building, the concealment elements of the design of the Facility, and with other existing wireless communications facilities from competing carriers located on the building. As a result, AT&T's Facility is in keeping with the building's existing features without adversely affecting the building's overall design, massing, scale or character.

(2) Trash that is handled to avoid impacts (noise, odor, and visual quality) on neighbors, e.g. the use of trash compactors or containment of all trash storage and handling within a building is encouraged.

AT&T's Response: The Facility does not generate trash, therefore this design objective is inapplicable.

(3) Loading docks that are located and designed to minimize impacts (visual and operational) on neighbors.

AT&T's Response: The Facility does not utilize any loading dock, therefore this design objective is inapplicable.

(4) Stormwater Best Management Practices and other measures to minimize runoff and improve water quality are implemented.

AT&T's Response: The existing Facility, and the proposed modifications, are located entirely on and within the existing Building on the Property and have no effect on stormwater runoff, therefore this design objective is inapplicable.

(5) Landscaped areas and required Green Area Open Space, in addition to serving as visual amenities, are employed to reduce the rate and volume of stormwater runoff compared to pre-development conditions.

AT&T's Response: The existing Facility and proposed modifications have no effect any landscaped or Green Area Open Space, therefore this design objective is inapplicable.

(6) The structure is designed and sited to minimize shadow impacts on neighboring lots, especially shadows that would have a significant impact on the use and enjoyment of adjacent open space and shadows that might impact the operation of a Registered Solar Energy System as defined in Section 22.60 of this Zoning Ordinance.

AT&T's Response: The existing Facility and proposed modifications are designed so as not to cause shadows on neighboring lots.

(7) Changes in grade across the lot are designed in ways that minimize the need for structural retaining walls close to property lines.

AT&T's Response: The existing Facility and proposed modifications are located entirely on and within the existing building and have no impact on the grade of the Property, therefore this design objective is inapplicable.

(8) Building scale and wall treatment, including the provision of windows, are sensitive to existing residential uses on adjacent lots.

AT&T's Response: The proposed modifications to the existing Facility will not change the building's scale because antennas and equipment will be mounted behind the existing screen wall or on an existing antenna mounting frame already located on the building (*see* Exhibit 3). The existing Facility and proposed modifications are consistent with characteristics of the existing building design, maintain the existing concealment elements of the Facility and therefore minimize any visual impact from the Facility.

(9) Outdoor lighting is designed to provide minimum lighting and necessary to ensure adequate safety, night vision, and comfort, while minimizing light pollution.

AT&T's Response: The existing Facility does not use any outdoor lighting. The proposed modifications to the Facility do not include any additional lighting of the Facility or building. As a result, this design objective is inapplicable.

(10) The creation of a Tree Protection Plan that identifies important trees on the site, encourages their protection, or provides for adequate replacement of trees lost to development on the site.

AT&T's Response: The existing Facility and proposed modifications are located entirely on and within the existing building and have no effect on any trees on the Property, therefore this design objective is inapplicable.

19.34: Projects should not overburden the City infrastructure services, including neighborhood roads, city water supply system, and sewer system.

AT&T's Response: The existing Facility, including the proposed modifications, is a passive use and will not generate trash, odor, excess noise, or utilize water or wastewater services. As such, it will not burden the City's infrastructure services.

19.35: New construction should reinforce and enhance the complex urban aspects of Cambridge as it has developed historically.

AT&T's Response: The proposed modification of the existing Facility located on and within the existing building, will obviate the need for AT&T to construct an additional Facility to address its wireless network coverage need in this area of Cambridge. The existing Facility and the proposed modifications blend the equipment with the building texture and color, and are consistent with the concealment elements of the Facility's design. As a result, the Facility will reinforce the existing Cambridge landscape as it currently is manifested at the Property.

19.36: Expansion of the inventory of housing in the city is encouraged.

AT&T's Response: The Facility and proposed modifications provide wireless services and will not adversely impact the City's housing inventory.

19.37. Enhancement and expansion of open space amenities in the city should be incorporated into new development in the city.

AT&T's Response: The Facility and proposed modifications are located on and within the existing building. The Facility and proposed modifications will not adversely impact or otherwise reduce open space amenities within the City.

VIII. SUMMARY

For the foregoing reasons AT&T respectfully requests that the Board to determine that pursuant to the Spectrum Act and the FCC Order, the Request constitutes and eligible facilities request and therefore AT&T's Request must be approved administratively, including the issuance of a building permit, without the need for further relief from the Board. In the alternative, without waiving its rights, AT&T requests the Board grant the foregoing zoning relief in the form of a Special Permit and such other relief as the Board deems necessary to allow the modification and operation of AT&T's proposed Facility.

Best Regards,

Kristina Cottone

Authorized Agent to New Cingular Wireless PCS, LLC ("AT&T")

cc: Jonathan T. Elder, Esq.

BZA Application Form

SUPPORTING STATEMENT FOR A SPECIAL PERMIT

Please describe in complete detail how you meet each of the following criteria referring to the property and proposed changes or uses which are requested in your application. Attach sheets with additional information for special permits which have additional criteria, e.g.; fast food permits, comprehensive permits, etc., which must be met.

Granting the Special Permit requested for 21 Walden Square Rd., Cambridge, MA (location) would not be a detriment to the public interest because:

A) Requirements of the Ordinance can or will be met for the following reasons:

As provided above, AT&T's proposed modifications comply with the requirements set forth in Section 4.32(g), Footnote 49 of the Ordinance, the Spectrum Act and the eligible facilities request criteria set forth in 47 CFR § 1.40001. Granting the special permit would not be a detriment to the public interest and is consistent with the Board's obligations pursuant to the Spectrum Act and FCC Order.

B) Traffic generated or patterns of access or egress would not cause congestion hazard, or substantial change in established neighborhood character for the following reasons:

The proposed modifications to AT&T's existing Facility will not result in any change to the existing traffic on or near the Property. The Facility will continue to be unmanned and only require infrequent visits by a technician (typically two times per month for routine diagnostics and/or maintenance, except in cases of emergency), there will be no material increase in traffic or disruption to patterns of access or egress that will cause congestion, hazards or a substantial change in the established neighborhood character. AT&T's maintenance personnel will make use of the existing access roads and parking at the building. Granting the special permit would not be a detriment to the public interest and is consistent with the Board's obligations pursuant to the Spectrum Act and FCC Order.

C) The continued operation of or the development of adjacent uses as permitted in the Zoning Ordinance would not be adversely affected by the nature of the proposed use for the following reasons:

As described above and illustrated on the attached photographs and photosimulations (see Exhibit 5) the proposed modifications to the existing Facility will result in a de minimis change in the appearance of the building. As a result, the Facility as a whole either will be hidden from view or will visually blend with existing characteristics of the building and the surrounding neighborhood. Because the proposed installation will not generate any traffic, smoke, dust, heat or glare, discharge noxious substances, nor pollute waterways or groundwater, it will not adversely affect residential uses on neighboring streets. Conversely, the surrounding properties and general public will benefit from the potential to enjoy improved wireless communications services. Granting the special permit would not be a detriment to the public interest and is consistent with the Board's obligations pursuant to the Spectrum Act and FCC Order.

D) Nuisance or hazard would not be created to the detriment of the health, safety, and/or welfare of the occupant of the proposed use or the citizens of the City for the following reasons:

Because the proposed modifications to the existing Facility will not cause

the Facility to generate any traffic, smoke, dust, heat or glare, discharge noxious substances, nor pollute waterways or groundwater, no nuisance or hazard will be created to the detriment of the health, safety, or welfare of the occupants of the building or the residents of the City of Cambridge. To the contrary, the proposed Facility will benefit the City and promote the safety and welfare of its residents, businesses and drivers by providing reliable state-of-the-art digital wireless voice and data

services that will improve the reliability of emergency communications with the police and fire departments by eliminating dropped or blocked calls due to inadequate signal strength or insufficient network capacity to handle call volume, particularly important during emergency situations. The Facility, as modified, will continue to comply with all federal, state and local safety requirements including the standards established by the FCC and Federal Aviation Administration (FAA). (See Exhibit 8 Maximum Permissible Exposure Study, Theoretical Report). Granting the special permit would not be a detriment to the public interest and is consistent with the Board's obligations pursuant to the Spectrum Act and FCC Order.

E)

For other reasons, the proposed use would not impair the integrity of the district or adjoining district or otherwise derogate from the intent or purpose of this ordinance for the following reasons:

AT&T's Response: The purpose of the Ordinance is multifaceted, the relevant aspects of which relating to wireless telecommunications facilities include the lessening of congestion in the streets, conserving health, securing safety from fire, flood, panic and other danger, conserving the value of land and buildings and natural resources, preventing blight and pollution, encouraging the most rational use of land throughout the city, including encouraging appropriate economic development, and protecting residential neighborhoods from incompatible activities.

As noted above, the proposed modifications to the existing Facility directly accord with the purposes of the Ordinance because the modifications will not result in any traffic, smoke, dust, heat or glare, discharge noxious substances, nor pollute waterways or groundwater. As the Facility will improve the ability of residents, businesses, travelers and drivers in the area to access state-of-the-art

wireless technology, the City's ability to provide emergency services will be improved, as will the economic development of the City as more people will be able to conduct commerce by virtue of a mobile platform. Because the proposed modifications to the existing Facility will be installed on an existing building that includes the Facility, and the proposed modifications are consistent with the existing concealment elements, the proposed modifications to the existing Facility are in consistent with the building's character and will not affect the value of the building or the natural resources of the City. Because the proposed modifications to the existing Facility are designed to be consistent with the existing concealment elements of the Facility and characteristics of the Property, the visual impact on the underlying and adjacent zoning districts will be de minimis. As a result, the proposed modifications to the existing Facility are consistent with the Ordinance's purpose to allow for less intrusive wireless telecommunications facilities in all districts (other than Open Space) including the applicable overlay districts, and the underlying PUD-2 & Residence C-3A district. Granting the special permit would not be a detriment to the public interest and is consistent with the Board's obligations pursuant to the Spectrum Act and FCC Order.

***If you have any questions as to whether you can establish all of the applicable legal requirements, you should consult with an attorney.**

BZA Application Form**DIMENSIONAL INFORMATION**

Applicant: WSQ Limited Partnership - By: WSQ Investment LLC, its GP, By: Winn LLC Manager, Inc., its Manager, By: Gilbert J. Winn, President

Present Use/Occupancy: Telecommunications

Location: 85 Rangeway Road

Zone: Residence C-2

Phone: Kristina Cottone

Requested Use/Occupancy: Telecommunications

	<u>Existing Conditions</u>	<u>Requested Conditions</u>	<u>Ordinance Requirements</u>	
<u>TOTAL GROSS FLOOR AREA:</u>	182	0	182	(max.)
<u>LOT AREA:</u>	N/A	N/A	N/A	(min.)
<u>RATIO OF GROSS FLOOR AREA TO LOT AREA: ²</u>	N/A	N/A	N/A	
<u>LOT AREA OF EACH DWELLING UNIT</u>	N/A	N/A	N/A	
<u>SIZE OF LOT:</u>				
WIDTH	N/A	N/A	N/A	
DEPTH	N/A	N/A	N/A	
<u>SETBACKS IN FEET:</u>				
FRONT	N/A	N/A	N/A	
REAR	N/A	N/A	N/A	
LEFT SIDE	N/A	N/A	N/A	
RIGHT SIDE	N/A	N/A	N/A	
<u>SIZE OF BUILDING:</u>				
HEIGHT	N/A	N/A	N/A	
WIDTH	N/A	N/A	N/A	
<u>RATIO OF USABLE OPEN SPACE TO LOT AREA:</u>	N/A	N/A	N/A	
<u>NO. OF DWELLING UNITS:</u>	N/A	N/A	N/A	
<u>NO. OF PARKING SPACES:</u>	N/A	N/A	N/A	
<u>NO. OF LOADING AREAS:</u>	N/A	N/A	N/A	
<u>DISTANCE TO NEAREST BLDG. ON SAME LOT</u>	N/A	N/A	N/A	

Describe where applicable, other occupancies on the same lot, the size of adjacent buildings on same lot, and type of construction proposed, e.g; wood frame, concrete, brick, steel, etc.

1. SEE CAMBRIDGE ZONING ORDINANCE ARTICLE 5.000, SECTION 5.30 (DISTRICT OF DIMENSIONAL REGULATIONS).
2. TOTAL GROSS FLOOR AREA (INCLUDING BASEMENT 7'-0" IN HEIGHT AND ATTIC AREAS GREATER THAN 5') DIVIDED BY LOT AREA.
3. OPEN SPACE SHALL NOT INCLUDE PARKING AREAS, WALKWAYS OR DRIVEWAYS AND SHALL HAVE A MINIMUM DIMENSION OF 15'.



CAMBRIDGE SHERMAN STREET
MAL02852 FA#11585657
102 Sherman St., Cambridge, MA 02140
LTE 5G NR/RETROFIT
SIMULATION
View of Gamma Sector



at&t

CAMBRIDGE SHERMAN STREET
MAL02852 FA#11585657

102 Sherman St., Cambridge, MA 02140

LTE 5G NR/RETROFIT
SIMULATION

View of Alpha Sector

Existing View





**CAMBRIDGE SHERMAN STREET
MAL02852 FA#11585657**

102 Sherman St., Cambridge, MA 02140

**LTE 5G NR/RETROFIT
SIMULATION**

View of Beta Sector



CAMBRIDGE SHERMAN STREET
MAL02852 FA#11585657
102 Sherman St., Cambridge, MA 02140
LTE 5G NR/RETROFIT
SIMULATION
View of Beta Sector

SHEET INDEX

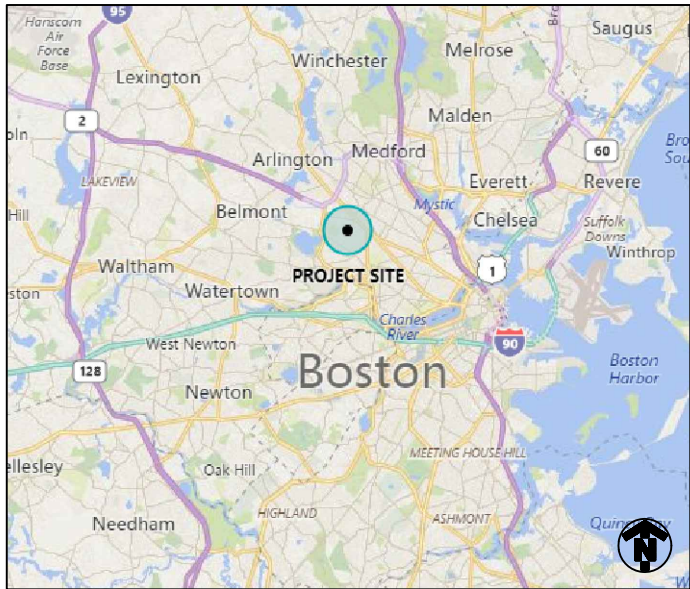
NO.	DESCRIPTION
T1	TITLE SHEET
C1	GENERAL NOTES
C2	OVERALL SITE PLAN
C2A	ENLARGED SITE PLAN
C3	ELEVATION VIEW
C4	ANTENNA ORIENTATION PLAN
C5	EQUIPMENT DETAILS
C6	PLUMBING DIAGRAM
C7	GROUNDING DETAILS

DRIVING DIRECTIONS

FROM 550 COCHITUATE RD.:

GET ON I-90 EAST/MASSACHUSETTS TURNPIKE. HEAD NORTHEAST TOWARD LEGGATT MCCALL CONN. TURN LEFT ONTO LEGGATT MCCALL CONN. CONTINUE ONTO BURR STREET. TURN LEFT ONTO COCHITUATE ROAD. USE THE RIGHT LANE TO TAKE THE RAMP TO I-90 EAST/MASSPIKE WEST/SPRINGFIELD/BOSTON. KEEP RIGHT AT THE FORK, FOLLOW SIGNS FOR I-90 EAST/I-95/MASSACHUSETTS TURNPIKE/BOSTON AND MERGE ONTO I-90 EAST/MASSACHUSETTS TURNPIKE. FOLLOW I-90 EAST/MASSACHUSETTS TURNPIKE TO BOSTON. TAKE EXIT 18 FROM I-90 EAST/MASSACHUSETTS TURNPIKE. MERGE ONTO I-90 EAST/MASSACHUSETTS TURNPIKE (SIGNS FOR 90 EAST/I-95/BOSTON). USE THE LEFT LANE TO TAKE EXIT 18 TOWARD CAMBRIDGE. TAKE MEMORIAL STREET AND RAYMOND STREET TO YOUR DESTINATION IN CAMBRIDGE. MERGE ONTO CAMBRIDGE STREET. TURN LEFT ONTO MEMORIAL DRIVE. TURN RIGHT ONTO HAWTHORN STREET. TURN RIGHT ONTO MT AUBURN STREET. TURN LEFT ONTO ASH STREET. CONTINUE ONTO MASON STREET. TURN LEFT ONTO GARDEN STREET. TURN RIGHT ONTO LINNAEAN STREET. TURN LEFT ONTO RAYMOND STREET. TURN LEFT ONTO WALDEN SQUARE ROAD. TURN LEFT.

LOCATION MAP





at&t

PROJECT

LTE 5G NR/RETROFIT

SITE NAME

CAMBRIDGE SHERMAN STREET

CELL SITE ID

MAL02852

FA SITE NUMBER

11585657

PACE ID


MRCTB045699/MRCTB045692/MRCTB045945

SITE ADDRESS


102 SHERMAN STREET
CAMBRIDGE, MA 02140

STRUCTURE TYPE

ROOFTOP



PROJECT MANAGER



1033 Watervliet Shaker Rd
Albany, NY 12205
Office # (518) 690-0790
Fax # (518) 690-0793

ENGINEER

- SCOPE OF WORK (PER LTE RFDS, DATED 11/19/2020, V7.00):
- HANDICAP ACCESS REQUIREMENTS ARE NOT REQUIRED.
 - FACILITY IS UNMANNED AND NOT FOR HUMAN HABITATION.
 - FACILITY HAS NO PLUMBING OR REFRIGERANTS.
 - THIS FACILITY SHALL MEET OR EXCEED ALL FAA AND FCC REGULATORY REQUIREMENTS.
 - ALL NEW MATERIAL SHALL BE FURNISHED AND INSTALLED BY CONTRACTOR UNLESS NOTED OTHERWISE. EQUIPMENT, ANTENNAS/RRU AND CABLES FURNISHED BY OWNER AND INSTALLED BY CONTRACTOR.
- TOWER**

 - REMOVE (3) PANEL ANTENNAS
 - INSTALL (3) PANEL ANTENNAS
 - REMOVE (6) RRUS-11
 - REMOVE (6) RRUS-12
 - INSTALL (3) 4449 B5/B12
 - INSTALL (3) RRUS-32 B2
 - ADD STANDOFF ANTENNA MOUNTS IN EACH SECTOR
- GROUND**

 - ADD (1) 6630 FOR 5G


PROJECT SUMMARY	
SITE NAME:	CAMBRIDGE SHERMAN STREET
CELL SITE ID:	MAL02852
FA SITE #:	11585657
SITE ADDRESS:	102 SHERMAN STREET CAMBRIDGE, MA 02140
COUNTY:	MIDDLESEX
SITE COORDINATES:	
LATITUDE:	42.3890300° N (NAD 83)
LONGITUDE:	71.1293920° W (NAD 83)
ELEVATION:	±105' (AMSL)
RAD CENTER	±93'/±96' (AGL)
LANDLORD:	WSQ LIMITED PARTNERSHIP C/O WINNCOMPANIES SIX FANEUIL HALL MARKETPLACE BOSTON, MA 02109
APPLICANT:	AT&T MOBILITY 550 COCHITUATE RD. FRAMINGHAM, MA 01701
CLIENT REPRESENTATIVE:	SMARTLINK, LLC 85 RANGEWAY RD., BUILDING 3, SUITE 102 NORTH BILLERICA, MA 01862
CONTACT:	SHARON KEEFE (978) 930-3918
ENGINEER:	INFINIGY 1033 WATERVLIET SHAKER ROAD ALBANY, NY 12205
CONTACT:	ALEX WELLER (518) 690-0790
BUILDING CODE:	MA BUILDING CODE UNIFORM BUILDING CODE BUILDING OFFICIALS & CODE ADMINISTRATORS UNIFORM MECHANICAL CODE UNIFORM PLUMBING CODE LOCAL BUILDING CODE CITY/COUNTY ORDINANCES
ELECTRICAL CODE:	NATIONAL ELECTRICAL CODE (LATEST EDITION)




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INFINIGY ENGINEERING, PLLC
1033 Watervliet Shaker Rd
Albany, NY 12205
Office # (518) 690-0790
Fax # (518) 690-0793



at&t



1/14/21

UNAUTHORIZED ALTERATION OR ADDITION TO THIS DOCUMENT IS A VIOLATION OF APPLICABLE STATE AND/OR LOCAL LAWS

4	REVISED FOR PERMIT	BMM	01/14/21
3	REVISED FOR PERMIT	BMM	01/08/21
2	ISSUED FOR PERMIT	BMM	08/10/20
1	ISSUED FOR PERMIT	BMM	04/09/20
0	ISSUED FOR REVIEW	BMM	04/06/20

No. Submittal / Revision App'd Date

Drawn: BMM Date: 04/06/20

Designed: ASW Date: 04/06/20

Checked: ASW Date: 04/06/20

Project Number: 499-006

Project Title: CAMBRIDGE SHERMAN STREET MAL02852 FA# 11585657

102 SHERMAN STREET CAMBRIDGE, MA 02140

Prepared For: smartlink

Drawing Scale: AS NOTED

Date: 01/14/21

Drawing Title: TITLE PAGE

Drawing Number: T1

PART 1 – GENERAL REQUIREMENTS		PART 2 – EXECUTION	
1.1	THE WORK SHALL COMPLY WITH APPLICABLE NATIONAL CODES AND STANDARDS, LATEST EDITION, AND PORTIONS THEREOF, INCLUDED BUT NOT LIMITED TO THE FOLLOWING: A. GR-63-CORE NEBS REQUIREMENTS: PHYSICAL PROTECTION B. GR-78-CORE GENERIC REQUIREMENTS FOR THE PHYSICAL DESIGN AND MANUFACTURE OF TELECOMMUNICATIONS EQUIPMENT. C. NATIONAL FIRE PROTECTION ASSOCIATION CODES AND STANDARDS (NFPA) INCLUDING NFPA 70 (NATIONAL ELECTRICAL CODE – "NEC"). D. AND NFPA 101 (LIFE SAFETY CODE). E. AMERICAN SOCIETY FOR TESTING OF MATERIALS (ASTM). F. INSTITUTE OF ELECTRONIC AND ELECTRICAL ENGINEERS (IEEE).	2.1	TEMPORARY UTILITIES AND FACILITIES: THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL TEMPORARY UTILITIES AND FACILITIES NECESSARY EXCEPT AS OTHERWISE INDICATED IN THE CONSTRUCTION DOCUMENTS. TEMPORARY UTILITIES AND FACILITIES INCLUDE, POTABLE WATER, HEAT, HVAC, ELECTRICITY, SANITARY FACILITIES, WASTE DISPOSAL FACILITIES, AND TELEPHONE/COMMUNICATION SERVICES. PROVIDE TEMPORARY UTILITIES AND FACILITIES IN ACCORDANCE WITH OSHA AND THE AUTHORITY HAVING JURISDICTION. CONTRACTOR MAY UTILIZE THE COMPANY ELECTRICAL SERVICE IN THE COMPLETION OF THE WORK WHEN IT BECOMES AVAILABLE. USE OF THE LESSORS OR SITE OWNER'S UTILITIES OR FACILITIES IS EXPRESSLY FORBIDDEN EXCEPT AS OTHERWISE ALLOWED IN THE CONTRACT DOCUMENTS.
1.2	DEFINITIONS: A: WORK: THE SUM OF TASKS AND RESPONSIBILITIES IDENTIFIED IN THE CONTRACT DOCUMENTS. B: COMPANY: AT&T CORPORATION C. ENGINEER: SYNONYMOUS WITH ARCHITECT & ENGINEER AND "A&E". THE DESIGN PROFESSIONAL HAVING PROFESSIONAL RESPONSIBILITY FOR DESIGN OF THE PROJECT. D: CONTRACTOR: CONSTRUCTION CONTRACTOR; CONSTRUCTION VENDOR; INDIVIDUAL OR ENTITY WHO AFTER EXECUTION OF A CONTRACT IS BOUND TO ACCOMPLISH THE WORK. E: THIRD PARTY VENDOR OR AGENCY: A VENDOR OR AGENCY ENGAGED SEPARATELY BY THE COMPANY, A&E, OR CONTRACTOR TO PROVIDE MATERIALS OR TO ACCOMPLISH SPECIFIC TASKS RELATED TO BUT NOT INCLUDED IN THE WORK.	2.2	ACCESS TO WORK: THE CONTRACTOR SHALL PROVIDE ACCESS TO THE JOB SITE FOR AUTHORIZED COMPANY PERSONNEL AND AUTHORIZED REPRESENTATIVES OF THE ARCHITECT/ENGINEER DURING ALL PHASES OF THE WORK.
1.3	POINT OF CONTACT: COMMUNICATION BETWEEN THE COMPANY AND THE CONTRACTOR SHALL FLOW THROUGH THE SINGLE COMPANY SITE DEVELOPMENT SPECIALIST OR OTHER PROJECT COORDINATOR APPOINTED TO MANAGE THE PROJECT FOR THE COMPANY.	2.3	TESTING: REQUIREMENTS FOR TESTING BY THIS CONTRACTOR SHALL BE AS INDICATED HERewith, ON THE CONSTRUCTION DRAWINGS, AND IN THE INDIVIDUAL SECTIONS OF THESE SPECIFICATIONS. SHOULD COMPANY CHOOSE TO ENGAGE ANY THIRD-PARTY TO CONDUCT ADDITIONAL TESTING, THE CONTRACTOR SHALL COOPERATE WITH AND PROVIDE A WORK AREA FOR COMPANY'S TEST AGENCY.
1.4	ON-SITE SUPERVISION: THE CONTRACTOR SHALL SUPERVISE AND DIRECT THE WORK AND SHALL BE RESPONSIBLE FOR CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES, AND PROCEDURES IN ACCORDANCE WITH THE CONTRACT DOCUMENTS. THE CONTRACTOR SHALL EMPLOY A COMPETENT SUPERINTENDENT WHO SHALL BE IN ATTENDANCE AT THE SITE AT ALL TIMES DURING PERFORMANCE OF THE WORK.		
1.5	DRAWINGS, SPECIFICATIONS AND DETAILS REQUIRED AT JOBSITE: THE CONSTRUCTION CONTRACTOR SHALL MAINTAIN A FULL SET OF THE CONSTRUCTION DRAWINGS, STANDARD CONSTRUCTION DETAILS FOR WIRELESS SITES, AND THE STANDARD CONSTRUCTION SPECIFICATIONS FOR WIRELESS SITES AT THE JOBSITE FROM MOBILIZATION THROUGH CONSTRUCTION COMPLETION. A. THE JOBSITE DRAWINGS, SPECIFICATIONS AND DETAILS SHALL BE CLEARLY MARKED DAILY IN PENCIL WITH ANY CHANGES IN CONSTRUCTION OVER WHAT IS DEPICTED IN THE DOCUMENTS. AT CONSTRUCTION COMPLETION, THIS JOBSITE MARKUP SET SHALL BE DELIVERED TO THE COMPANY OR COMPANY'S DESIGNATED REPRESENTATIVE TO BE FORWARDED TO THE COMPANY'S A&E VENDOR FOR PRODUCTION OF "AS-BUILT" DRAWINGS.		
1.6	USE OF JOB SITE: THE CONTRACTOR SHALL CONFINE ALL CONSTRUCTION AND RELATED OPERATIONS INCLUDING STAGING AND STORAGE OF MATERIALS AND EQUIPMENT, PARKING, TEMPORARY FACILITIES, AND WASTE STORAGE TO THE LEASE PARCEL UNLESS OTHERWISE PERMITTED BY THE CONTRACT DOCUMENTS.		
1.7	NOTICE TO PROCEED: A. NO WORK SHALL COMMENCE PRIOR TO COMPANY'S WRITTEN NOTICE TO PROCEED. B. UPON RECEIVING NOTICE TO PROCEED, CONTRACTOR SHALL FULLY PERFORM ALL WORK NECESSARY TO PROVIDE AT&T WITH AN OPERATIONAL WIRELESS FACILITY.		





















PART 3 – RECEIPT OF MATERIAL & EQUIPMENT	
3.1	RECEIPT OF MATERIAL AND EQUIPMENT: CONTRACTOR IS RESPONSIBLE FOR AT&T PROVIDED MATERIAL AND EQUIPMENT AND UPON RECEIPT SHALL: A. ACCEPT DELIVERIES AS SHIPPED AND TAKE RECEIPT. B. VERIFY COMPLETENESS AND CONDITION OF ALL DELIVERIES. C. TAKE RESPONSIBILITY FOR EQUIPMENT AND PROVIDE INSURANCE PROTECTION AS REQUIRED IN AGREEMENT. D. RECORD ANY DEFECTS OR DAMAGES AND WITHIN TWENTY-FOUR HOURS AFTER RECEIPT, REPORT TO AT&T OR ITS DESIGNATED PROJECT REPRESENTATIVE OF SUCH. E. PROVIDE SECURE AND NECESSARY WEATHER PROTECTED WAREHOUSING. F. COORDINATE SAFE AND SECURE TRANSPORTATION OF MATERIAL AND EQUIPMENT, DELIVERING AND OFF-LOADING FROM CONTRACTOR'S WAREHOUSE TO SITE.

PART 4 – GENERAL REQUIREMENTS FOR CONSTRUCTION	
4.1	CONTRACTOR SHALL KEEP THE SITE FREE FROM ACCUMULATING WASTE MATERIAL, DEBRIS, AND TRASH. AT THE COMPLETION OF THE WORK, CONTRACTOR SHALL REMOVE FROM THE SITE ALL REMAINING RUBBISH, IMPLEMENTS, TEMPORARY FACILITIES, AND SURPLUS MATERIALS.
4.2	EQUIPMENT ROOMS SHALL AT ALL TIMES BE MAINTAINED "BROOM CLEAN" AND CLEAR OF DEBRIS.
4.3	CONTRACTOR SHALL TAKE ALL REASONABLE PRECAUTIONS TO DISCOVER AND LOCATE ANY HAZARDOUS CONDITION. A. IN THE EVENT CONTRACTOR ENCOUNTERS ANY HAZARDOUS CONDITION WHICH HAS NOT BEEN ABATED OR OTHERWISE MITIGATED, CONTRACTOR AND ALL OTHER PERSONS SHALL IMMEDIATELY STOP WORK IN THE AFFECTED AREA AND NOTIFY COMPANY IN WRITING. THE WORK IN THE AFFECTED AREA SHALL NOT BE RESUMED EXCEPT BY WRITTEN NOTIFICATION BY COMPANY. B. CONTRACTOR AGREES TO USE CARE WHILE ON THE SITE AND SHALL NOT TAKE ANY ACTION THAT WILL OR MAY RESULT IN OR CAUSE THE HAZARDOUS CONDITION TO BE FURTHER RELEASED IN THE ENVIRONMENT, OR TO FURTHER EXPOSE INDIVIDUALS TO THE HAZARD.
4.4	CONTRACTOR'S ACTIVITIES SHALL BE RESTRICTED TO THE PROJECT LIMITS. SHOULD AREAS OUTSIDE THE PROJECT LIMITS BE AFFECTED BY CONTRACTOR'S ACTIVITIES, CONTRACTOR SHALL IMMEDIATELY RETURN THEM TO ORIGINAL CONDITION.
4.5	CONDUCT TESTING AS REQUIRED HEREIN.

PART 5 – TESTS AND INSPECTIONS	
5.1	TESTS AND INSPECTIONS: A. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL CONSTRUCTION TESTS, INSPECTIONS AND PROJECT DOCUMENTATION. B. CONTRACTOR SHALL COORDINATE TEST AND INSPECTION SCHEDULES WITH COMPANY'S REPRESENTATIVE WHO MUST BE ON SITE TO WITNESS SUCH TESTS AND INSPECTIONS. C. WHEN THE USE OF A THIRD PARTY INDEPENDENT TESTING AGENCY IS REQUIRED, THE AGENCY THAT IS SELECTED MUST PERFORM SUCH WORK ON A REGULAR BASIS IN THE STATE WHERE THE PROJECT IS LOCATED AND HAVE A THOROUGH UNDERSTANDING OF LOCAL AVAILABLE MATERIALS, INCLUDING THE SOIL, ROCK, AND GROUNDWATER CONDITIONS. D. THE THIRD PARTY TESTING AGENCY IS TO BE FAMILIAR WITH THE APPLICABLE REQUIREMENTS FOR THE TESTS TO BE DONE, EQUIPMENT TO BE USED, AND ASSOCIATED HEALTH AND SAFETY ISSUES. E. SITE RESISTANCE TO EARTH TESTING PER EXHIBIT: CELL SITE GROUNDING SYSTEM DESIGN.

F.	ANTENNA AND COAX SWEEP TESTS PER EXHIBIT: ANTENNA TRANSMISSION LINE ACCEPTANCE STANDARDS.
G.	ALL OTHER TESTS REQUIRED BY COMPANY OR JURISDICTION.


PART 6 – TRENCHING AND BACKFILLING	
6.1	TRENCHING AND BACKFILLING: THE CONTRACTOR SHALL PERFORM ALL EXCAVATION OF EVERY DESCRIPTION AND OF WHATEVER SUBSTANCES ENCOUNTERED, TO THE DEPTHS INDICATED ON THE CONSTRUCTION DRAWINGS OR AS OTHERWISE SPECIFIED. A. PROTECTION OF EXISTING UTILITIES: THE CONTRACTOR SHALL CHECK WITH THE LOCAL UTILITIES AND THE RESPECTIVE UTILITY LOCATOR COMPANIES PRIOR TO STARTING EXCAVATION OPERATIONS IN EACH RESPECTIVE AREA TO ASCERTAIN THE LOCATIONS OF KNOWN UTILITY LINES. THE LOCATIONS, NUMBER AND TYPES OF EXISTING UTILITY LINES DETAILED ON THE CONSTRUCTION DRAWINGS ARE APPROXIMATE AND DO NOT REPRESENT EXACT INFORMATION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR REPAIRING ALL LINES DAMAGED DURING EXCAVATION AND ALL ASSOCIATED OPERATIONS. ALL UTILITY LINES UNCOVERED DURING THE EXCAVATION OPERATIONS, SHALL BE PROTECTED FROM DAMAGE DURING EXCAVATION AND ASSOCIATED OPERATIONS. ALL REPAIRS SHALL BE APPROVED BY THE UTILITY COMPANY. B. HAND DIGGING: UNLESS APPROVED IN WRITING OTHERWISE, ALL DIGGING WITHIN AN EXISTING CELL SITE COMPOUND IS TO BE DONE BY HAND. C. DURING EXCAVATION, MATERIAL SUITABLE FOR BACKFILLING SHALL BE STOCKPILED IN AN ORDERLY MANNER A SUFFICIENT DISTANCE FROM THE BANKS OF THE TRENCH TO AVOID OVERLOADING AND TO PREVENT SLIDES OR CAVE-INS. ALL EXCAVATED MATERIALS NOT REQUIRED OR SUITABLE FOR BACKFILL SHALL BE REMOVED AND DISPOSED OF AT THE CONTRACTOR'S EXPENSE. D. GRADING SHALL BE DONE AS MAY BE NECESSARY TO PREVENT SURFACE WATER FROM FLOWING INTO TRENCHES OR OTHER EXCAVATIONS, AND ANY WATER ACCUMULATING THEREIN SHALL BE REMOVED BY PUMPING OR BY OTHER APPROVED METHOD. E. SHEETING AND SHORING SHALL BE DONE AS NECESSARY FOR THE PROTECTION OF THE WORK AND FOR THE SAFETY OF PERSONNEL. UNLESS OTHERWISE INDICATED, EXCAVATION SHALL BE BY OPEN CUT, EXCEPT THAT SHORT SECTIONS OF A TRENCH MAY BE TUNNELED IF, THE CONDUIT CAN BE SAFELY AND PROPERLY INSTALLED AND BACKFILL CAN BE PROPERLY TAMPED IN SUCH TUNNEL SECTIONS. EARTH EXCAVATION SHALL COMPRISE ALL MATERIALS AND SHALL INCLUDE CLAY, SILT, SAND, MUCK, GRAVEL, HARDPAN, LOOSE SHALE, AND LOOSE STONE. F. TRENCHES SHALL BE OF NECESSARY WIDTH FOR THE PROPER LAYING OF THE CONDUIT OR CABLE, AND THE BANKS SHALL BE AS NEARLY VERTICAL AS PRACTICABLE. THE BOTTOM OF THE TRENCHES SHALL BE ACCURATELY GRADED TO PROVIDE UNIFORM BEARING AND SUPPORT FOR EACH SECTION OF THE CONDUIT OR CABLE ON UNDISTURBED SOIL AT EVERY POINT ALONG ITS ENTIRE LENGTH. EXCEPT WHERE ROCK IS ENCOUNTERED, CARE SHALL BE TAKEN NOT TO EXCAVATE BELOW THE DEPTHS INDICATED. WHERE ROCK EXCAVATIONS ARE NECESSARY, THE ROCK SHALL BE EXCAVATED TO A MINIMUM OVER DEPTH OF 6 INCHES BELOW THE TRENCH DEPTHS INDICATED ON THE CONSTRUCTION DRAWINGS OR SPECIFIED. OVER DEPTHS IN THE ROCK EXCAVATION AND UNAUTHORIZED OVER DEPTHS SHALL BE THOROUGHLY BACK FILLED AND TAMPED TO THE APPROPRIATE GRADE. WHENEVER WET OR OTHERWISE UNSTABLE SOIL THAT IS INCAPABLE OF PROPERLY SUPPORTING THE CONDUIT OR CABLE IS ENCOUNTERED IN THE BOTTOM OF THE TRENCH, SUCH SOLID SHALL BE REMOVED TO A MINIMUM OVER DEPTH OF 6 INCHES AND THE TRENCH BACKFILLED TO THE PROPER GRADE WITH EARTH OF OTHER SUITABLE MATERIAL, AS HEREINAFTER SPECIFIED. G. BACKFILLING OF TRENCHES. TRENCHES SHALL NOT BE BACKFILLED UNTIL ALL SPECIFIED TESTS HAVE BEEN PERFORMED AND ACCEPTED. WHERE COMPACTED BACKFILL IS NOT INDICATED THE TRENCHES SHALL BE CAREFULLY BACKFILLED WITH SELECT MATERIAL SUCH AS EXCAVATED SOILS THAT ARE FREE OF ROOTS, SOD, RUBBISH OR STONES, DEPOSITED IN 6 INCH LAYERS AND THOROUGHLY AND CAREFULLY RAMMED UNTIL THE CONDUIT OR CABLE HAS A COVER OF NOT LESS THAN 1 FOOT. THE REMAINDER OF THE BACKFILL MATERIAL SHALL BE GRANULAR IN NATURE AND SHALL NOT CONTAIN ROOTS, SOD, RUBBING, OR STONES OF 2-1/2 INCH MAXIMUM DIMENSION. BACKFILL SHALL BE CAREFULLY PLACED IN THE TRENCH AND IN 1 FOOT LAYERS AND EACH LAYER TAMPED. SETTLING THE BACKFILL WITH WATER WILL BE PERMITTED. THE SURFACE SHALL BE GRADED TO A REASONABLE UNIFORMITY AND THE MOUNDING OVER THE TRENCHES LEFT IN A UNIFORM AND NEAT CONDITION.


SYMBOL	DESCRIPTION
	CIRCUIT BREAKER
	NON-FUSIBLE DISCONNECT SWITCH
	FUSIBLE DISCONNECT SWITCH
	SURFACE MOUNTED PANEL BOARD
	TRANSFORMER
	KILOWATT HOUR METER
	JUNCTION BOX
	PULL BOX TO NEC/TELCO STANDARDS
-----	UNDERGROUND UTILITIES
	EXOTHERMIC WELD CONNECTION
	MECHANICAL CONNECTION
 OR 	GROUND ROD
 OR 	GROUND ROD WITH INSPECTION SLEEVE
	GROUND BAR
	120AC DUPLEX RECEPTACLE
— G —	GROUND CONDUCTOR
—  —	DC POWER AND FIBER OPTIC TRUNK CABLES
—  —	DC POWER CABLES
	REPRESENTS DETAIL NUMBER
	REF. DRAWING NUMBER


ABBREVIATIONS	
CIGBE	COAX ISOLATED GROUND BAR EXTERNAL
MIGB	MASTER ISOLATED GROUND BAR
SST	SELF SUPPORTING TOWER
GPS	GLOBAL POSITIONING SYSTEM
TYP.	TYPICAL
DWG	DRAWING
BCW	BARE COPPER WIRE
BFG	BELOW FINISH GRADE
PVC	POLYVINYL CHLORIDE
CAB	CABINET
C	CONDUIT
SS	STAINLESS STEEL
G	GROUND
AWG	AMERICAN WIRE GAUGE
RGS	RIGID GALVANIZED STEEL
AHJ	AUTHORITY HAVING JURISDICTION
TTLNA	TOWER TOP LOW NOISE AMPLIFIER
UNO	UNLESS NOTED OTHERWISE
EMT	ELECTRICAL METALLIC TUBING
AGL	ABOVE GROUND LEVEL


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Designed: <u>ASW</u> Date: <u>04/06/20</u>		
Checked: <u>ASW</u> Date: <u>04/06/20</u>		
Project Number: <u>499-006</u>		
Project Title: CAMBRIDGE SHERMAN STREET MAL02852 FA# 11585657 102 SHERMAN STREET CAMBRIDGE, MA 02140		
Prepared For: 		
Drawing Scale: <u>AS NOTED</u>	<div>CD</div>	
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Drawing Title GENERAL NOTES		
Drawing Number C1		



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Project Title:
CAMBRIDGE
SHERMAN STREET

MAL02852


FA# 11585657

102 SHERMAN STREET
CAMBRIDGE, MA 02140

Prepared For:


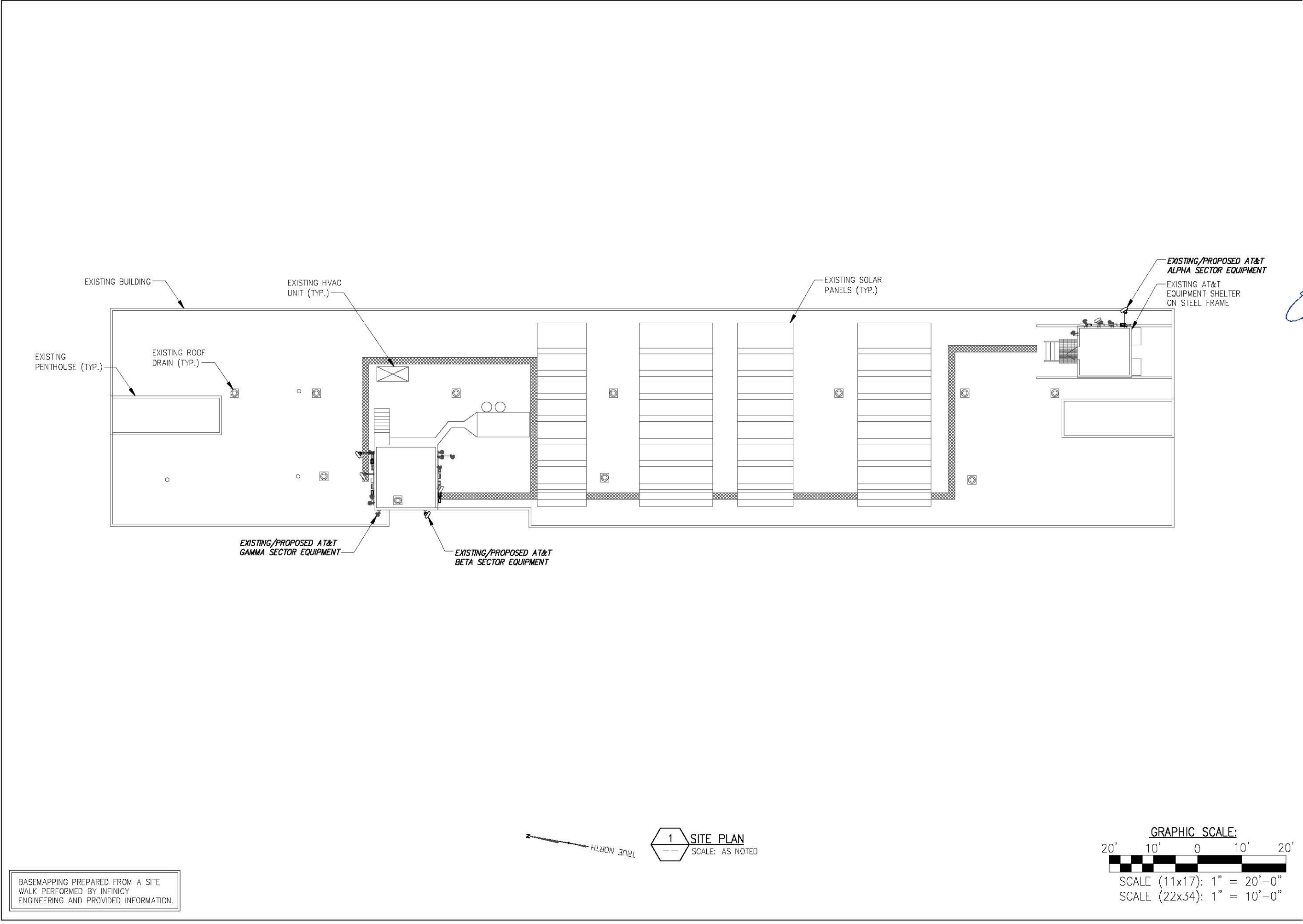
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MAL02852
FA# 11585657**
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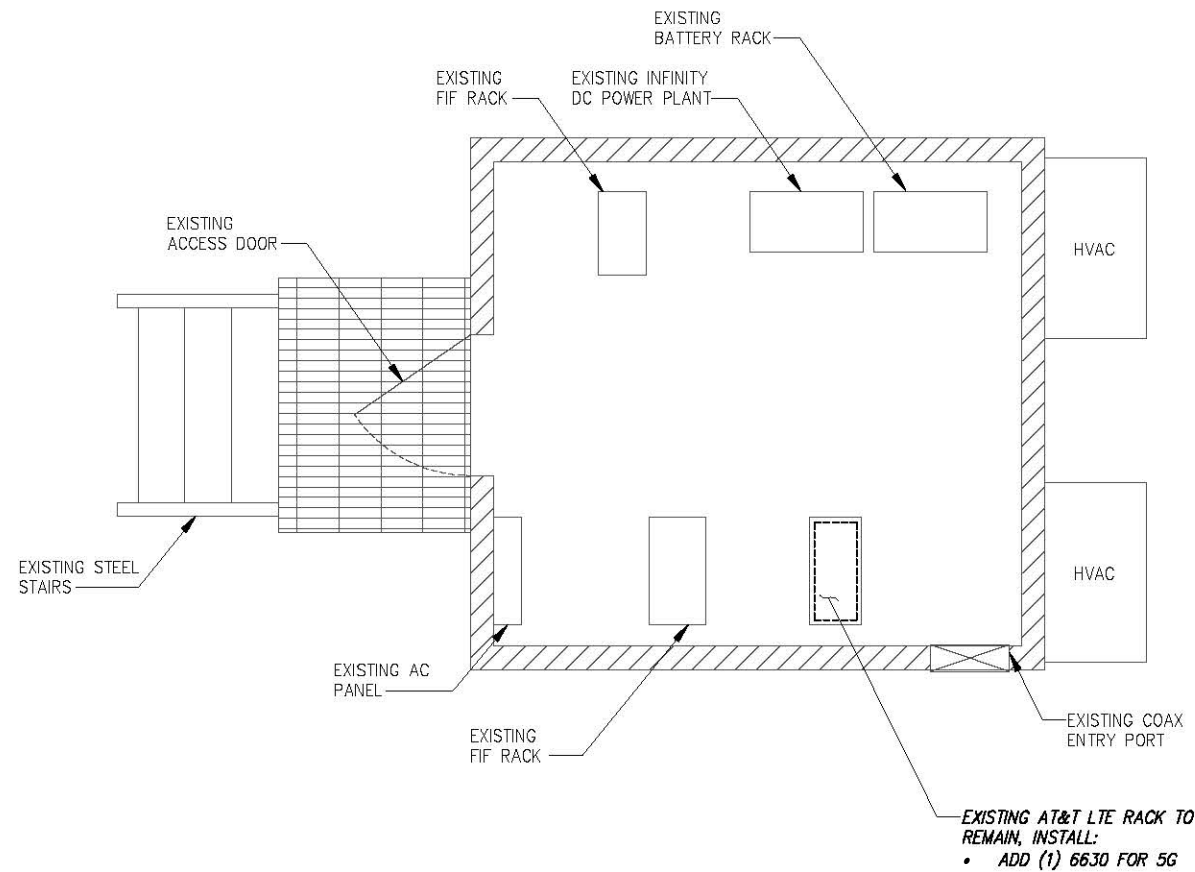
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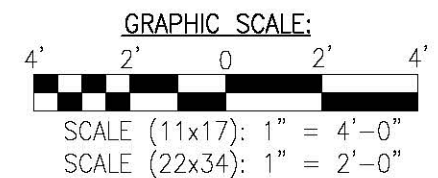
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**OVERALL
SITE PLAN**

Drawing Number
C2

GRAPHIC SCALE:
20' 10' 0 10' 20'
SCALE (11x17): 1" = 20'-0"
SCALE (22x34): 1" = 10'-0"



2 ENLARGED EQUIPMENT PLAN
SCALE: AS NOTED



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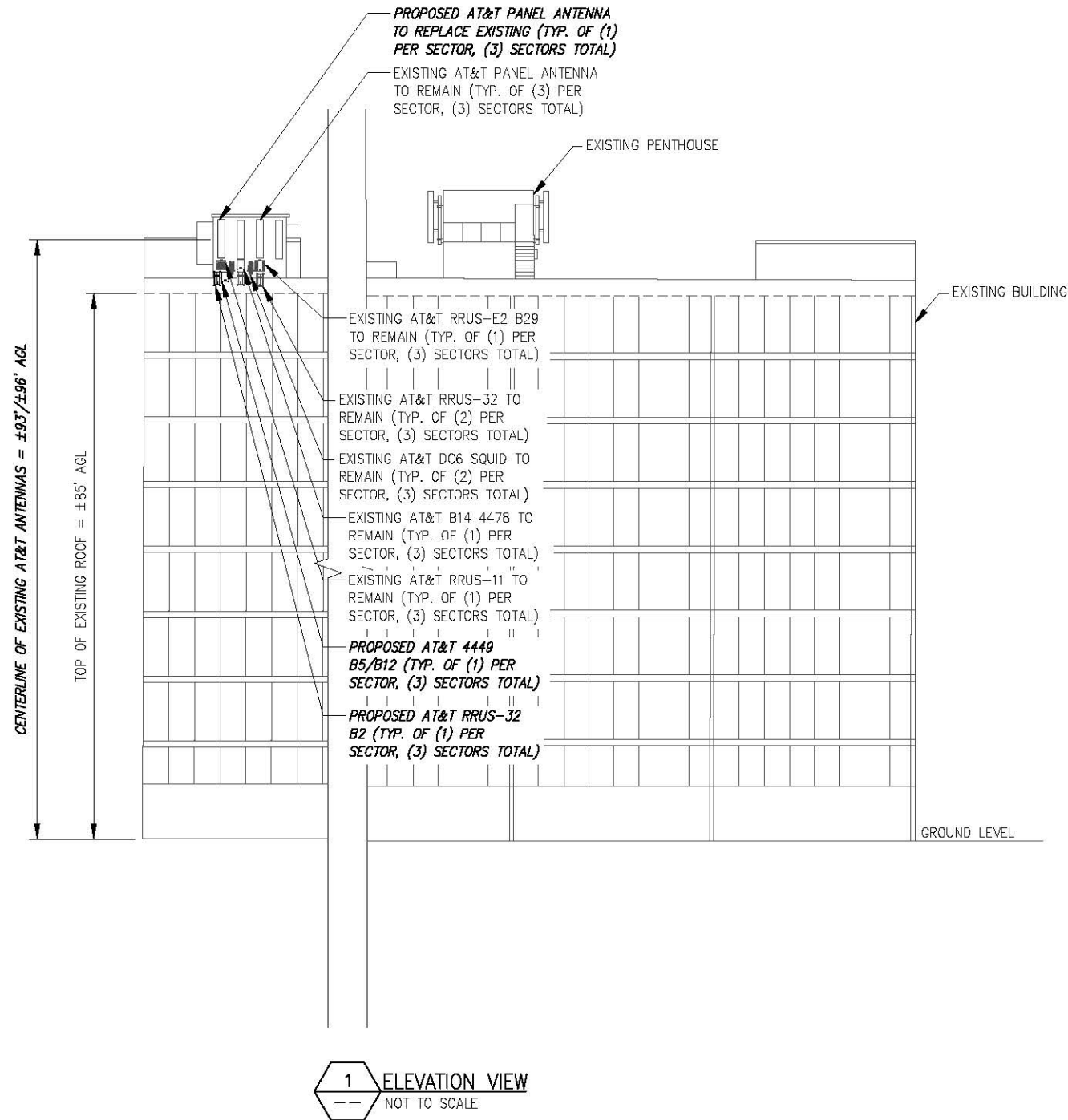
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Drawing Title
ENLARGED
SITE PLAN

Drawing Number
C2A


- NOTE:
- 3'-0" SEPARATION BETWEEN ALL LTE ANTENNAS
 - 6'-0" SEPARATION BETWEEN 700 BC/700 DE ANTENNAS

- NOTE:
- FOR ADDITIONAL STRUCTURAL INFORMATION PERTAINING TO THE BUILDING, SEE 'AT&T MOBILITY STRUCTURAL PE LETTER-LTE 5G NR RETROFIT' COMPLETED BY INFINIGY, DATED 04/06/20.
 - FOR ADDITIONAL STRUCTURAL INFORMATION PERTAINING TO THE ANTENNA MOUNT, SEE 'MOUNT ANALYSIS REPORT' COMPLETED BY INFINIGY, DATED 01/04/21.





FINAL ANTENNA CONFIGURATION & CABLE SCHEDULE BASED ON LTE RFDS DATED 11/19/2020, V7.00										
SECTOR	ANTENNA POSITION	ANTENNA STATUS & TECHNOLOGY	ANTENNA MANF/MODEL	TMA/DIPLEXER	RRUS	AZIMUTH	ANTENNA CL HEIGHT	CABLE FEEDER		RAYCAP UNIT
								TYPE	LENGTH	
ALPHA	A-1	(E) LTE 700/WCS	CCI HPA-65R-BUU-H8	--	(1) (E) RRUS-E2 B29 (1) RRUS-32 B30	30°	±93'	(1) (E) FIBER CABLE (2) (E) DC CABLES	±50'	(6) (E) DC6 'SQUID'
	A-2	(E) UMTS 850	CCI HPA-65R-BUU-H8	--	(1) (E) RRUS-11 B12	30°	±93'	SEE A-1 FOR CABLE INFORMATION	--	
	A-3	(E) LTE 700/AWS	KATHREIN 800-10966	--	(1) (E) B14 4478 (1) (E) RRUS-32 B66A	30°	±93'	SEE A-1 FOR CABLE INFORMATION (2) (E) DC CABLES	±50'	
	A-4	(P) LTE 700/850/ 1900/5G 850	CCI DMP65R-BUBDA	--	(1) (P) RRUS-32 B2 (1) (P) 4449 B5/B12	30°	±93'	SEE A-1 FOR CABLE INFORMATION	--	
BETA	B-1	(E) LTE 700/WCS	CCI HPA-65R-BUU-H8	--	(1) (E) RRUS-E2 B29 (1) RRUS-32 B30	190°	±96'	(1) (E) FIBER CABLE (2) (E) DC CABLES	±50'	
	B-2	(E) UMTS 850	CCI HPA-65R-BUU-H8	--	(1) (E) RRUS-11 B12	190°	±96'	SEE B-1 FOR CABLE INFORMATION	--	
	B-3	(E) LTE 700/AWS	KATHREIN 800-10966	--	(1) (E) B14 4478 (1) (E) RRUS-32 B66A	190°	±96'	SEE B-1 FOR CABLE INFORMATION (2) (E) DC CABLES	±50'	
	B-4	(P) LTE 700/850/ 1900/5G 850	CCI DMP65R-BU8DA	--	(1) (P) RRUS-32 B2 (1) (P) 4449 B5/B12	190°	±96'	SEE B-1 FOR CABLE INFORMATION	--	
GAMMA	G-1	(E) LTE 700/WCS	CCI HPA-65R-BUU-H8	--	(1) (E) RRUS-E2 B29 (1) RRUS-32 B30	300°	±96'	(1) (E) FIBER CABLE (2) (E) DC CABLES	±50'	
	G-2	(E) UMTS 850	CCI HPA-65R-BUU-H8	--	(1) (E) RRUS-11 B12	300°	±96'	SEE G-1 FOR CABLE INFORMATION	±50'	
	G-3	(E) LTE 700/AWS	KATHREIN 800-10966	--	(1) (E) B14 4478 (1) (E) RRUS-32 B66A	300°	±96'	SEE G-1 FOR CABLE INFORMATION (2) (E) DC CABLES	--	
	G-4	(P) LTE 700/850/ 1900/5G 850	CCI DMP65R-BU8DA	--	(1) (P) RRUS-32 B2 (1) (P) 4449 B5/B12	300°	±96'	SEE G-1 FOR CABLE INFORMATION	--	

2 AT&T ANTENNA SCHEDULE
NOT TO SCALE



INFINIGY ENGINEERING, PLLC
1033 Watervliet Shaker Rd
Albany, NY 12205
Office # (518) 690-0790
Fax # (518) 690-0793





1/14/21

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0	ISSUED FOR REVIEW	BMM	04/06/20

No. Submittal / Revision App'd Date

Drawn: BMM Date: 04/06/20

Designed: ASW Date: 04/06/20

Checked: ASW Date: 04/06/20

Project Number: 499-006

Project Title: CAMBRIDGE SHERMAN STREET MAL02852 FA# 11585657 102 SHERMAN STREET CAMBRIDGE, MA 02140

Prepared For: smartlink

Drawing Scale: AS NOTED

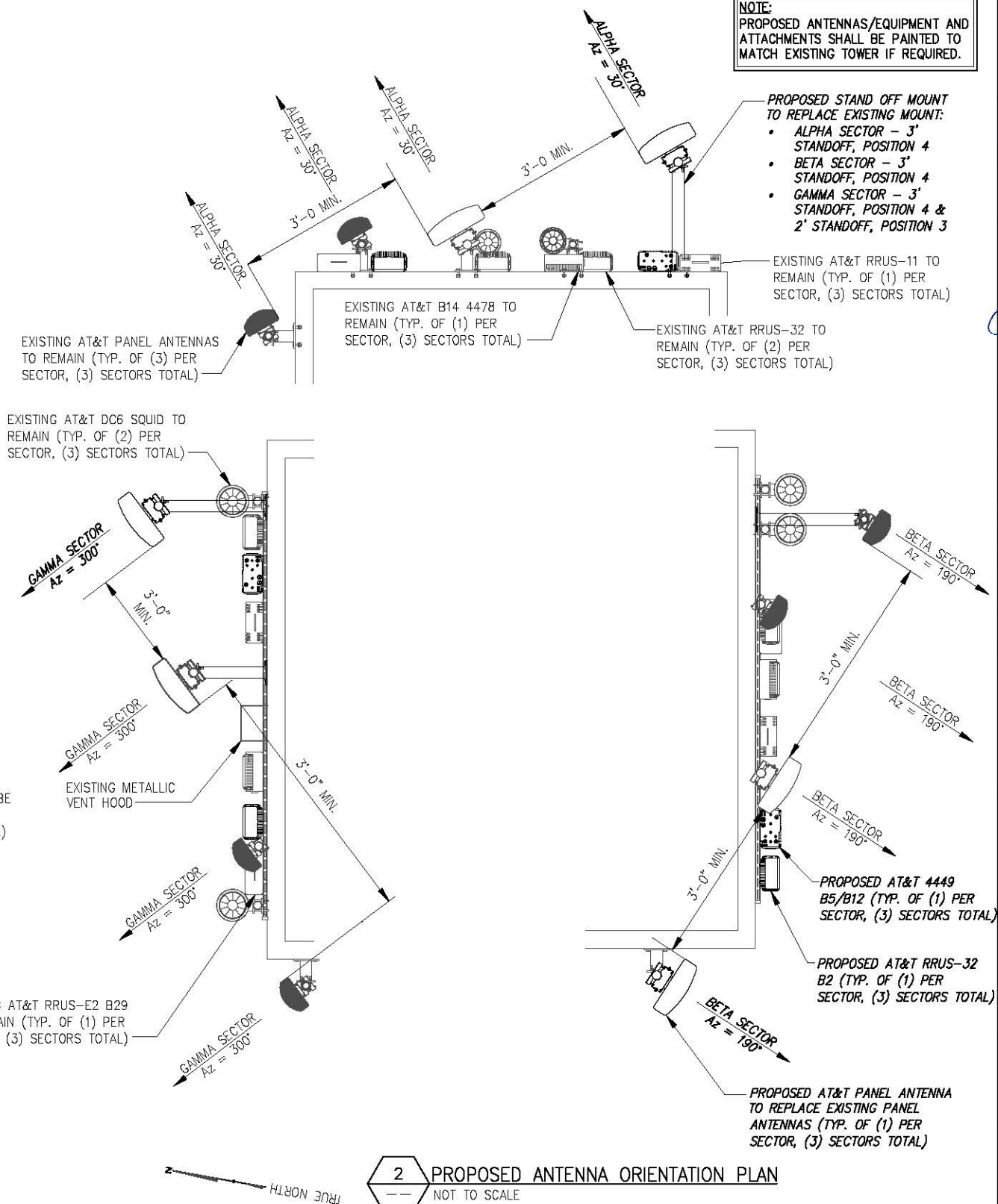
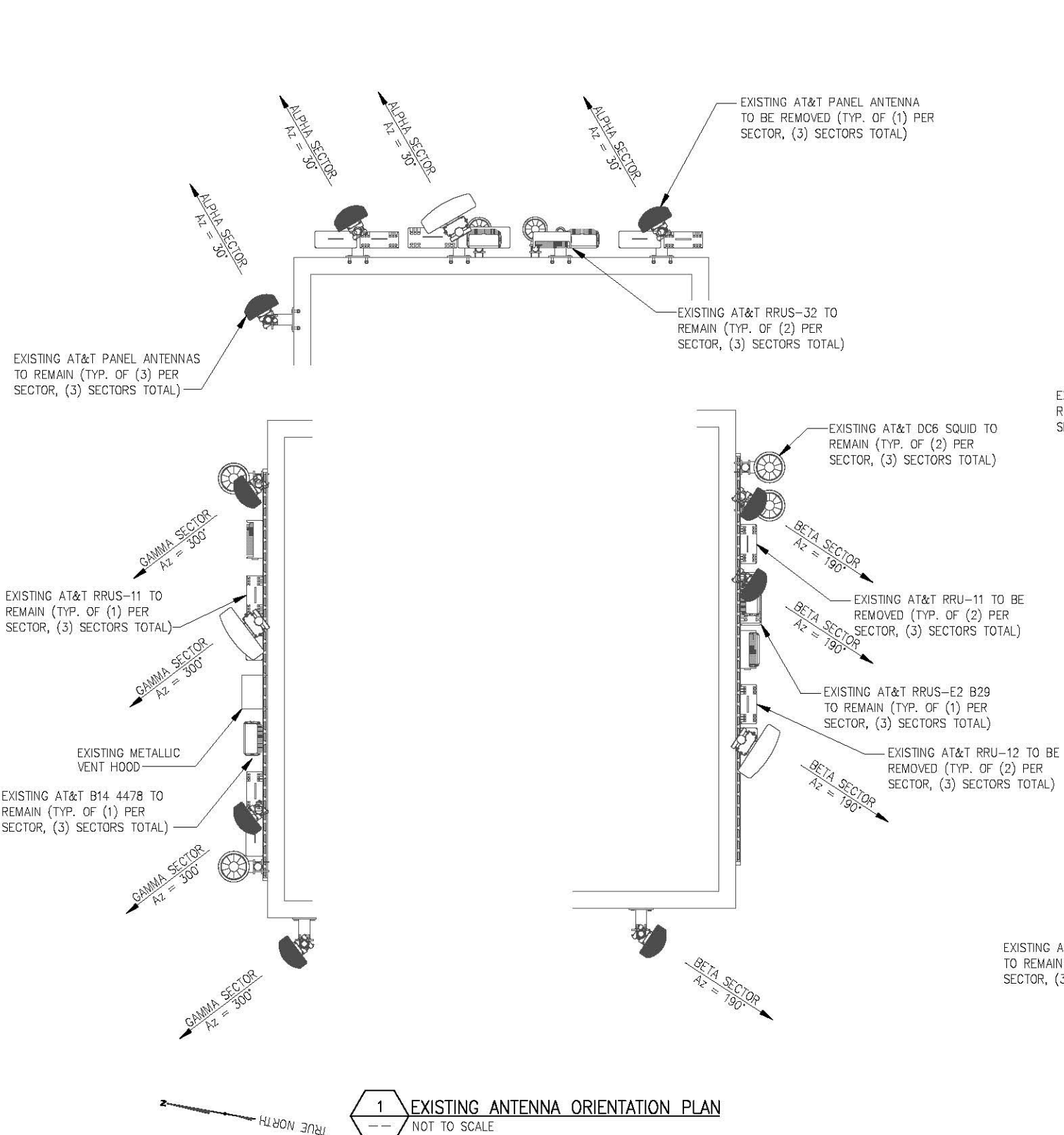
Date: 01/14/21

Drawing Title: ELEVATION VIEW

Drawing Number: C3

CD

- NOTE:
- 3'-0" SEPARATION BETWEEN ALL LTE ANTENNAS
 - 6'-0" SEPARATION BETWEEN 700 BC/700 DE ANTENNAS



- NOTE:
- FOR ADDITIONAL STRUCTURAL INFORMATION PERTAINING TO THE BUILDING, SEE 'AT&T MOBILITY STRUCTURAL PE LETTER-LTE 5G NR RETROFIT' COMPLETED BY INFINIGY, DATED 04/06/20.
 - FOR ADDITIONAL STRUCTURAL INFORMATION PERTAINING TO THE ANTENNA MOUNT, SEE 'MOUNT ANALYSIS REPORT' COMPLETED BY INFINIGY, DATED 01/04/21.

NOTE:
PROPOSED ANTENNAS/EQUIPMENT AND ATTACHMENTS SHALL BE PAINTED TO MATCH EXISTING TOWER IF REQUIRED.

- PROPOSED STAND OFF MOUNT TO REPLACE EXISTING MOUNT:
- ALPHA SECTOR - 3' STANDOFF, POSITION 4
 - BETA SECTOR - 3' STANDOFF, POSITION 4
 - GAMMA SECTOR - 3' STANDOFF, POSITION 4 & 2' STANDOFF, POSITION 3

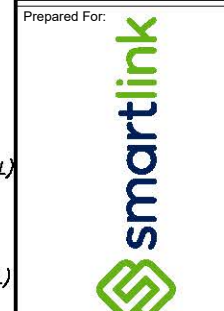
INFINIGY
INFINIGY ENGINEERING, PLLC
1033 Watervliet Shaker Rd
Albany, NY 12205
Office # (518) 690-0790
Fax # (518) 690-0793



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499-006			

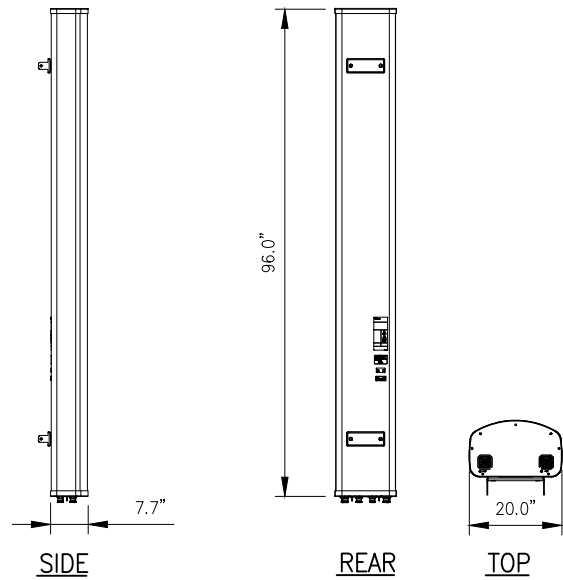
Project Title:
**CAMBRIDGE
SHERMAN STREET
MAL02852
FA# 11585657**
102 SHERMAN STREET
CAMBRIDGE, MA 02140



Drawing Scale:
AS NOTED
Date:
01/14/21

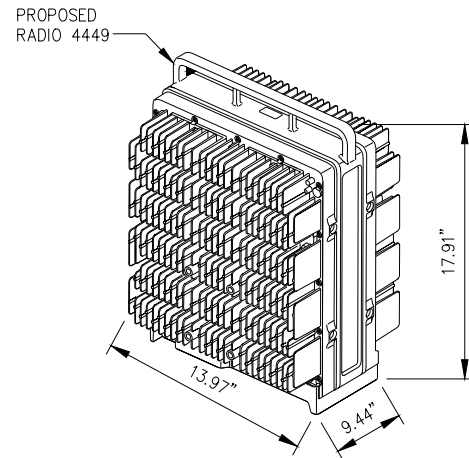
Drawing Title
**ANTENNA
ORIENTATION
PLAN**

Drawing Number
C4



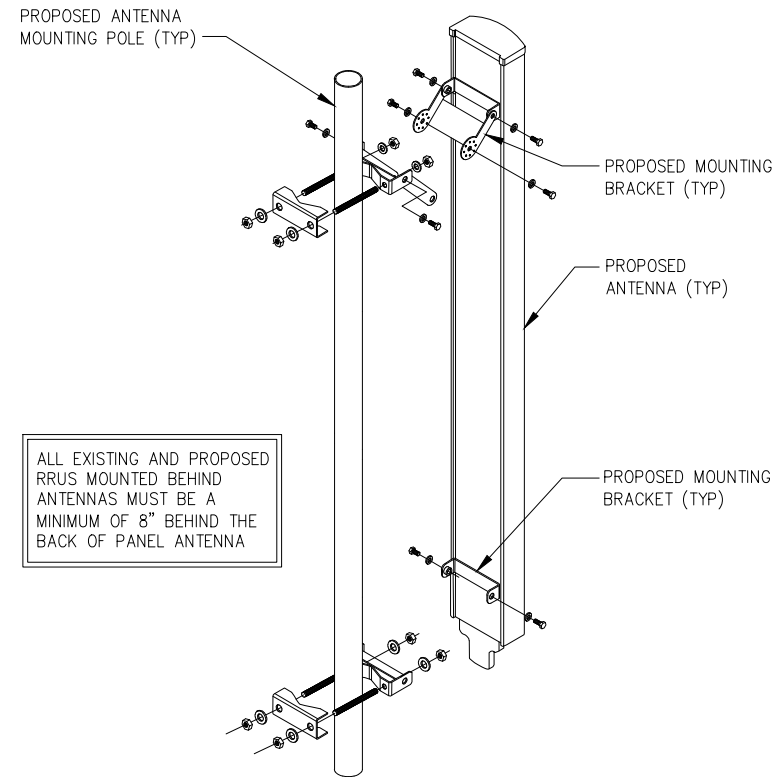
CCI MODEL NO.:	DMP65R-BU8DA
RADOME MATERIAL:	FIBERGLASS
RADOME COLOR:	LIGHT GRAY
DIMENSIONS, HxWxD:	(96.0"x20.0"x7.7")
WEIGHT, W/ PRE-MOUNTED BRACKETS:	95.7 LBS
CONNECTOR:	7-16 DIN FEMALE

1 ANTENNA DETAIL
NOT TO SCALE

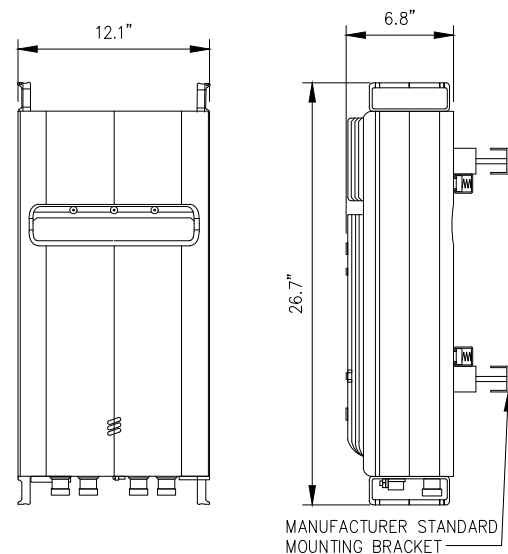


RADIO 4449 SPECIFICATIONS
• HxWxD, (INCHES) : 17.91"x13.97"x9.44"
• WEIGHT (LBS) : 70.54
• COLOR : GRAY

2 ERICSSON RADIO 4449 DETAIL
NOT TO SCALE

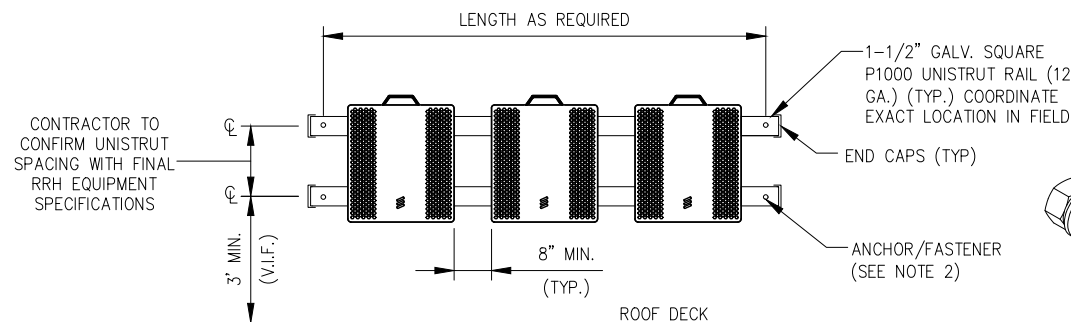


3 MOUNTING DETAIL
NOT TO SCALE



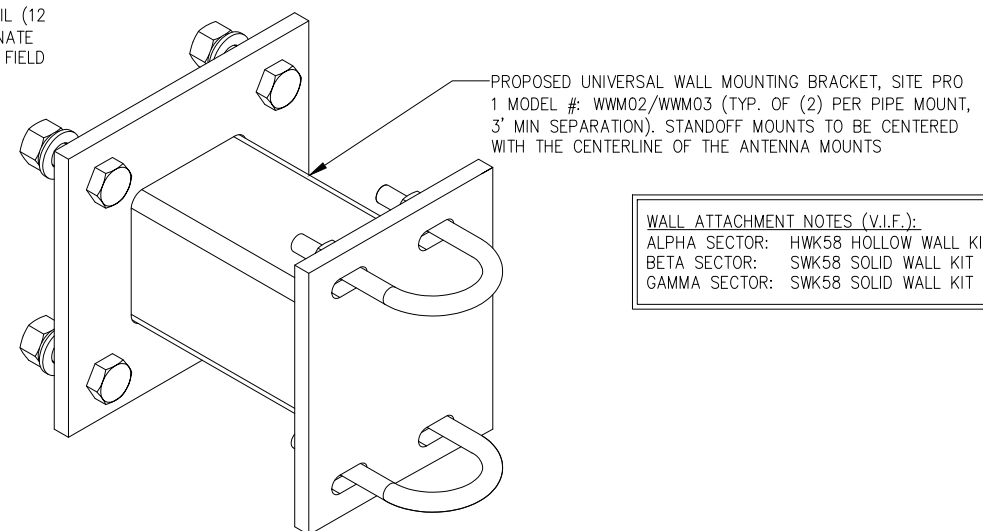
RRUS-32 SPECIFICATIONS
• HxWxD, (INCHES) : 26.7"x12.1"x6.8"
• WEIGHT (LBS) : 50.8
• COLOR : GRAY

4 ERICSSON RRUS-32 DETAIL
NOT TO SCALE



NOTES:
1. A SUPPORT FOR A SINGLE RRH SHALL HAVE A MINIMUM OF TWO ANCHORS/FASTENERS FOR EACH UNISTRUT CHANNEL.
2. INSTALL ANCHORS/FASTENERS A MAXIMUM OF 2'-0" ON CENTERS. <ul style="list-style-type: none">• WOOD STUDS - 5/8"Ø LAG BOLT W/ 3.5" EMBEDMENT IN WOOD• CONCRETE - 1/2"Ø HILTI KWIK BOLT III W/ 3-5/8" EMBEDMENT OR EQUIVALENT• THROUGH BOLT - 1/2"Ø A36/A307 THREADED ROD W/ NUTS AND WASHERS ANCHORS AND UNISTRUT CHANNEL SHALL HAVE HOT-DIPPED GALVANIZED FINISH.
3. MOUNT RRH TO UNISTRUT WITH 3/8"Ø UNISTRUT BOLTING HARDWARE AND SPRING NUTS. TYPICAL FOUR PER BRACKET. SUBCONTRACTOR SHALL SUPPLY.

5 TYPICAL RRU MOUNTING DETAIL
NOT TO SCALE



6 WALL MOUNT DETAIL
NOT TO SCALE

INFINIGY

INFINIGY ENGINEERING, PLLC
1033 Watervliet Shaker Rd
Albany, NY 12205
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Project Number:
499-006

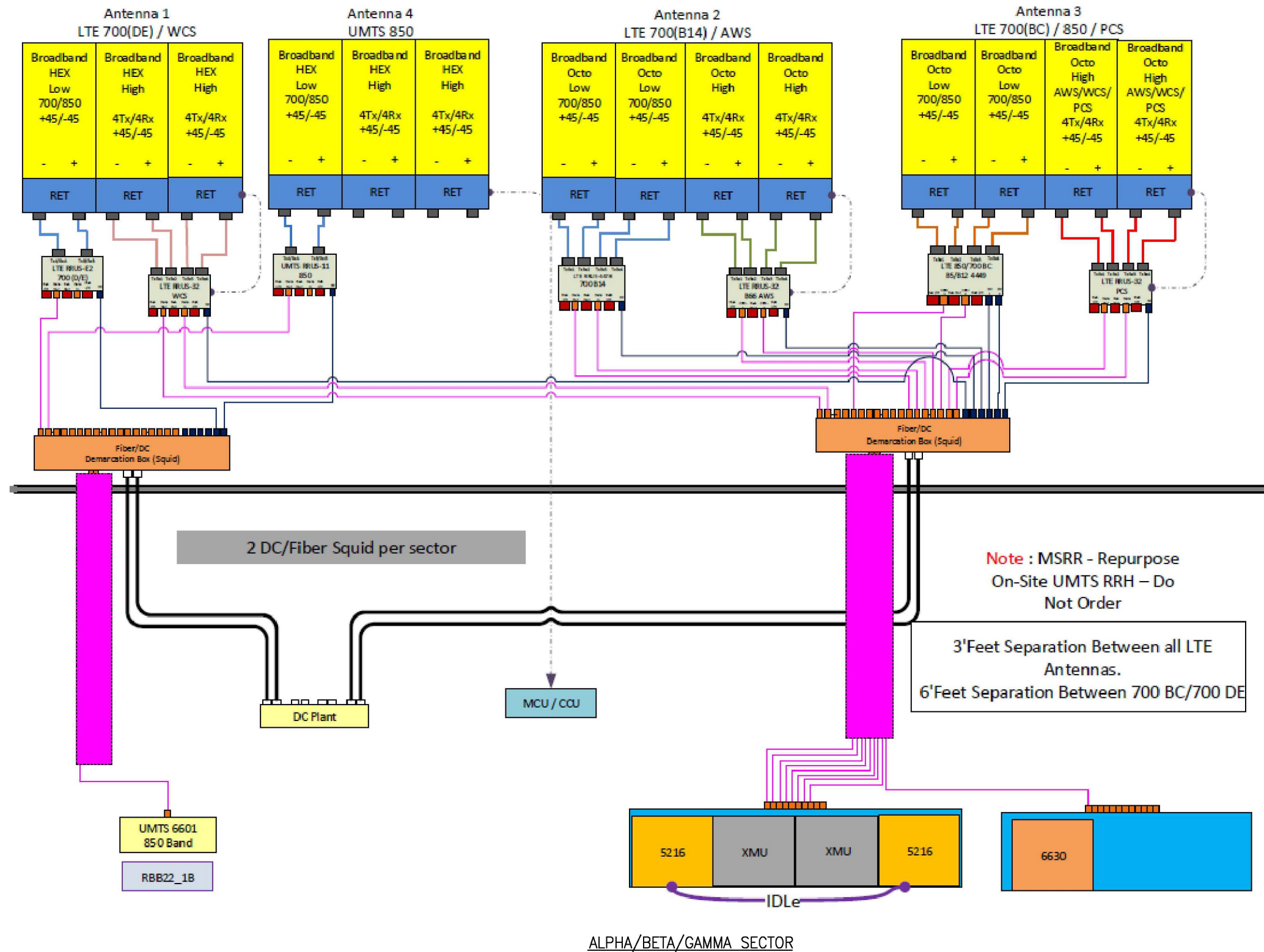
Project Title:
CAMBRIDGE
SHERMAN STREET
MAL02852
FA# 11585657
102 SHERMAN STREET
CAMBRIDGE, MA 02140



Drawing Scale:	AS NOTED	CD
Date:	01/14/21	

Drawing Title
**EQUIPMENT
DETAILS**

Drawing Number
C5



1 PLUMBING DIAGRAM (FINAL CONFIGURATION)
NOT TO SCALE

*BASED ON LTE RFDS,
DATED 11/19/2020, V7.00

INFINIGY

INFINIGY ENGINEERING, PLLC
1033 Watervliet Shaker Rd
Albany, NY 12205
Office # (518) 690-0790
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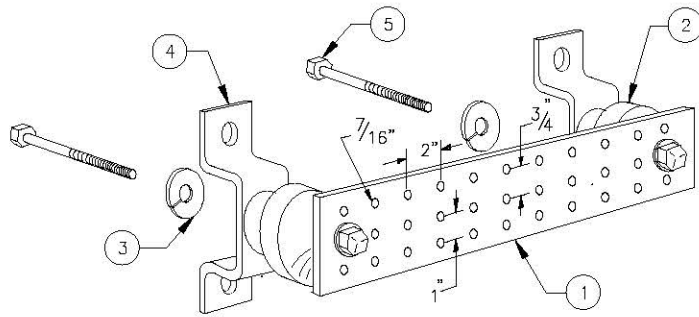
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MAL02852
FA# 11585657
102 SHERMAN STREET
CAMBRIDGE, MA 02140



Drawing Scale:
AS NOTED
Date:
01/14/21

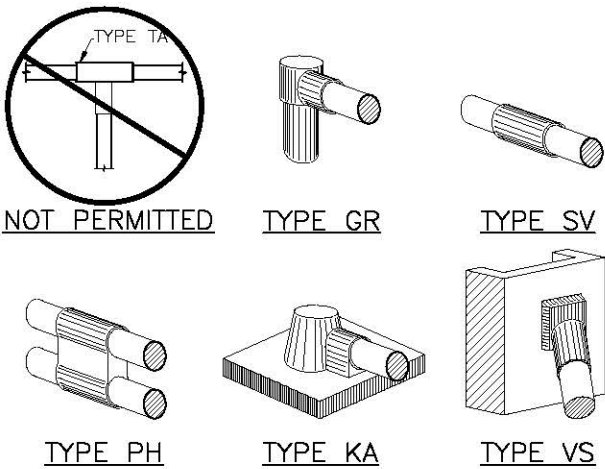
Drawing Title
**PLUMBING
DIAGRAM**

Drawing Number
C6

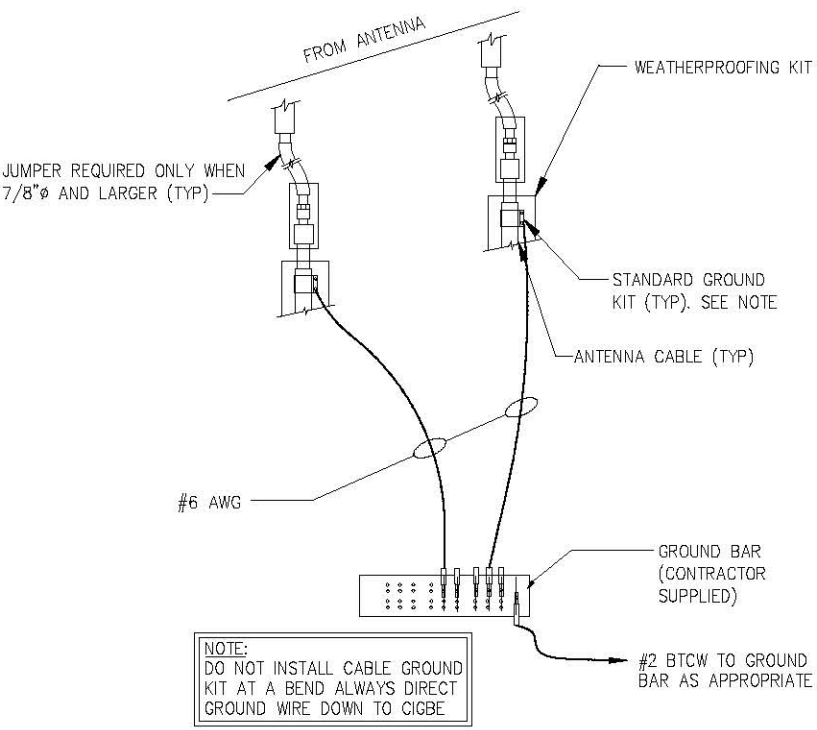


- LEGEND
- 1 - SOLID TINNED COPPER GROUND BAR, 1/4"x 4"x 20" MIN., NEWTON INSTRUMENT CO. HOLE CENTERS TO MATCH NEMA DOUBLE LUG CONFIGURATION
 - 2 - INSULATORS, NEWTON INSTRUMENT CAT. NO. 3061-4
 - 3 - 5/8" LOCKWASHERS, NEWTON INSTRUMENT CO. CAT. NO. 3015-B
 - 4 - WALL MOUNTING BRACKET, NEWTON INSTRUMENT CO. CAT NO. A-6056
 - 5 - 5/8-11 X 1" H.H.C.S. BOLTS, NEWTON INSTRUMENT CO. CAT NO. 3012-1
 - 6 - GROUND BAR SHALL BE SIZED TO ACCOMODATE ALL GROUNDING CONNECTIONS REQUIRED PLUS PROVIDE 50% SPARE CAPACITY
 - 7 - GROUND BARS SHALL NEITHER BE FIELD FABRICATED NOR NEW HOLES DRILLED
 - 8 - GROUND LUGS SHALL MATCH THE HOLE SPACING ON THE BAR
 - 9 - HARDWARE DIAMETER SHALL BE MINIMUM 3/8"

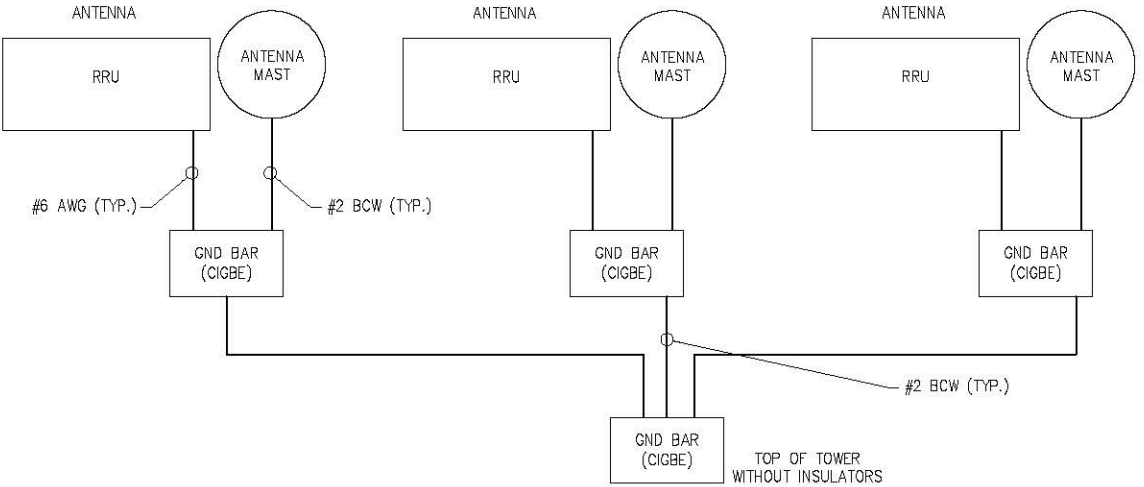
1 GROUND BAR
--- NOT TO SCALE



2 CADWELDS (TYPICAL)
--- NOT TO SCALE



3 CONNECTION OF GROUND WIRES TO GROUNDING BARS @ ANTENNAS
--- NOT TO SCALE



4 SCHEMATIC DIAGRAM GROUNDING SYSTEM
--- NOT TO SCALE

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499-006			

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CAMBRIDGE
SHERMAN STREET
MAL02852
FA# 11585657
102 SHERMAN STREET
CAMBRIDGE, MA 02140



Drawing Scale:
AS NOTED
Date:
01/14/21

CD

Drawing Title
**GROUNDING
DETAILS**

Drawing Number
C7

Rethink Possible

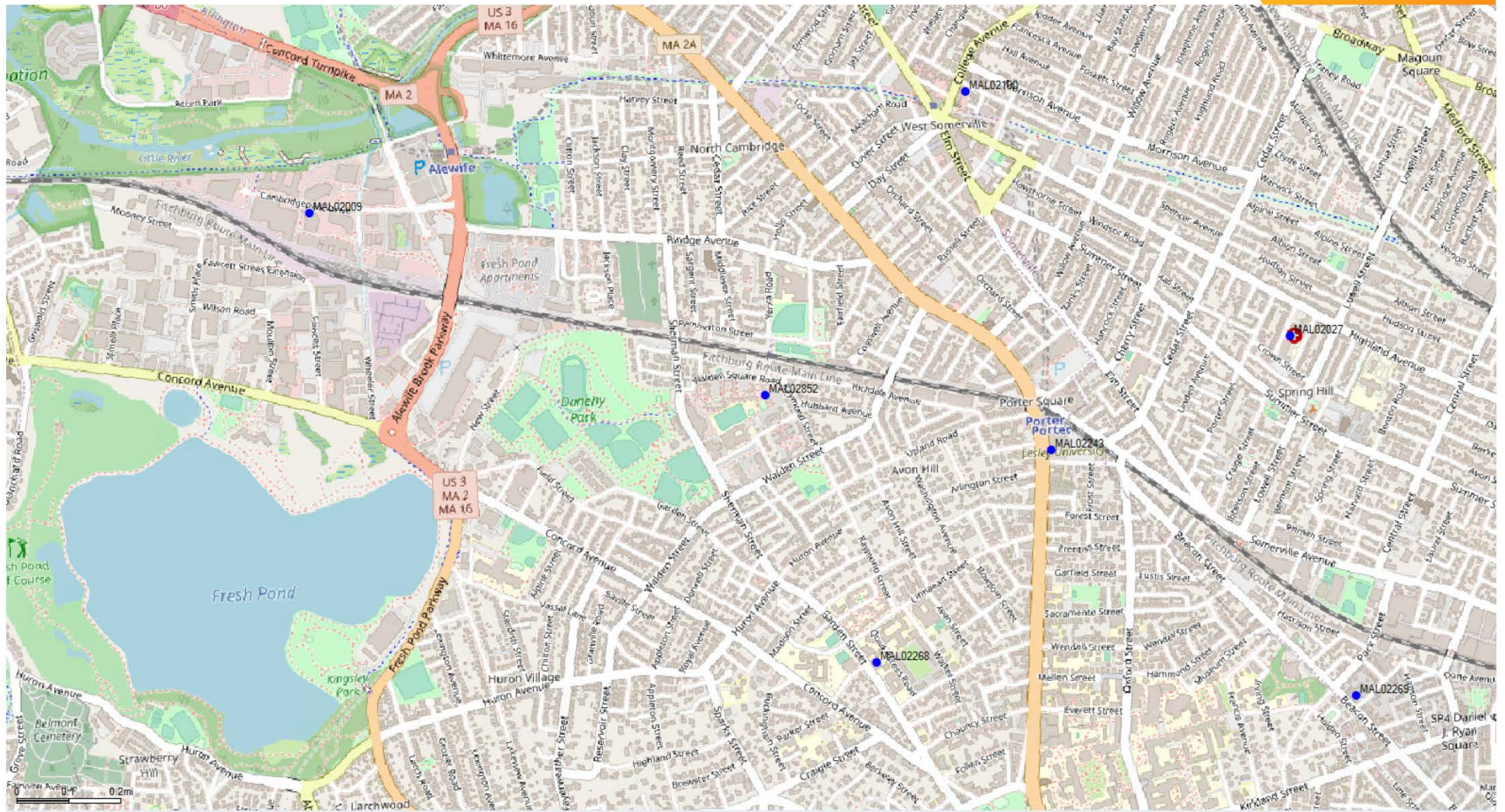


MAL02852 LTE CoveragePlots

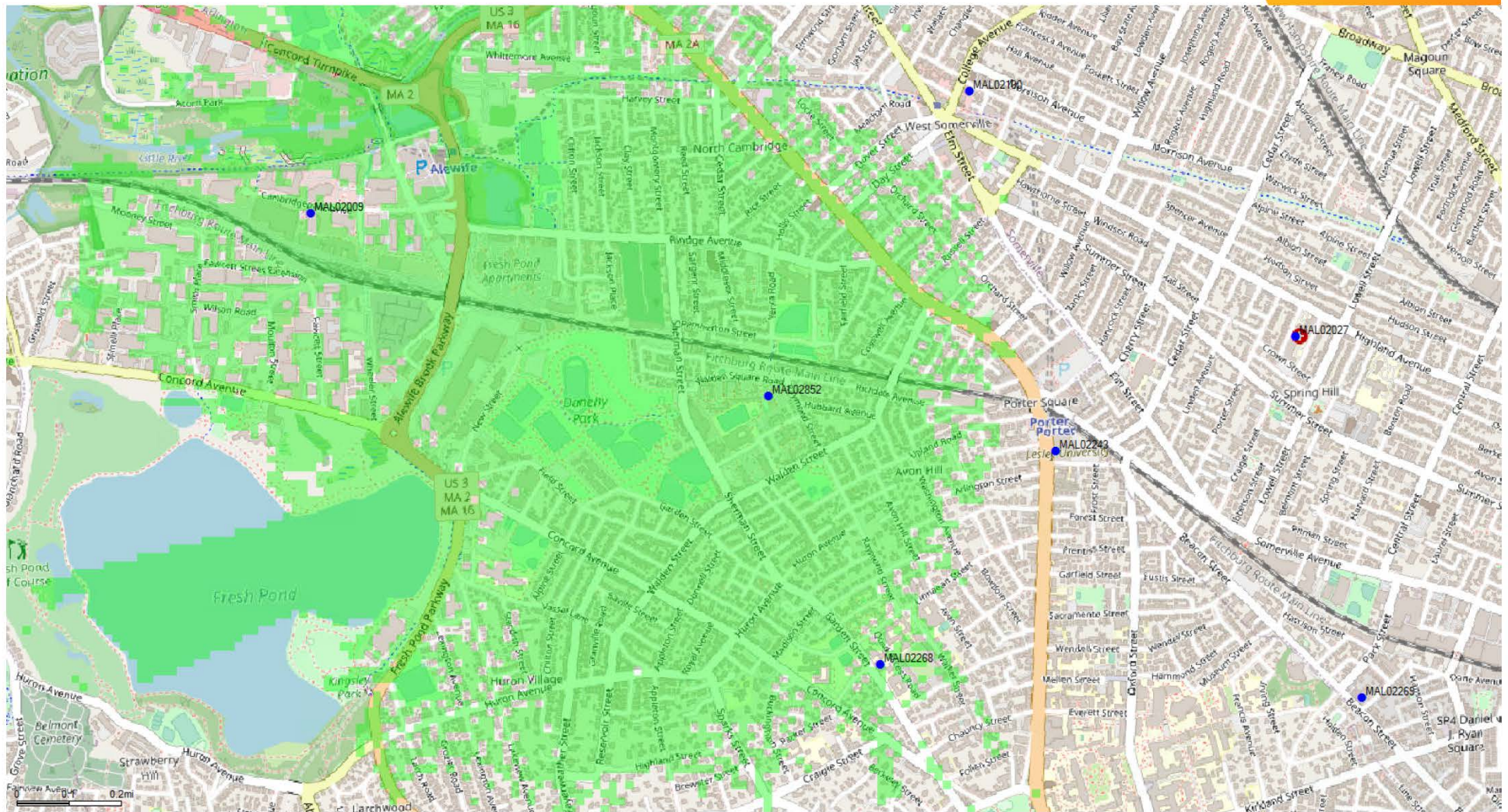
- Zoning Proposed 5G NR 850,
Existing 1900 LTE Band BWE
Project Plots



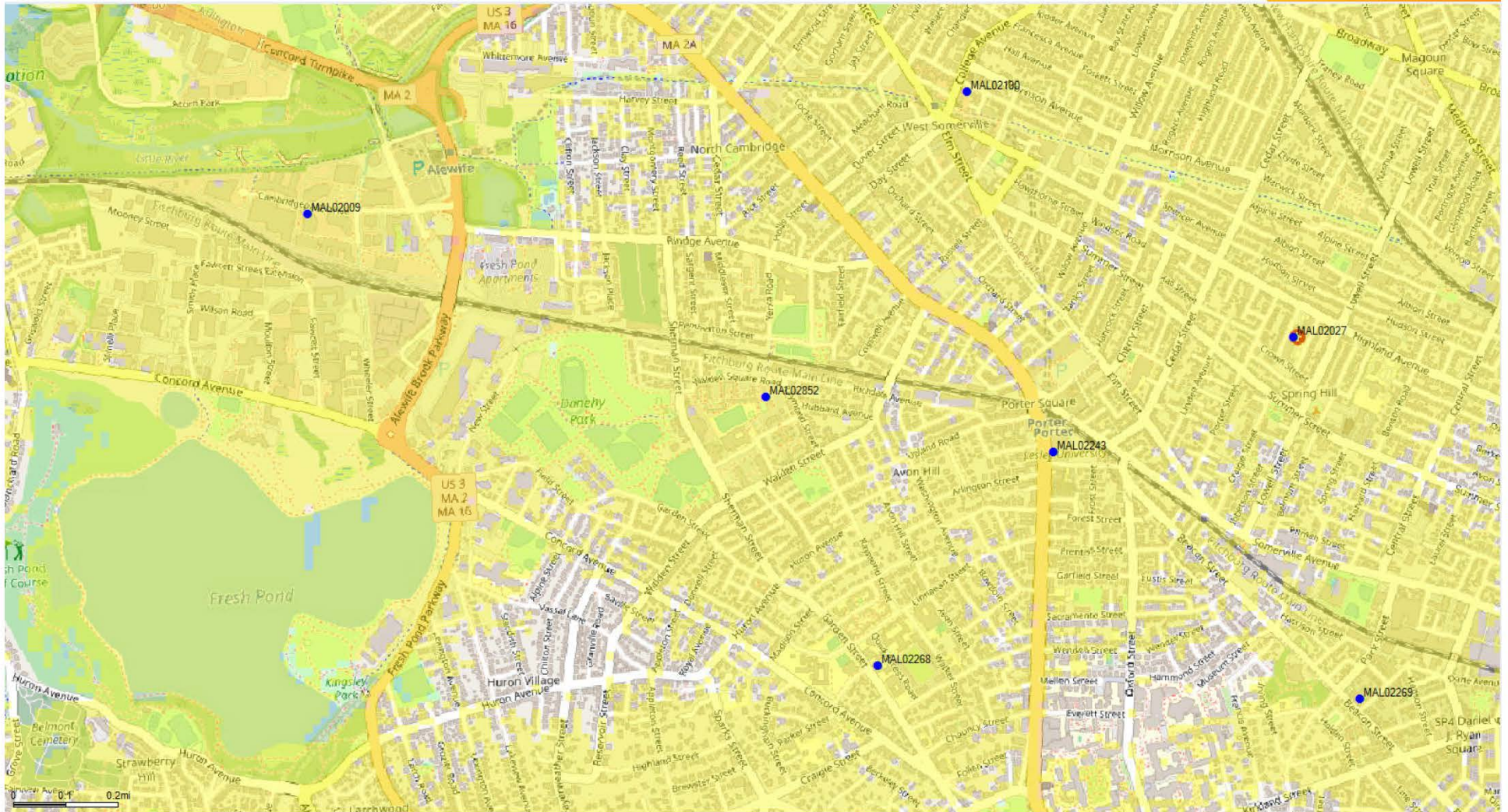
Current 850 5G Band Coverage



With Proposed MAL02852 850 5G Band Coverage



Existing 1900 LTE Band On MAL02852 Area Coverage With Band Width Expansion (BWE) Project



AT&T Proprietary (Internal Use Only), Not for use or disclosure outside the AT&T companies except under written agreement





FROM ZERO TO INFINIGY
the solutions are endless

April 6, 2020

Sharon Keefe

Smartlink, LLC

85 Rangeway Rd., Building 3, Suite 102

North Billerica, MA 01862

RE: AT&T Mobility Structural PE Letter – LTE 5G NR Retrofit

AT&T Site Name:	Cambridge Sherman Street
AT&T Site Number:	MAL02852
FA Number:	11585657
Infinigy Job Number:	1106-A0001-B
Client:	Smartlink
Carrier:	AT&T
Site Address:	21 Walden Square Road, Cambridge, MA 02140
Building Code:	2015 IBC
Design Standard:	ASCE 7-10
Result:	Pass
Note:	The increase in EPA and weight due to AT&T's proposed loading is minimal to the overall structure, therefore the existing building is adequate to withstand the existing/proposed loads.

Dear Ms. Keefe,

At your request, Infinigy Engineering, PLLC has reviewed the existing building at the above referenced site for adequacy to support the existing and proposed loads for the referenced project. This evaluation is based on a review of the information from the Mount Analysis Report (dated 01/02/2018) by Infinigy Engineering, PLLC, the Mount Analysis Report (dated 04/06/2020) by Infinigy Engineering, PLLC, and Construction Drawings (dated 04/06/2020) by Infinigy Engineering, PLLC.

This evaluation assumes that all structural members are in good condition, have not been altered from the manufacturer's original design, and have been installed per the manufacturer's requirements. Prior to installation of any new appurtenances, the contractor shall inspect the condition of all relevant members and connections and shall tighten all connections. The contractor is responsible for the means and methods of construction and shall notify Infinigy Engineering, PLLC immediately if any field conditions differ from those listed above.

Should there be any questions, please do not hesitate to contact us at (518) 690-0790.

Sincerely,

Joseph R. Johnston, P.E.

Massachusetts P.E. License Number: 50391



04-06-20

AZ CA CO FL GA IL MD NC NH NJ NY TN TX WA



Cambridge Board of Zoning Appeal

Special Permit Application

102 Sherman St., Cambridge, MA

Map 203B Lot 66

Applicant:

New Cingular Wireless PCS, LLC (“AT&T”)

c/o Kristian Cottone, Smartlink

Kristina.Cottone@smartlinkgroup.com

(978-551-8627)

February 16, 2021

BZA APPLICATION FORM

CHECK LIST

PROPERTY LOCATION: 102 Sherman Street, Cambridge, MA 02140 DATE: 02/16/2021

PETITIONER OR REPRESENTATIVE: New Cingular Wireless PCS, LLC d/b/a AT&T Mobility C/O Kristina Cottone, Smartlink

ADDRESS & PHONE: 85 Rangeway Rd., Bldg 3 Suite 102,, North Billerica, MA 01862 / 978-551-8627

BLOCK: 203B LOT: 66

PLEASE CHECK THAT YOU HAVE INCLUDED THE FOLLOWING WITH YOUR APPLICATION. APPLICATIONS WILL NOT BE ACCEPTED FOR PROCESSING & SCHEDULING UNLESS ALL REQUIRED DOCUMENTS ARE PROVIDED.

*PLEASE INCLUDE THIS CHECKLIST WITH YOUR APPLICATION.
ALL DOCUMENTS ARE TO BE TYPED OR WRITTEN LEGIBLY.*

<u>DOCUMENTS</u>	<u>REQUIRED</u>	<u>ENCLOSED</u>
Application Form	_____	✓
3 Forms with Original Signatures	_____	
Supporting Statements - Scanned & 1 set to Zoning	_____	✓
Application Fee (You will receive invoice online)	_____	
Assessor's GIS "Block Map" (Available on line or At Engineering Dept. - 147 Hampshire Street)	_____	✓
Dimensional Form - Refer to Cambridge Zoning Ordinance - Scanned & 1 set to Zoning (Subject to further review by Zoning Specialist)	_____	
Ownership Certificate, Notarized - Scanned & 1 set to Zoning	_____	✓
Floor Plans - Scanned & 1 set to Zoning	_____	
Elevations - Scanned & 1 set to Zoning	_____	✓
Certified Plot Plan - Scanned & 1 set to Zoning (By Registered Land Surveyor)	_____	
Photographs of Property - Scanned & 1 set to Zoning	_____	✓
Parking Plan (if relevant to your application) Scanned & 1 set to Zoning	_____	
<u>FOR SUBDIVISION ALSO INCLUDE:</u> Scanned & 1 set to Zoning		
Proposed Deeds	_____	_____
Evidence of Separate Utilities **	_____	_____
Proposed Subdivision Plan	_____	_____

Petitioners are advised to refer to Attachment A (Procedures for applying to the Board of Zoning Appeal) & consult zoning staff for review.

It is advisable for the Petitioner to discuss the petition with the abutters as listed in the Zoning BZA Case file.

* For Special Permits under Art. 4.32.G.1 (Communication Towers and Antennas), include a photo simulation.

** Can be submitted after subdivision has been approved.

BZA APPLICATION FORM

GENERAL INFORMATION

The undersigned hereby petitions the Board of Zoning Appeal for the following:

Special Permit: ☒ Variance: _____ Appeal: _____

PETITIONER: New Cingular Wireless PCS, LLC d/b/a AT&T Mobility C/O Kristina Cottone, Smartlink

PETITIONER'S ADDRESS: 85 Rangeway Rd., Bldg 3 Suite 102., North Billerica, MA 01862

LOCATION OF PROPERTY: 102 Sherman Street, Cambridge, MA 02140

TYPE OF OCCUPANCY: C-2 ZONING DISTRICT: Residence C-2 Zone

REASON FOR PETITION:

<input type="checkbox"/> Additions	<input type="checkbox"/> New Structure
<input type="checkbox"/> Change in Use/Occupancy	<input type="checkbox"/> Parking
<input type="checkbox"/> Conversion to Addi'l Dwelling Unit's	<input type="checkbox"/> Sign
<input type="checkbox"/> Dormer	<input type="checkbox"/> Subdivision
<input checked="" type="checkbox"/> Other: <u>Wireless Communications Facility Upgrade</u>	

DESCRIPTION OF PETITIONER'S PROPOSAL:

The application is an eligible facilities request pursuant to Section 6409 of the Middle Class Tax and Job Creation Act of 2012, 47 USC 1455; or in the alternative, for a special permit under the zoning ordinance as cited above, if and to the extent necessary, all rights reserved. AT&T proposes to replace (3) Antennas, (6) Remote Radio Units, and add and upgrade other telecommunications equipment as part of nationwide network upgrades.

SECTIONS OF ZONING ORDINANCE CITED:

Article 4.000 Section 4.32.G.1 (Telecommunications Facility).

Article 4.000 Section 4.40 (Footnote 49) (Telecommunications Facility).

Article 10.000 Section 10.40 (Special Permit)
6409 (Middle Class Tax Relief & Job Creation Act).

Applicants for a **Variance** must complete Pages 1-5

Applicants for a **Special Permit** must complete Pages 1-4 and 6

Applicants for an **Appeal** to the BZA of a Zoning determination by the Inspectional Services Department must attach a statement concerning the reasons for the appeal

Original Signature(s):


(Petitioner(s)/Owner)

Kristina Cottone, AT&T Agent

(Print Name)

Address: 85 Rangeway Road, Building 3 Suite 102

North Billerica, MA 01862

Tel. No.: 978-551-8627

E-Mail Address: Kristina.cottone@smartlinkgroup.com

Date: 02/16/2021

BZA APPLICATION FORM - OWNERSHIP INFORMATION

To be completed by OWNER, signed before a notary and returned to The Secretary of the Board of Zoning Appeals.

Walden Square

I/We WSQ Limited Partnership-By: WSQ Investment LLC, its GP, By: Winn LLC Manager, Inc., its Manager, By: Gilbert J. Winn, President
(OWNER)

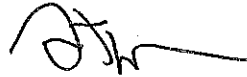
Address: One Washington Mall, 5th Floor, Boston, MA 02108

State that I/We own the property located at 21 Walden Square Rd, Cambridge, Massachusetts 02140,
which is the subject of this zoning application.

The record title of this property is in the name of WSQ Limited Partnership

*Pursuant to a deed of duly recorded in the date 09/28/2000, Middlesex South
County Registry of Deeds at Book 31876, Page 596; or
Middlesex Registry District of Land Court, Certificate No. _____

Book _____ Page _____




**SIGNATURE BY LAND OWNER OR
AUTHORIZED TRUSTEE, OFFICER OR AGENT***

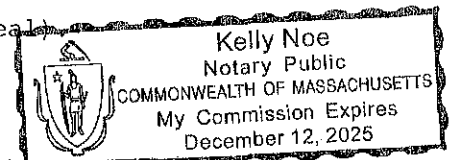
***Written evidence of Agent's standing to represent petitioner may be requested.**

Commonwealth of Massachusetts, County of Suffolk

The above-name Gilbert J. Winn personally appeared before me,
this 22 of March, 2021, and made oath that the above statement is true.

 Notary

My commission expires 12/12/25 (Notary Seal)



- If ownership is not shown in recorded deed, e.g. if by court order, recent deed, or inheritance, please include documentation.

BZA APPLICATION FORM

DIMENSIONAL INFORMATION

APPLICANT: Kristina Cottone, Smartlink **PRESENT USE/OCCUPANCY:** Telecommunications

LOCATION: 102 Sherman Street, Cambridge, MA **ZONE:** Residence C-2 Zone

PHONE: 978-551-8627 **REQUESTED USE/OCCUPANCY:** No Change

	<u>EXISTING CONDITIONS</u>	<u>REQUESTED CONDITIONS</u>	<u>ORDINANCE REQUIREMENTS¹</u>
TOTAL GROSS FLOOR AREA:	<u>0</u>	<u>0</u>	<u>0</u> (max.)
LOT AREA:	<u>0</u>		<u>0</u> (min.)
RATIO OF GROSS FLOOR AREA TO LOT AREA: ²	<u>0</u>	<u>0</u>	<u>0</u> (max.)
LOT AREA FOR EACH DWELLING UNIT:	<u>0</u>	<u>0</u>	<u>0</u> (min.)
SIZE OF LOT:			
WIDTH	<u>0</u>		<u>0</u> (min.)
DEPTH			
Setbacks in Feet:			
FRONT	<u>0</u>	<u>0</u>	<u>0</u> (min.)
REAR	<u>0</u>	<u>0</u>	<u>0</u> (min.)
LEFT SIDE	<u>0</u>	<u>0</u>	<u>0</u> (min.)
RIGHT SIDE	<u>0</u>	<u>0</u>	<u>0</u> (min.)
SIZE OF BLDG.:			
HEIGHT	<u>0</u>	<u>0</u>	<u>0</u> (max.)
LENGTH			
WIDTH			
RATIO OF USABLE OPEN SPACE TO LOT AREA: ³)	<u>0</u>	<u>0</u>	<u>0</u> (min.)
NO. OF DWELLING UNITS:	<u>0</u>	<u>0</u>	<u>0</u> (max.)
NO. OF PARKING SPACES:	<u>0</u>	<u>0</u>	<u>0</u> (min./max)
NO. OF LOADING AREAS:	<u>0</u>	<u>0</u>	<u>0</u> (min.)
DISTANCE TO NEAREST BLDG. ON SAME LOT:	<u>0</u>	<u>0</u>	<u>0</u> (min.)

Describe where applicable, other occupancies on same lot, the size of adjacent buildings on same lot, and type of construction proposed, e.g.; wood frame, concrete, brick, steel, etc.

1. SEE CAMBRIDGE ZONING ORDINANCE ARTICLE 5.000, SECTION 5.30 (DISTRICT OF DIMENSIONAL REGULATIONS).
2. TOTAL GROSS FLOOR AREA (INCLUDING BASEMENT 7'-0" IN HEIGHT AND ATTIC AREAS GREATER THAN 5') DIVIDED BY LOT AREA.
3. OPEN SPACE SHALL NOT INCLUDE PARKING AREAS, WALKWAYS OR DRIVEWAYS AND SHALL HAVE A MINIMUM DIMENSION OF 15'.

BZA APPLICATION FORM

SUPPORTING STATEMENT FOR A SPECIAL PERMIT

Please describe in complete detail how you meet each of the following criteria referring to the property and proposed changes or uses which are requested in your application. Attach sheets with additional information for special permits which have additional criteria, e.g.; fast food permits, comprehensive permits, etc., which must be met.

Granting the Special Permit requested for 102 Sherman St., Cambridge, MA (location) would not be a detriment to the public interest because:

- A)** Requirements of the Ordinance can or will be met for the following reasons:

See attached support statements

- B)** Traffic generated or patterns of access or egress would not cause congestion hazard, or substantial change in established neighborhood character for the following reasons:

See attached support statements

- C)** The continued operation of or the development of adjacent uses as permitted in the Zoning Ordinance would not be adversely affected by the nature of the proposed use for the following reasons:

See attached support statements

- D)** Nuisance or hazard would not be created to the detriment of the health, safety and/or welfare of the occupant of the proposed use or the citizens of the City for the following reasons:

See attached support statements

- E)** For other reasons, the proposed use would not impair the integrity of the district or adjoining district or otherwise derogate from the intent or purpose of this ordinance for the following reasons:

See attached support statements

March 22, 2021

Donna P. Lopez, City Clerk City of Cambridge City Hall 795 Massachusetts Avenue Cambridge, MA 02139	Constantine Alexander, Chair Board of Zoning Appeal City Hall 795 Massachusetts Avenue Cambridge, MA 02139
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Applicant: New Cingular Wireless PCS, LLC (“AT&T”)
Property Address: 5 Cambridge Parkway
Assessor’s Map 9, Lot 31 (the “Property”)
Re: Application for:
(i) Eligible Facilities Request pursuant to Section 6409 of the Middle Class Tax Relief and Job Creation Act of 2012, 47 U.S.C. § 1455; or, in the alternative,
(ii) Special Permit under Cambridge Zoning Ordinance Section 4.32(g)(1) and M.G.L. c. 40A, Section 9; and
(iii) Any other zoning relief required.
(All relief if and to the extent necessary, all rights reserved)

Dear Ms. Lopez, Mr. Alexander and Members of the Board of Zoning Appeal:

Pursuant to Section 6409 of the Middle Class Tax Relief and Job Creation Act of 2012 (a/k/a the “Spectrum Act” or “Section 6409”), 47 U.S.C. § 1455, as further implemented by the Federal Communications Commission’s Report and Order *In re Acceleration of Broadband Deployment by Improving Wireless Facilities Siting Policies*, FCC Docket No. 13-238, Report and Order No. 14-153 (October 17, 2014) (the “FCC Order”), New Cingular Wireless PCS, LLC (“AT&T”) hereby submits this Eligible Facilities Request (“Request”); and, in the alternative, applies for a special permit from the City of Cambridge Board of Zoning Appeal (the “Board”) under Section 432(g)(1) of the Cambridge Zoning Ordinance (the “Ordinance”) to modify its existing “Telephone Exchange including Transmission Facilities to serve a Mobile Communication System” (the “Facility”) on and within the existing building located at 5 Cambridge Parkway. (the “Special Permit Application”).²

Under Section 6409, AT&T’s proposed modification of its existing transmission equipment on and within the existing building, previously approved by the Board for use as a wireless communication

² AT&T submits this Request, Special Permit application and supporting materials subject to a full and complete reservation of AT&T’s rights under the Spectrum Act and the FCC Order including without limitation its rights with respect to (i) any submittal requirements or approval criteria that are inconsistent with the prohibitions established by the FCC Order, (ii) any delay beyond the deadlines established in the FCC Order, (iii) the imposition of conditions on any approval that are inconsistent with the FCC Order, and (iv) referral or requirement to a discretionary review process such as a special permit.

base station, does “not substantially change the physical dimensions” of the existing building. Therefore, AT&T’s Request must be approved administratively, including the issuance of a building permit, to enable AT&T to make the proposed modifications to its transmission equipment.

In the alternative, as demonstrated in this application letter, the AT&T’s proposed modifications to its existing Facility on the Property located in the PUD-2 & Residence C-3A zoning district satisfy the requirements for the grant of a special permit pursuant to Section 10.43 of the Ordinance.

I. APPLICATION PACKAGE

Enclosed with this application is a check payable to the City of Cambridge in the amount of \$500.00. In addition to the signed original of this letter are copies of the letter and the following materials:

1. The following completed and signed application forms:
 - a. BZA Application Form – General Information;
 - b. BZA Application Form – Ownership Information;
 - c. BZA Application Form – Dimensional Requirements;
 - d. BZA Application Form – Supporting Statement for a Special Permit; and
 - e. BZA Application Form – Check List;
2. AT&T’s relevant FCC License information;
3. Drawings by Fullerton Engineering consisting of (9) pages dated 1/14/21;

SHEET	TITLE	REV DATE
T1	Title Sheet	1/14/21
CI	General Notes	1/14/21
C2	Overall Site Plan	1/14/21
C2A	Enlarged Site Plan	1/14/21
C3	Elevation View	1/14/21
C4	Antenna Orientation Plan	1/14/21
C5	Equipment Details	1/14/21
C6	Plumbing Diagram	1/14/21
C7	Grounding Details	1/14/21

4. Manufacturer’s specification sheets for AT&T’s proposed antennas and other featured equipment;
5. Photographs of the existing building and photosimulations of the proposed modifications Facility by Fullerton Engineering dated 1/8/21;

6. Radio Frequency Coverage Report, demonstrating the public need for the proposed modifications to the Facility, radio frequency coverage maps showing (a) existing or predicted coverage from neighboring facilities; and (b) coverage with the proposed Facility;
7. Structural Analysis Opinion letter by Infinigy dated April 6, 2020 ;
8. Maximum Permissible Exposure Study, Theoretical Report, by Site Safe, dated April 22, 2020;
9. Deed to subject property;
10. Attorney General's letters to the Towns of Mount Washington, Lynnfield and Montague; and
11. Special Permit for the existing Facility granted by the ZBA on April 9, 2014.

II. PROPOSED FACILITY DESIGN

AT&T seeks to modify the existing Facility on and within the building located at the Property. The existing Facility consists of nine (9) panel antennas (Alpha Sector: 3 antennas, Beta Sector: 3 antennas, and Gamma Sector: 3 antennas) that are mounted in three (3) locations. The proposed modifications include the replacement of one (1) antenna at one sector. The replacement antenna will be mounted to the existing antenna mounts consistent with the current Facility's design. Six (6) remote radio-head unit (RRU) will be added in close proximity to the antenna. Consistent with the concealment elements of the existing Facility's design, the new antenna and RRU will be consistent with the current Facility's design

The Facility's design is shown in detail in the Zoning Drawings attached as Exhibit 3 to this application letter and featured equipment is described in the manufacturers' specification sheets attached as Exhibit 4. The photographs and photosimulations (Exhibit 5) show the existing Facility from various locations in the neighborhood around the Property and as simulated with proposed modifications. A structural analysis for the Facility demonstrates that the building is capable of supporting AT&T's proposed equipment at or near the locations shown on the Zoning Drawings (*see* Exhibit 7).

The Facility will continue to bring advanced wireless voice, text and data communications services to the surrounding areas. It will allow residents, professionals, government, businesses and students to communicate locally, nationally and internationally from virtually any location within the coverage area. In the event of an emergency, the improved Facility will allow immediate contact with fire, rescue and other emergency personnel. The improved Facility will thus enhance public health, safety and welfare both in ordinary daily living and in the event of fire, accident, medical emergency, natural disaster or other dangers.

III. BACKGROUND

AT&T is licensed by the Federal Communications Commission to construct and operate a wireless telecommunications network in various markets throughout the country, including the Commonwealth of Massachusetts and the City of Cambridge. A copy of the AT&T's FCC license that covers the area of the proposed Facility is included with this application (*see* Exhibit 2). AT&T is in the process of designing and constructing additional wireless facilities to its existing telecommunications system to serve Massachusetts. One of the key design objectives of its systems is to provide adequate and reliable coverage. Such a system requires a grid of radio transmitting and receiving links located approximately .5 to 2 miles apart, depending on the location of existing and proposed installations in the surrounding area, the extent of use of AT&T's wireless services within the network, and the existing topography and obstructions. The radio transmitting and receiving facilities operate on a line-of-sight basis, requiring a clear path from the facility to the user on the ground. In urban settings, this dynamic requires the antennas to be located on buildings at heights and in locations where the signal is not obstructed or degraded by other buildings or by topographical features such as hills.

IV. RF COVERAGE DETERMINATION

AT&T has performed a study of radio frequency coverage for the City of Cambridge and from the Property, the results of which are described in the Radio Frequency Report submitted with this application (*see* Exhibit 6). Without the proposed modifications to its existing Facility, AT&T has a substantial coverage gap in this area of Cambridge including Edwin H. Land Boulevard, Cambridge Parkway, and Third Street. AT&T has determined that the proposed modifications to the existing Facility located on the building at the Property will provide needed coverage to the targeted sections of the City and the immediately surrounding area if AT&T's antennas are located on the building's roof at the height and in the configuration requested. The importance of a facility at this location is underscored by AT&T's interest in enhancing its ability to provide its most up-to-date wireless technology, known as long-term evolution technology ("LTE"), in this area to satisfy its customers' ever-increasing needs for high-speed data services. Radio frequency coverage maps included in the report are provided to pictorially and vividly show the differences in existing and proposed wireless coverage at the various bands authorized for AT&T's service. The maps show dramatic improvements to wireless coverage at all three (3) bands with the inclusion of the proposed Facility, namely, at 700, 1900, and 2100 MHz.

V. THE FEDERAL SPECTRUM ACT AND THE FCC ORDER

As set forth below, the proposed modifications constitute an Eligible Facilities Request pursuant to the federal Spectrum Act,³ as further implemented by the FCC Order.⁴

Under the Spectrum Act, as further clarified by the FCC Order, the streamlined process for this Eligible Facilities Request is limited to non-discretionary review. Specifically, the FCC Order “adopt[s] an objective standard for determining when a proposed modification will ‘substantially change the physical dimensions’ of an existing tower or base station.” *FCC Order*, ¶ 87. As stated in the FCC Order, Section 6409 “states without equivocation that the reviewing authority ‘may not deny, and shall approve’ any qualifying application. This directive leaves no room for a lengthy and discretionary approach to reviewing an application that meets the statutory criteria.” *FCC Order*, ¶ 116.

In issuing the FCC Order and eliminating discretionary review for eligible facilities requests, the FCC’s goal was to “adopt a test that is defined by specific, objective factors rather than the contextual and entirely subjective standard advocated by the IAC and municipalities.” The FCC intentionally sought to reduce “flexibility” and “open ended context-specific approach” engendered by the discretionary review process:

While we acknowledge that the IAC approach would provide municipalities with maximum flexibility to consider potential effects, we are concerned that it would invite lengthy review processes that conflict with Congress’s intent. Indeed, some municipal commenters anticipate their review of covered requests under a subjective, case-by-case approach could take even longer than their review of collocations absent Section 6409(a). We also anticipate that disputes arising from a subjective approach would tend to require longer and more costly litigation to resolve given the more fact-intensive nature of the IAC’s open-ended and context-specific approach. We find that an objective definition, by contrast, will provide an appropriate balance between municipal flexibility and the rapid deployment of covered facilities. We find further support for this approach in State statutes that have implemented Section 6409(a), all of which establish objective standards.

FCC Order, ¶ 88.

³ Pursuant to Section 6409(a)(2) an “eligible facilities request” means any request for modification of an existing wireless tower or base station that involves—

- (A) collocation of new transmission equipment;
- (B) removal of transmission equipment; or
- (C) replacement of transmission equipment.

47 U.S.C. § 1455(a)(2).

⁴ The Order was effective on February 9, 2015, except for § 1.40001, which became effective on April 8, 2015, except for §§ 1.40001(c)(3)(i), 1.40001(c)(3)(iii), 1.140001(c)(4), and 17.4(c)(1)(vii), which became effective on May 18, 2015, after approval by the Office of Management and Budget. The FCC Order makes clear that under the Spectrum Act discretionary review is not required or permitted for an Eligible Facilities Request.

As a result, the FCC Order implementing Section 6409 establishes clear and objective criteria for determining eligibility, limits the types of information that a municipality may require when processing an application for an eligible facilities request, and imposes a “deemed granted” remedy for failure to timely process and eligible facilities request.⁵ The FCC Order also establishes significant limits on the information that can be required to be provided with an eligible facilities request and limits it to only that information “reasonably related to determining whether the request meets the requirements of this section. A State or local government may not require an applicant to submit any other documentation”. 47 CFR 1.40001(c)(1).

Both before and after the FCC Order was issued, the Massachusetts Attorney General’s Office provided clear guidance that an eligible request cannot be subjected to a discretionary special permit process. *See* Attorney General’s letters to (i) Town of Mount Washington, dated June 12, 2014, p. 3 (ii) Town of Lynnfield, dated February 10, 2015, p. 3 (the “AG Lynnfield Letter”) and (iii) Town of Montague, dated February 23, 2015, p. 2 (all attached hereto). As set forth in each letter [t]he Act’s requirement that a local government ‘may not deny, and shall approve, any eligible facilities request’ means that a request for modification to an existing facility that does not substantially change the physical dimensions of the tower or base station must be approved. ***Such qualifying requests also cannot be subject to a discretionary special permit.***”)(Emphasis added). In providing these opinions, the Attorney General’s Office specifically opined that provisions in zoning ordinances that specifically required a special permit for modifications to existing facilities could not be applied to eligible facilities requests. While approving the Town of Lynnfield’s Zoning Bylaw, the Attorney General stated that “Section 8.7.5.1 requires that PWSF may only be erected upon the grant of a special permit. The Town cannot apply this requirement to eligible facilities requests for modification to existing facilities that qualify for required approval under Section 6409 of the Act.” *AG Lynnfield Letter*, p. 3.

Therefore, as set forth in the FCC Order and Attorney General’s opinion letters, the City cannot impose a requirement that AT&T obtain a special permit, or an amendment to an existing special permit utilizing the same discretionary review process, in connection with its eligible facilities request. To the extent that the City of Cambridge’s Zoning Ordinance and any prior decisions by the Board include provisions seeking to further regulate the modification of wireless communication facilities, federal law overrules those requirements. *See Sprint Spectrum L.P. v. Town of Swansea*, 574 F.Supp.2d 227, 236 (2008) (Board is obligated to consider whether its actions would violate federal law even if a different outcome would be permitted under state law). The standard of review for an application to modify an existing wireless communication facility on an existing tower or base station is governed by the Spectrum Act and the FCC Order which require eligible facilities requests to be permitted “by right.”

In addition, the FCC Order establishes a 60-day period for approval from the time of AT&T’s submission. 47 CFR §1.40001(c)(2). Within the context of the Spectrum Act and FCC Order, approval means all necessary approvals to permit the proposed modifications, including the issuance of a building permit, if required. The FCC found that this 60-day period is appropriate due to “the more restricted scope of review applicable to applications under section 6409(a).”

⁵ *See* 47 CFR §§1.40001(c)(1) - (c)(4).

FCC Order, ¶ 108. If the Request is not acted upon within the 60-day period, it is deemed granted. 47 CFR §1.40001(c)(4).

As set forth below, the proposed modifications constitute an eligible facilities request. Therefore, AT&T respectfully requests the Board to find that Section 4.32(g)(1) of the Ordinance does not apply to its Request.

VI. THE PROPOSED MODIFICATIONS ARE AN ELIGIBLE FACILITIES REQUEST

Under Section 6409 and the FCC Order, a “base station” means “[a] structure or equipment at a fixed location that enables Commission-licensed or authorized wireless communications between user equipment and a communications network.” 47 C.F.R §1.40001(b)(1). A Base Station includes “any structure other than a tower” that supports or houses “authorized wireless communications between user equipment and a communications network.” 47 C.F.R §1.40001(b)(1). Therefore, the existing building that is currently used for FCC-licensed transmissions for personal wireless services is a “base station” for purposes of Section 6409.

AT&T proposes to modify its existing Facility as described above and depicted on the Plans submitted herewith.

The proposed modifications will not require the installation of any part of the facility on the ground outside of the building.

As a result, AT&T’s proposed modifications involving the removal and replacement of the existing transmission equipment constitute an “eligible facilities request” under Section 6409. The proposed eligible facilities request is not a “substantial modification” under Section 6409 and the FCC Order because it does not:

- (i) Result in an increase in “the height of the structure by more than 10% or more than ten feet, whichever is greater” because the proposed replacement antennas will either be mounted and located below the screen wall or utilize the existing equipment mounting frame that and therefore will not exceed 10 feet above the existing building;
- (ii) Protrude from the edge of the edge of the building by more than six feet because AT&T’s proposed antennas will not protrude more than six feet from building façade;
- (iii) Involve the installation of more than the standard number of new equipment cabinets for the technology involved, but not to exceed four cabinets no new radio communications equipment cabinets will be installed;
- (iv) Require any excavation or deployment outside the current site of the tower or base station because all antennas, equipment cabinets and related equipment will be installed entirely on and within the existing building; or
- (v) Otherwise defeat the existing concealment elements of the tower or base station because the proposed replacement antennas will be located behind the existing

screen wall or utilize the existing mounting frame and will continue to integrate the Facility into the existing architecture of the building. . Therefore, AT&T's proposed Facility will remain aesthetically consistent with the exterior finish of the building as well as maintain the concealment elements of the original design.

See FCC Order, §1.40001(b)(7)(i)-(v).

VII. COMPLIANCE WITH THE CAMBRIDGE ZONING ORDINANCE

In the alternative, AT&T respectfully requests the Board to grant a special permit for the proposed modifications to the existing Facility.⁶

A. AT&T complies with the Wireless Communications provisions set forth in Section 4.32(g)(1), and Section 4.40, Footnote 49 of the Ordinance.

AT&T's proposed modifications comply with Section 4.32(g)(1), and Section 4.40, Footnote 49 of the Ordinance as follows:⁷

Section 4.32(g)(1): Section 4.32(g)(1) of the Ordinance allows for the use of a “[t]elephone exchange (including switching, relay, and transmission facilities serving mobile communications systems) and any towers or antennas accessory thereto.” Under the Table of Use Regulations beginning at Section 4.30, AT&T's proposed use of the Facility as a transmission facility serving a mobile communications system is permitted by special permit in the PUD-2 & Residence C-3A zoning district (see the table at Section 4.32(g)(1)).

Section 4.40, Footnote 49: Section 4.32(g)(1) includes a reference to Section 4.40, Footnote 49 which sets out the standards for granting the special permit. AT&T's proposed Facility complies with Footnote 49's standards as noted below:

1. **The Board of Zoning Appeal shall consider “[t]he scope of or limitations imposed by any license secured from any state or federal agency having jurisdiction over such matters.”**

AT&T's Response: AT&T's FCC license is included with this application and the license information included shows that AT&T is authorized to provide wireless service in the area served by the Facility (see Exhibit 2).

⁶ AT&T's request is made, if and to the extent necessary, all rights reserved. As discussed above, the FCC Order establishes a 60-day period for receipt of all necessary approvals from the time of AT&T's submission, including a building permit, if required. 47 CFR §1.40001(c)(2). If the Request is not acted upon within the 60-day period, it is deemed granted. 47 CFR §1.40001(c)(4). Therefore, AT&T expressly reserves its rights under 47 CFR §1.40001(c)(2) and (4).

⁷ To the extent that Section 4.32(g)(1), and Section 4.40, Footnote 49 of the Ordinance purport to require the submission of information that is beyond the scope permitted by the FCC Order or Spectrum Act, AT&T expressly reserves, and does not waive, its right to assert that such information is not required under the Spectrum Act and the submission of such information shall not constitute a waiver of AT&T's rights pursuant thereto.

2. **The Board of Zoning Appeal shall consider “[t]he extent to which the visual impact of the various elements of the proposed facility is minimized: (1) through the use of existing mechanical elements on the building’s roof or other features of the building as support and background, (2) through the use in materials that in texture and color blend with the materials to which the facilities are attached, or (3) other effective means to reduce the visual impact of the facility on the site.”**

AT&T’s Response: The design of the overall Facility, including the choice and placement of replacement antennas and associated equipment, behind the existing screen wall or utilizing the existing mounting frame, minimizes the visual impact of the proposed Facility. This is because the any visible antennas and equipment will be minimally visible and consistent with the elements of the existing Facility. The minimal visual impact of the Facility is shown in the photographs of the existing Facility and the photosimulations that superimpose the proposed modifications to the existing Facility (*see*, Exhibit 5).

3. **The Board of Zoning Appeal shall consider “[w]here it is proposed to erect such a facility in any residential zoning district, the extent to which there is a demonstrated public need for the facility at the proposed locations, the existence of alternative, functionally suitable sites in nonresidential locations, the character of the prevailing uses in the area, and the prevalence of other existing mechanical systems and equipment carried on or above the roof of nearby structures. The Board of Zoning Appeal shall grant a special permit to erect such a facility in a residential zoning district only upon finding that nonresidential uses predominate in the vicinity of the proposed facility’s location and that the telecommunications facility is not inconsistent with the character that does prevail in the surrounding neighborhood.**

In granting a special permit the Board of Zoning Appeal shall set forth in its decision under which circumstances or procedures, if any, the permittee shall be allowed to replace and upgrade its equipment without the necessity of seeking a new special permit.”

AT&T’s Response: As demonstrated by the Radio Frequency Report and the associated coverage maps, AT&T has demonstrated an immediate and compelling need for the proposed modifications to its existing Facility located at the Property in order to provide substantially improved indoor coverage to residents, businesses, students and faculty, and the general public in that area.⁸ AT&T also seeks to substantially improve its ability to satisfy the ever-increasing need of its customers for data accessibility, navigation and use. This is especially critical in and around the area of Sherman Street which also serves as home for numerous businesses. AT&T proposes to satisfy its RF coverage needs in the area by adding to the existing Facility the antennas and equipment necessary to provide the latest LTE wireless communications service technology. By modifying its existing facility, AT&T obviates the need to construct an entirely new facility within this area of Cambridge in order to meet the wireless network coverage needs of the resident, businesses, and general public in the area.

⁸ AT&T must generate a signal strength of at least -74 dBm to provide serviceable voice and data coverage on its mobile wireless devices in indoor environments. AT&T also seeks to substantially improve its data navigation service coverage in the area by including antennas and equipment that will provide LTE service.

As provided in Footnote 49, AT&T requests that once permission is received from the City to site the Facility at the Property, the Board permit AT&T to replace and upgrade the equipment at this Facility in the future without further zoning proceedings or a new special permit, provided that such equipment shall meet the eligible facilities request criteria set forth in 47 CFR § 1.40001.

B. AT&T complies with the Special Permit Criteria set forth in Section 10.43 of the Ordinance.

Section 10.43 of the Ordinance specifies the following criteria for issuance of a special permit: “Special permits will normally be granted where specific provisions of this Ordinance are met, except when particulars of the location or use, not generally true of the district or of the uses permitted in it, would cause granting of such permit to be to the detriment of the public interest because:

(a) The requirements of this Ordinance cannot or will not be met, or

AT&T’s Response: As provided above, AT&T’s proposed modifications comply with the requirements set forth in Section 4.32(g), Footnote 49 of the Ordinance, the Spectrum Act and the eligible facilities request criteria set forth in 47 CFR § 1.40001. Granting the special permit would not be a detriment to the public interest and is consistent with the Board’s obligations pursuant to the Spectrum Act and FCC Order.

(b) Traffic generated or patterns of access or egress would cause congestion, hazard, or substantial change in established neighborhood character for the following reasons, or

AT&T’s Response: The proposed modifications to AT&T’s existing Facility will not result in any change to the existing traffic on or near the Property. The Facility will continue to be unmanned and only require infrequent visits by a technician (typically two times per month for routine diagnostics and/or maintenance, except in cases of emergency), there will be no material increase in traffic or disruption to patterns of access or egress that will cause congestion, hazards or a substantial change in the established neighborhood character. AT&T’s maintenance personnel will make use of the existing access roads and parking at the building. Granting the special permit would not be a detriment to the public interest and is consistent with the Board’s obligations pursuant to the Spectrum Act and FCC Order.

(c) The continued operation of or the development of adjacent uses as permitted in the Zoning Ordinance would be adversely affected by the nature of the proposed use, or

AT&T’s Response: As described above and illustrated on the attached photographs and photosimulations (*see* Exhibit 5) the proposed modifications to the existing Facility will result in a *de minimis* change in the appearance of the building. As a result, the Facility as a whole either will be hidden from view or will visually blend with existing characteristics of the building and the surrounding neighborhood. Because the proposed installation will not generate any traffic, smoke,

dust, heat or glare, discharge noxious substances, nor pollute waterways or groundwater, it will not adversely affect residential uses on neighboring streets. Conversely, the surrounding properties and general public will benefit from the potential to enjoy improved wireless communications services. Granting the special permit would not be a detriment to the public interest and is consistent with the Board's obligations pursuant to the Spectrum Act and FCC Order.

(d) Nuisance or hazard would be created to the detriment of the health, safety and/or welfare of the occupant of the proposed use or the citizens of the City, or

AT&T's Response: Because the proposed modifications to the existing Facility will not cause the Facility to generate any traffic, smoke, dust, heat or glare, discharge noxious substances, nor pollute waterways or groundwater, no nuisance or hazard will be created to the detriment of the health, safety, or welfare of the occupants of the building or the residents of the City of Cambridge. To the contrary, the proposed Facility will benefit the City and promote the safety and welfare of its residents, businesses and drivers by providing reliable state-of-the-art digital wireless voice and data services that will improve the reliability of emergency communications with the police and fire departments by eliminating dropped or blocked calls due to inadequate signal strength or insufficient network capacity to handle call volume, particularly important during emergency situations. The Facility, as modified, will continue to comply with all federal, state and local safety requirements including the standards established by the FCC and Federal Aviation Administration (FAA). (See Exhibit 8 Maximum Permissible Exposure Study, Theoretical Report). Granting the special permit would not be a detriment to the public interest and is consistent with the Board's obligations pursuant to the Spectrum Act and FCC Order.

(e) For other reasons, the proposed installation would impair the integrity of the district or adjoining district or otherwise derogate from the intent or purpose of this Ordinance, or

AT&T's Response: The purpose of the Ordinance is multifaceted, the relevant aspects of which relating to wireless telecommunications facilities include the lessening of congestion in the streets, conserving health, securing safety from fire, flood, panic and other danger, conserving the value of land and buildings and natural resources, preventing blight and pollution, encouraging the most rational use of land throughout the city, including encouraging appropriate economic development, and protecting residential neighborhoods from incompatible activities.

As noted above, the proposed modifications to the existing Facility directly accord with the purposes of the Ordinance because the modifications will not result in any traffic, smoke, dust, heat or glare, discharge noxious substances, nor pollute waterways or groundwater. As the Facility will improve the ability of residents, businesses, travelers and drivers in the area to access state-of-the-art wireless technology, the City's ability to provide emergency services will be improved, as will the economic development of the City as more people will be able to conduct commerce by virtue of a mobile platform. Because the proposed modifications to the existing Facility will be installed on an existing building that includes the Facility, and the proposed modifications are consistent with the existing concealment elements, the proposed modifications to the existing Facility are in

consistent with the building's character and will not affect the value of the building or the natural resources of the City. Because the proposed modifications to the existing Facility are designed to be consistent with the existing concealment elements of the Facility and characteristics of the Property, the visual impact on the underlying and adjacent zoning districts will be *de minimis*. As a result, the proposed modifications to the existing Facility are consistent with the Ordinance's purpose to allow for less intrusive wireless telecommunications facilities in all districts (other than Open Space) including the applicable overlay districts, and the underlying PUD-2 & Residence C-3A district. Granting the special permit would not be a detriment to the public interest and is consistent with the Board's obligations pursuant to the Spectrum Act and FCC Order.

(f) The new use or building construction is inconsistent with the Urban Design Objectives set forth in Section 19.30

AT&T's Response: As stated in the Section 19.30, the Citywide Urban Design Objectives ("Objectives") "are intended to provide guidance to property owners and the general public as to the city's policies with regard to the form and character desirable for new development in the city. It is understood that application of these principles can vary with the context of specific building proposals in ways that, nevertheless, fully respect the policies' intent. It is intended that proponents of projects, and city staff, the Planning Board and the general public, where public review or approval is required, should be open to creative variations from the detailed provisions presented in this Section as long as the core values expressed are being served. *A project need not meet all the objectives of this Section 19.30 where this Section serves as the basis for issuance of a special permit. Rather the permit granting authority shall find that on balance the objectives of the city are being served.* Nor shall a project subject to special permit review be required to conform to the Required Building and Site Plan Requirements set forth in Section 11.50." [emphasis added]. For the reasons stated in AT&T's response to this Section 10.43(f) of the Zoning Ordinance and in its application generally, "on balance, the objectives of the city are being served" by the installation of the Facility at the Property so that granting the special permit would not be a detriment to the public interest and is consistent with the Board's obligations pursuant to the Spectrum Act and FCC Order.

The following are the Objectives' headings as appearing in the Ordinance:

19.31: New projects should be responsive to the existing or anticipated pattern of development.

AT&T's Response: The existing Facility is located on and within the existing building, some of the equipment of which is hidden from view behind the screen wall and within the building, or otherwise obstructed from view, and the remaining equipment utilizes the existing antenna mounting frame and blends with the structures and colors of the building to the extent feasible. The proposed modifications to the existing Facility are consistent with the previously approved design and concealment elements of the existing Facility. Therefore, the proposed modifications are responsive to the existing pattern of development in the Property's applicable zoning and overlay districts.

19.32: Development should be pedestrian and bicycle-friendly, with a positive relationship to its surroundings.

AT&T's Response: The existing Facility is located on and within the existing building. The Facility is only accessed by authorized AT&T personnel for routine maintenance one to two times per month and is not accessed by the general public. The proposed modifications to the existing Facility will not result in any increase in routine visits nor otherwise result in a change in traffic patterns in the vicinity of the Property that would affect pedestrian flow or cyclists' access to the building or surrounding areas within the Property's applicable zoning districts.

19.33 The building and site design should mitigate adverse environmental impacts of a development upon its neighbors. Indicators include⁹

(1) Mechanical equipment that is carefully designed, well organized or visually screened from its surroundings and is acoustically buffered from neighbors. Consideration is given to the size, complexity and appearance of the equipment, its proximity to residential areas, and its impact on the existing streetscape and skyline. The extent to which screening can bring order, lessen negative visual impacts, and enhance the overall appearance of the equipment should be taken into account. More specifically:

(a) Reasonable attempts have been made to avoid exposing rooftop mechanical equipment to public view from city streets. Among the techniques that might be considered are the inclusion of screens or a parapet around the roof of the building to shield low ducts and other equipment on the roof from view.

(b) Treatment of the mechanical equipment (including design and massing of screening devices as well as exposed mechanical elements) that relates well to the overall design, massing, scale and character of the building.

(c) Placement of mechanical equipment at locations on the site other than on the rooftop (such as in the basement), which reduces the bulk of elements located on the roof; however, at-grade locations external to the building should not be viewed as desirable alternatives.

(d) Tall elements, such as chimneys and air exhaust stacks, which are typically carried above screening devices for functioning reasons, are carefully designed as features of the building, thus creating interest on the skyline.

(e) All aspects of the mechanical equipment have been designed with attention to their visual impact on adjacent areas, particularly with regard to residential neighborhoods and views and vistas.

AT&T's Response: As shown in the photosimulations (*see* Exhibit 5), the existing Facility, as proposed to be modified herein, will continue to be visually consistent with the color and

⁹ Inasmuch as Section 19.33 is most relevant to the Facility, it is stated here in full.

texture of the building, the concealment elements of the design of the Facility, and with other existing wireless communications facilities from competing carriers located on the building. As a result, AT&T's Facility is in keeping with the building's existing features without adversely affecting the building's overall design, massing, scale or character.

(2) Trash that is handled to avoid impacts (noise, odor, and visual quality) on neighbors, e.g. the use of trash compactors or containment of all trash storage and handling within a building is encouraged.

AT&T's Response: The Facility does not generate trash, therefore this design objective is inapplicable.

(3) Loading docks that are located and designed to minimize impacts (visual and operational) on neighbors.

AT&T's Response: The Facility does not utilize any loading dock, therefore this design objective is inapplicable.

(4) Stormwater Best Management Practices and other measures to minimize runoff and improve water quality are implemented.

AT&T's Response: The existing Facility, and the proposed modifications, are located entirely on and within the existing Building on the Property and have no effect on stormwater runoff, therefore this design objective is inapplicable.

(5) Landscaped areas and required Green Area Open Space, in addition to serving as visual amenities, are employed to reduce the rate and volume of stormwater runoff compared to pre-development conditions.

AT&T's Response: The existing Facility and proposed modifications have no effect any landscaped or Green Area Open Space, therefore this design objective is inapplicable.

(6) The structure is designed and sited to minimize shadow impacts on neighboring lots, especially shadows that would have a significant impact on the use and enjoyment of adjacent open space and shadows that might impact the operation of a Registered Solar Energy System as defined in Section 22.60 of this Zoning Ordinance.

AT&T's Response: The existing Facility and proposed modifications are designed so as not to cause shadows on neighboring lots.

(7) Changes in grade across the lot are designed in ways that minimize the need for structural retaining walls close to property lines.

AT&T's Response: The existing Facility and proposed modifications are located entirely on and within the existing building and have no impact on the grade of the Property, therefore this design objective is inapplicable.

(8) Building scale and wall treatment, including the provision of windows, are sensitive to existing residential uses on adjacent lots.

AT&T's Response: The proposed modifications to the existing Facility will not change the building's scale because antennas and equipment will be mounted behind the existing screen wall or on an existing antenna mounting frame already located on the building (*see* Exhibit 3). The existing Facility and proposed modifications are consistent with characteristics of the existing building design, maintain the existing concealment elements of the Facility and therefore minimize any visual impact from the Facility.

(9) Outdoor lighting is designed to provide minimum lighting and necessary to ensure adequate safety, night vision, and comfort, while minimizing light pollution.

AT&T's Response: The existing Facility does not use any outdoor lighting. The proposed modifications to the Facility do not include any additional lighting of the Facility or building. As a result, this design objective is inapplicable.

(10) The creation of a Tree Protection Plan that identifies important trees on the site, encourages their protection, or provides for adequate replacement of trees lost to development on the site.

AT&T's Response: The existing Facility and proposed modifications are located entirely on and within the existing building and have no effect on any trees on the Property, therefore this design objective is inapplicable.

19.34: Projects should not overburden the City infrastructure services, including neighborhood roads, city water supply system, and sewer system.

AT&T's Response: The existing Facility, including the proposed modifications, is a passive use and will not generate trash, odor, excess noise, or utilize water or wastewater services. As such, it will not burden the City's infrastructure services.

19.35: New construction should reinforce and enhance the complex urban aspects of Cambridge as it has developed historically.

AT&T's Response: The proposed modification of the existing Facility located on and within the existing building, will obviate the need for AT&T to construct an additional Facility to address its wireless network coverage need in this area of Cambridge. The existing Facility and the proposed modifications blend the equipment with the building texture and color, and are consistent with the concealment elements of the Facility's design. As a result, the Facility will reinforce the existing Cambridge landscape as it currently is manifested at the Property.

19.36: Expansion of the inventory of housing in the city is encouraged.

AT&T's Response: The Facility and proposed modifications provide wireless services and will not adversely impact the City's housing inventory.

19.37. Enhancement and expansion of open space amenities in the city should be incorporated into new development in the city.

AT&T's Response: The Facility and proposed modifications are located on and within the existing building. The Facility and proposed modifications will not adversely impact or otherwise reduce open space amenities within the City.

VIII. SUMMARY

For the foregoing reasons AT&T respectfully requests that the Board to determine that pursuant to the Spectrum Act and the FCC Order, the Request constitutes and eligible facilities request and therefore AT&T's Request must be approved administratively, including the issuance of a building permit, without the need for further relief from the Board. In the alternative, without waiving its rights, AT&T requests the Board grant the foregoing zoning relief in the form of a Special Permit and such other relief as the Board deems necessary to allow the modification and operation of AT&T's proposed Facility.

Best Regards,

Kristina Cottone

Authorized Agent to New Cingular Wireless PCS, LLC ("AT&T")

cc: Jonathan T. Elder, Esq.

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Federal Communications Commission

Wireless Telecommunications Bureau

RADIO STATION AUTHORIZATION

LICENSEE: NEW CINGULAR WIRELESS PCS, LLC

ATTN: LESLIE A. WILSON
NEW CINGULAR WIRELESS PCS, LLC
208 S. AKARD ST., RM 1016
DALLAS, TX 75202

Call Sign KNLB210	File Number
Radio Service WS - Wireless Communications Service	

FCC Registration Number (FRN): 0003291192

Grant Date 02-07-2020	Effective Date 02-07-2020	Expiration Date 07-21-2027	Print Date
Market Number MEA001	Channel Block A	Sub-Market Designator 0	
Market Name Boston			
1st Build-out Date 03-13-2017	2nd Build-out Date 09-13-2019	3rd Build-out Date	4th Build-out Date

Waivers/Conditions:

This authorization is subject to the condition that, in the event that systems using the same frequencies as granted herein are authorized in an adjacent foreign territory (Canada/Mexico), future coordination of any base station transmitters shall be required to eliminate any harmful interference to operations in the adjacent foreign territory and to ensure continuance of equal access to the frequencies by both countries.

This authorization is subject to the condition that the remaining balance of the winning bid amount will be paid in accordance with Part 1 of the Commission's rules, 47 C.F.R. Part 1.

Conditions:

Pursuant to §309(h) of the Communications Act of 1934, as amended, 47 U.S.C. §309(h), this license is subject to the following conditions: This license shall not vest in the licensee any right to operate the station nor any right in the use of the frequencies designated in the license beyond the term thereof nor in any other manner than authorized herein. Neither the license nor the right granted thereunder shall be assigned or otherwise transferred in violation of the Communications Act of 1934, as amended. See 47 U.S.C. § 310(d). This license is subject in terms to the right of use or control conferred by §706 of the Communications Act of 1934, as amended. See 47 U.S.C. §606.

This license may not authorize operation throughout the entire geographic area or spectrum identified on the hardcopy version. To view the specific geographic area and spectrum authorized by this license, refer to the Spectrum and Market Area information under the Market Tab of the license record in the Universal Licensing System (ULS). To view the license record, go to the ULS homepage at <http://wireless.fcc.gov/uls/index.htm?job=home> and select "License Search". Follow the instructions on how to search for license information.

Licensee Name: NEW CINGULAR WIRELESS PCS, LLC

Call Sign: KNLB210

File Number:

Print Date:

License renewal is granted on a conditional basis, subject to the outcome of FCC proceeding WT Docket No. 10-112 (see FCC 10-86, paras. 113 and 126).

Pursuant to WCS Order on Reconsideration, FCC 12-130, in order to obtain a renewal expectancy at the 7/21/17 renewal deadline, a licensee must, for each license area, certify that it has maintained, or exceeded, the level of coverage demonstrated for that license area at the 3/13/2017 construction deadline.

Licensee Name: NEW CINGULAR WIRELESS PCS, LLC

Call Sign: KNLB210

File Number:

Print Date:

700 MHz Relicensed Area Information:

Market	Market Name	Buildout Deadline	Buildout Notification	Status
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Federal Communications Commission

Wireless Telecommunications Bureau

RADIO STATION AUTHORIZATION

LICENSEE: NEW CINGULAR WIRELESS PCS, LLC

ATTN: LESLIE A. WILSON
NEW CINGULAR WIRELESS PCS, LLC
208 S. AKARD ST., RM 1016
DALLAS, TX 75202

Call Sign KNLB200	File Number
Radio Service WS - Wireless Communications Service	

FCC Registration Number (FRN): 0003291192

Grant Date 02-07-2020	Effective Date 02-07-2020	Expiration Date 07-21-2027	Print Date
Market Number MEA001	Channel Block B	Sub-Market Designator 0	
Market Name Boston			
1st Build-out Date 03-13-2017	2nd Build-out Date 09-13-2019	3rd Build-out Date	4th Build-out Date

Waivers/Conditions:

This authorization is subject to the condition that, in the event that systems using the same frequencies as granted herein are authorized in an adjacent foreign territory (Canada/Mexico), future coordination of any base station transmitters shall be required to eliminate any harmful interference to operations in the adjacent foreign territory and to ensure continuance of equal access to the frequencies by both countries.

This authorization is subject to the condition that the remaining balance of the winning bid amount will be paid in accordance with Part 1 of the Commission's rules, 47 C.F.R. Part 1.

Conditions:

Pursuant to §309(h) of the Communications Act of 1934, as amended, 47 U.S.C. §309(h), this license is subject to the following conditions: This license shall not vest in the licensee any right to operate the station nor any right in the use of the frequencies designated in the license beyond the term thereof nor in any other manner than authorized herein. Neither the license nor the right granted thereunder shall be assigned or otherwise transferred in violation of the Communications Act of 1934, as amended. See 47 U.S.C. § 310(d). This license is subject in terms to the right of use or control conferred by §706 of the Communications Act of 1934, as amended. See 47 U.S.C. §606.

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Licensee Name: NEW CINGULAR WIRELESS PCS, LLC

Call Sign: KNLB200

File Number:

Print Date:

Spectrum Lease associated with this license. See Spectrum Leasing Arrangement Letter dated 04/01/2005 and File No. 0001999501.

License renewal is granted on a conditional basis, subject to the outcome of FCC proceeding WT Docket No. 10-112 (see FCC 10-86, paras. 113 and 126).

Pursuant to WCS Order on Reconsideration, FCC 12-130, in order to obtain a renewal expectancy at the 7/21/17 renewal deadline, a licensee must, for each license area, certify that it has maintained, or exceeded, the level of coverage demonstrated for that license area at the 3/13/2017 construction deadline.

Licensee Name: NEW CINGULAR WIRELESS PCS, LLC

Call Sign: KNLB200

File Number:

Print Date:

700 MHz Relicensed Area Information:

Market	Market Name	Buildout Deadline	Buildout Notification	Status
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Federal Communications Commission

Wireless Telecommunications Bureau

RADIO STATION AUTHORIZATION

LICENSEE: AT&T MOBILITY SPECTRUM LLC

ATTN: CECIL J MATHEW
AT&T MOBILITY SPECTRUM LLC
208 S. AKARD ST., RM 1015
DALLAS, TX 75202

Call Sign KNLF954	File Number
Radio Service CW - PCS Broadband	

FCC Registration Number (FRN): 0014980726

Grant Date 06-29-2017	Effective Date 09-21-2018	Expiration Date 06-27-2027	Print Date
Market Number BTA051	Channel Block D	Sub-Market Designator 0	
Market Name Boston, MA			
1st Build-out Date 06-27-2002	2nd Build-out Date	3rd Build-out Date	4th Build-out Date

Waivers/Conditions:

This authorization is subject to the condition that, in the event that systems using the same frequencies as granted herein are authorized in an adjacent foreign territory (Canada/United States), future coordination of any base station transmitters within 72 km (45 miles) of the United States/Canada border shall be required to eliminate any harmful interference to operations in the adjacent foreign territory and to ensure continuance of equal access to the frequencies by both countries.

This authorization is subject to the condition that the remaining balance of the winning bid amount will be paid in accordance with Part 1 of the Commission's rules, 47 C.F.R. Part 1.

Conditions:

Pursuant to §309(h) of the Communications Act of 1934, as amended, 47 U.S.C. §309(h), this license is subject to the following conditions: This license shall not vest in the licensee any right to operate the station nor any right in the use of the frequencies designated in the license beyond the term thereof nor in any other manner than authorized herein. Neither the license nor the right granted thereunder shall be assigned or otherwise transferred in violation of the Communications Act of 1934, as amended. See 47 U.S.C. § 310(d). This license is subject in terms to the right of use or control conferred by §706 of the Communications Act of 1934, as amended. See 47 U.S.C. §606.

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Licensee Name: AT&T MOBILITY SPECTRUM LLC

Call Sign: KNLF954

File Number:

Print Date:

700 MHz Relicensed Area Information:

Market	Market Name	Buildout Deadline	Buildout Notification	Status
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Federal Communications Commission

Wireless Telecommunications Bureau

RADIO STATION AUTHORIZATION

LICENSEE: AT&T MOBILITY SPECTRUM LLC

ATTN: CECIL J MATHEW
AT&T MOBILITY SPECTRUM LLC
208 S. AKARD ST., RM 1015
DALLAS, TX 75202

Call Sign WPOI214	File Number
Radio Service CW - PCS Broadband	

FCC Registration Number (FRN): 0014980726

Grant Date 06-10-2015	Effective Date 08-29-2018	Expiration Date 06-23-2025	Print Date
Market Number MTA008	Channel Block A	Sub-Market Designator 7	
Market Name Boston-Providence			
1st Build-out Date 06-23-2000	2nd Build-out Date 06-23-2005	3rd Build-out Date	4th Build-out Date

Waivers/Conditions:

This authorization is subject to the condition that, in the event that systems using the same frequencies as granted herein are authorized in an adjacent foreign territory (Canada/United States), future coordination of any base station transmitters within 72 km (45 miles) of the United States/Canada border shall be required to eliminate any harmful interference to operations in the adjacent foreign territory and to ensure continuance of equal access to the frequencies by both countries.

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Licensee Name: AT&T MOBILITY SPECTRUM LLC

Call Sign: WPOI214

File Number:

Print Date:

This license is conditioned upon compliance with the provisions of Applications of AT&T Wireless Services, Inc. and Cingular Wireless Corporation For Consent to Transfer Control of Licenses and Authorizations, Memorandum Opinion and Order, FCC 04-255 (rel. Oct. 26, 2004).

Commission approval of this application and the licenses contained therein are subject to the conditions set forth in the Memorandum Opinion and Order, adopted on December 29, 2006 and released on March 26, 2007, and revised in the Order on Reconsideration, adopted and released on March 26, 2007. See AT&T Inc. and BellSouth Corporation Application for Transfer of Control, WC Docket No. 06-74, Memorandum Opinion and Order, FCC 06-189 (rel. Mar. 26, 2007); AT&T Inc. and BellSouth Corporation, WC Docket No. 06-74, Order on Reconsideration, FCC 07-44 (rel. Mar. 26, 2007).

Licensee Name: AT&T MOBILITY SPECTRUM LLC

Call Sign: WPOI214

File Number:

Print Date:

700 MHz Relicensed Area Information:

Market	Market Name	Buildout Deadline	Buildout Notification	Status
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Federal Communications Commission

Wireless Telecommunications Bureau

RADIO STATION AUTHORIZATION

LICENSEE: NEW CINGULAR WIRELESS PCS, LLC

ATTN: LESLIE WILSON
NEW CINGULAR WIRELESS PCS, LLC
208 S AKARD ST., RM 1016
DALLAS, TX 75202

Call Sign KNLF216	File Number
Radio Service CW - PCS Broadband	

FCC Registration Number (FRN): 0003291192

Grant Date 06-02-2015	Effective Date 08-31-2018	Expiration Date 06-23-2025	Print Date
Market Number MTA008	Channel Block A	Sub-Market Designator 27	
Market Name Boston-Providence			
1st Build-out Date 06-23-2000	2nd Build-out Date 06-23-2005	3rd Build-out Date	4th Build-out Date

Waivers/Conditions:

This license is conditioned upon compliance with the provisions of Applications of AT&T Wireless Services, Inc. and Cingular Wireless Corporation For Consent to Transfer Control of Licenses and Authorizations, Memorandum Opinion and Order, FCC 04-255 (rel. Oct. 26, 2004).

Commission approval of this application and the licenses contained therein are subject to the conditions set forth in the Memorandum Opinion and Order, adopted on December 29, 2006 and released on March 26, 2007, and revised in the Order on Reconsideration, adopted and released on March 26, 2007. See AT&T Inc. and BellSouth Corporation Application for Transfer of Control, WC Docket No. 06-74, Memorandum Opinion and Order, FCC 06-189 (rel. Mar. 26, 2007); AT&T Inc. and BellSouth Corporation, WC Docket No. 06-74, Order on Reconsideration, FCC 07-44 (rel. Mar. 26, 2007).

Conditions:

Pursuant to §309(h) of the Communications Act of 1934, as amended, 47 U.S.C. §309(h), this license is subject to the following conditions: This license shall not vest in the licensee any right to operate the station nor any right in the use of the frequencies designated in the license beyond the term thereof nor in any other manner than authorized herein. Neither the license nor the right granted thereunder shall be assigned or otherwise transferred in violation of the Communications Act of 1934, as amended. See 47 U.S.C. § 310(d). This license is subject in terms to the right of use or control conferred by §706 of the Communications Act of 1934, as amended. See 47 U.S.C. §606.

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Licensee Name: NEW CINGULAR WIRELESS PCS, LLC

Call Sign: KNLF216

File Number:

Print Date:

700 MHz Relicensed Area Information:

Market	Market Name	Buildout Deadline	Buildout Notification	Status
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**Federal Communications Commission
Wireless Telecommunications Bureau**

RADIO STATION AUTHORIZATION

LICENSEE: AT&T MOBILITY SPECTRUM LLC

ATTN: CECIL J MATHEW
AT&T MOBILITY SPECTRUM LLC
208 S. AKARD ST., RM 1015
DALLAS, TX 75202

Call Sign KNKA226	File Number
Radio Service CL - Cellular	
Market Numer CMA006	Channel Block A
Sub-Market Designator 0	

FCC Registration Number (FRN): 0014980726

Market Name Boston-Lowell-Brockton-Lawrenc
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Grant Date 09-09-2014	Effective Date 08-29-2018	Expiration Date 10-01-2024	Five Yr Build-Out Date	Print Date
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Site Information:

Location	Latitude	Longitude	Ground Elevation (meters)	Structure Hgt to Tip (meters)	Antenna Structure Registration No.
15	42-37-42.3 N	070-39-16.8 W	45.7	58.8	

Address: 40 DORY ROAD

City: GLOUCESTER **County:** ESSEX **State:** MA **Construction Deadline:**

Antenna: 1

Maximum Transmitting ERP in Watts: 140.820								
Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	93.100	97.500	101.800	101.800	100.800	88.700	85.700	101.800
Transmitting ERP (watts)	158.853	205.617	68.628	9.427	0.642	0.431	2.268	29.488

Antenna: 2

Maximum Transmitting ERP in Watts: 140.820								
Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	93.100	97.500	101.800	101.800	100.800	88.700	85.700	101.800
Transmitting ERP (watts)	0.459	5.462	56.429	198.529	168.403	38.276	3.953	0.786

Antenna: 3

Maximum Transmitting ERP in Watts: 140.820								
Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	93.100	97.500	101.800	101.800	100.800	88.700	85.700	101.800
Transmitting ERP (watts)	12.078	0.668	0.599	1.024	10.050	68.014	123.413	62.132

Conditions:

Pursuant to §309(h) of the Communications Act of 1934, as amended, 47 U.S.C. §309(h), this license is subject to the following conditions: This license shall not vest in the licensee any right to operate the station nor any right in the use of the frequencies designated in the license beyond the term thereof nor in any other manner than authorized herein. Neither the license nor the right granted thereunder shall be assigned or otherwise transferred in violation of the Communications Act of 1934, as amended. See 47 U.S.C. § 310(d). This license is subject in terms to the right of use or control conferred by §706 of the Communications Act of 1934, as amended. See 47 U.S.C. §606.

Licensee Name: AT&T MOBILITY SPECTRUM LLC

Call Sign: KNKA226

File Number:

Print Date:

Location	Latitude	Longitude	Ground Elevation (meters)	Structure Hgt to Tip (meters)	Antenna Structure Registration No.
20	43-03-11.8 N	071-16-02.1 W	179.2	59.4	

Address: 80 Diamond Hill Road

City: Candia County: ROCKINGHAM State: NH Construction Deadline:

Antenna: 1

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	73.200	111.000	159.400	159.000	98.400	148.300	88.600	75.600
Transmitting ERP (watts)	52.325	70.778	16.988	1.425	0.187	0.144	0.491	7.084

Antenna: 2

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	73.200	111.000	159.400	159.000	98.400	148.300	88.600	75.600
Transmitting ERP (watts)	0.343	3.851	33.085	100.313	84.855	19.494	2.061	0.299

Antenna: 3

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	73.200	111.000	159.400	159.000	98.400	148.300	88.600	75.600
Transmitting ERP (watts)	6.845	0.890	0.107	1.038	6.652	7.633	3.304	6.905

Location	Latitude	Longitude	Ground Elevation (meters)	Structure Hgt to Tip (meters)	Antenna Structure Registration No.
24	42-54-55.1 N	071-21-37.4 W	100.9	46.3	1011624

Address: 15 INDEPENDENCE DRIVE

City: LONDONDERRY County: ROCKINGHAM State: NH Construction Deadline:

Antenna: 1

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	35.900	30.000	44.800	52.100	54.500	72.000	68.000	66.500
Transmitting ERP (watts)	161.221	224.756	47.602	3.692	0.510	0.437	1.233	19.454

Antenna: 2

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	35.900	30.000	44.800	52.100	54.500	72.000	68.000	66.500
Transmitting ERP (watts)	0.510	3.172	43.604	213.248	156.639	22.374	1.350	0.496

Antenna: 3

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	35.900	30.000	44.800	52.100	54.500	72.000	68.000	66.500
Transmitting ERP (watts)	11.168	0.691	0.533	0.586	7.854	87.092	266.329	94.294

Licensee Name: AT&T MOBILITY SPECTRUM LLC

Call Sign: KNKA226

File Number:

Print Date:

Location	Latitude	Longitude	Ground Elevation (meters)	Structure Hgt to Tip (meters)	Antenna Structure Registration No.
25	42-00-32.6 N	071-19-15.2 W	90.5	51.8	

Address: 75 WASHINGTON SST

City: PLAINVILLE County: NORFOLK State: MA Construction Deadline: 03-29-2013

Antenna: 1

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	64.500	61.200	95.600	96.100	94.300	64.100	46.000	48.800
Transmitting ERP (watts)	84.752	97.052	31.772	5.158	0.550	0.224	2.803	20.645

Antenna: 2

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	64.500	61.200	95.600	96.100	94.300	64.100	46.000	48.800
Transmitting ERP (watts)	0.380	5.181	37.013	100.829	79.042	20.699	2.118	0.824

Antenna: 3

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	64.500	61.200	95.600	96.100	94.300	64.100	46.000	48.800
Transmitting ERP (watts)	24.577	1.736	0.715	2.292	18.444	139.378	281.180	142.336

Location	Latitude	Longitude	Ground Elevation (meters)	Structure Hgt to Tip (meters)	Antenna Structure Registration No.
26	41-46-57.1 N	070-44-06.5 W	12.5	58.8	

Address: KENDRICK ROAD

City: WAREHAM County: PLYMOUTH State: MA Construction Deadline: 03-29-2013

Antenna: 1

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	30.000	30.000	46.500	56.700	59.800	50.600	39.100	32.800
Transmitting ERP (watts)	186.898	242.551	75.777	10.617	0.738	0.508	2.730	35.860

Antenna: 2

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	30.000	30.000	46.500	56.700	59.800	50.600	39.100	32.800
Transmitting ERP (watts)	0.361	5.818	47.861	150.309	121.062	28.493	2.933	0.991

Antenna: 3

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	30.000	30.000	46.500	56.700	59.800	50.600	39.100	32.800
Transmitting ERP (watts)	18.390	1.111	0.538	1.628	13.482	98.897	203.625	103.938

Licensee Name: AT&T MOBILITY SPECTRUM LLC

Call Sign: KNKA226

File Number:

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Location	Latitude	Longitude	Ground Elevation (meters)	Structure Hgt to Tip (meters)	Antenna Structure Registration No.
27	41-53-35.2 N	070-56-35.0 W	17.7	106.1	1210211

Address: 326 W GROVE ST

City: Middleboro County: PLYMOUTH State: MA Construction Deadline: 03-29-2013

Antenna: 1

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	47.500	46.300	30.000	37.000	40.900	39.500	51.600	42.300
Transmitting ERP (watts)	125.283	153.432	54.208	6.550	0.674	0.363	2.675	27.340

Antenna: 2

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	47.500	46.300	30.000	37.000	40.900	39.500	51.600	42.300
Transmitting ERP (watts)	0.351	5.901	52.455	151.828	120.612	27.887	2.679	0.991

Antenna: 3

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	47.500	46.300	30.000	37.000	40.900	39.500	51.600	42.300
Transmitting ERP (watts)	14.428	1.006	0.875	1.215	13.317	87.541	159.641	85.795

Location	Latitude	Longitude	Ground Elevation (meters)	Structure Hgt to Tip (meters)	Antenna Structure Registration No.
28	42-14-21.9 N	070-51-09.3 W	54.9	55.8	

Address: 168 Turkey Hill Lane

City: Cohasset County: NORFOLK State: MA Construction Deadline: 03-29-2013

Antenna: 1

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	99.800	98.300	97.600	71.700	64.800	62.900	86.700	99.100
Transmitting ERP (watts)	185.522	243.217	80.727	11.598	0.756	0.499	2.589	34.953

Antenna: 2

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	99.800	98.300	97.600	71.700	64.800	62.900	86.700	99.100
Transmitting ERP (watts)	0.521	6.371	65.693	238.024	196.107	43.191	4.256	0.906

Antenna: 3

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	99.800	98.300	97.600	71.700	64.800	62.900	86.700	99.100
Transmitting ERP (watts)	9.488	0.543	0.538	1.234	8.977	53.553	85.290	45.661

Licensee Name: AT&T MOBILITY SPECTRUM LLC

Call Sign: KNKA226

File Number:

Print Date:

Location	Latitude	Longitude	Ground Elevation (meters)	Structure Hgt to Tip (meters)	Antenna Structure Registration No.
29	41-56-02.0 N	070-35-08.0 W	82.9	128.0	1007828

Address: 265 STATE ROAD

City: PLYMOUTH County: PLYMOUTH State: MA Construction Deadline: 03-29-2013

Antenna: 1

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	128.000	128.000	128.000	123.500	92.200	86.600	84.900	120.500
Transmitting ERP (watts)	23.222	24.154	10.475	1.931	0.466	0.109	1.398	6.965

Antenna: 2

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	128.000	128.000	128.000	123.500	92.200	86.600	84.900	120.500
Transmitting ERP (watts)	0.346	4.427	33.055	88.168	72.485	17.790	1.831	0.701

Antenna: 3

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	128.000	128.000	128.000	123.500	92.200	86.600	84.900	120.500
Transmitting ERP (watts)	9.680	0.561	0.550	1.216	9.292	54.685	90.439	45.409

Location	Latitude	Longitude	Ground Elevation (meters)	Structure Hgt to Tip (meters)	Antenna Structure Registration No.
30	42-12-47.6 N	071-32-33.4 W	128.0	58.5	

Address: 26 LUMBER STREET

City: HOPKINTON County: MIDDLESEX State: MA Construction Deadline: 03-29-2013

Antenna: 1

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	68.900	93.200	99.800	91.500	55.300	59.600	35.700	76.400
Transmitting ERP (watts)	158.662	188.312	64.228	8.830	0.704	0.395	4.080	30.535

Antenna: 2

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	68.900	93.200	99.800	91.500	55.300	59.600	35.700	76.400
Transmitting ERP (watts)	0.432	6.612	61.028	195.296	166.263	35.500	3.748	0.703

Antenna: 3

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	68.900	93.200	99.800	91.500	55.300	59.600	35.700	76.400
Transmitting ERP (watts)	18.831	1.074	0.590	1.783	15.144	103.799	219.501	97.060

Licensee Name: AT&T MOBILITY SPECTRUM LLC

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Location	Latitude	Longitude	Ground Elevation (meters)	Structure Hgt to Tip (meters)	Antenna Structure Registration No.
31	42-38-27.0 N	070-36-24.8 W	36.6	38.7	

Address: 38 Thatcher Rd

City: ROCKLAND County: ESSEX State: MA Construction Deadline: 03-29-2013

Antenna: 1

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	69.500	69.500	69.500	69.500	69.500	66.700	58.400	60.100
Transmitting ERP (watts)	170.519	227.554	76.127	10.393	0.706	0.470	2.520	32.796

Antenna: 2

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	69.500	69.500	69.500	69.500	69.500	66.700	58.400	60.100
Transmitting ERP (watts)	0.462	5.689	58.840	206.264	174.760	39.385	4.197	0.837

Antenna: 3

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	69.500	69.500	69.500	69.500	69.500	66.700	58.400	60.100
Transmitting ERP (watts)	20.761	1.510	0.812	1.238	15.269	110.467	237.338	124.965

Location	Latitude	Longitude	Ground Elevation (meters)	Structure Hgt to Tip (meters)	Antenna Structure Registration No.
32	42-36-37.9 N	071-33-28.9 W	148.4	46.3	

Address: 142 LOWELL RD

City: GROTON County: MIDDLESEX State: MA Construction Deadline: 03-29-2013

Antenna: 1

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	129.600	133.000	121.700	118.300	83.000	99.300	81.700	86.000
Transmitting ERP (watts)	209.658	291.175	91.511	11.206	1.156	0.596	4.998	40.617

Antenna: 2

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	129.600	133.000	121.700	118.300	83.000	99.300	81.700	86.000
Transmitting ERP (watts)	0.597	10.042	80.421	284.569	246.599	46.898	5.186	0.906

Antenna: 3

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	129.600	133.000	121.700	118.300	83.000	99.300	81.700	86.000
Transmitting ERP (watts)	18.748	1.375	0.781	1.196	15.487	106.791	230.014	118.184

Licensee Name: AT&T MOBILITY SPECTRUM LLC

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Print Date:

Location	Latitude	Longitude	Ground Elevation (meters)	Structure Hgt to Tip (meters)	Antenna Structure Registration No.
33	42-08-01.1 N	070-43-57.5 W	68.3	80.5	1017973

Address: 178 EAMES WAY

City: Marshfield County: PLYMOUTH State: MA Construction Deadline: 03-29-2013

Antenna: 1

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	125.300	128.600	128.200	125.800	107.800	113.100	97.600	105.400
Transmitting ERP (watts)	156.993	202.510	73.503	10.210	0.666	0.415	2.429	32.615

Antenna: 2

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	125.300	128.600	128.200	125.800	107.800	113.100	97.600	105.400
Transmitting ERP (watts)	0.482	5.988	62.083	217.536	187.313	40.576	4.382	0.869

Antenna: 3

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	125.300	128.600	128.200	125.800	107.800	113.100	97.600	105.400
Transmitting ERP (watts)	21.007	1.466	0.829	1.219	15.907	109.305	228.002	122.541

Location	Latitude	Longitude	Ground Elevation (meters)	Structure Hgt to Tip (meters)	Antenna Structure Registration No.
34	41-42-11.1 N	070-46-47.1 W	14.3	59.4	

Address: 55 BENSONBROOK ROAD

City: MARION County: PLYMOUTH State: MA Construction Deadline: 03-29-2013

Antenna: 1

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	51.300	62.700	66.200	68.700	66.600	60.600	47.100	51.900
Transmitting ERP (watts)	161.079	196.082	67.519	9.213	0.702	0.419	4.077	32.479

Antenna: 2

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	51.300	62.700	66.200	68.700	66.600	60.600	47.100	51.900
Transmitting ERP (watts)	0.446	6.712	62.074	197.767	163.770	38.273	3.886	0.801

Antenna: 3

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	51.300	62.700	66.200	68.700	66.600	60.600	47.100	51.900
Transmitting ERP (watts)	3.819	0.784	0.433	6.729	64.256	202.261	164.916	37.606

Licensee Name: AT&T MOBILITY SPECTRUM LLC

Call Sign: KNKA226

File Number:

Print Date:

Location	Latitude	Longitude	Ground Elevation (meters)	Structure Hgt to Tip (meters)	Antenna Structure Registration No.
35	42-21-20.1 N	071-33-16.6 W	156.1	26.5	

Address: 157 UNION STREET

City: MARLBOROUGH County: MIDDLESEX State: MA Construction Deadline: 03-29-2013

Antenna: 1

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	97.800	119.900	113.500	108.400	76.200	73.000	51.900	77.300
Transmitting ERP (watts)	280.304	377.489	119.970	14.810	1.525	0.802	6.660	52.209

Antenna: 2

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	97.800	119.900	113.500	108.400	76.200	73.000	51.900	77.300
Transmitting ERP (watts)	0.801	13.105	105.660	375.949	325.389	63.339	6.978	1.142

Antenna: 3

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	97.800	119.900	113.500	108.400	76.200	73.000	51.900	77.300
Transmitting ERP (watts)	30.606	2.831	1.046	2.632	27.909	187.774	419.392	197.441

Location	Latitude	Longitude	Ground Elevation (meters)	Structure Hgt to Tip (meters)	Antenna Structure Registration No.
36	42-39-54.6 N	070-38-19.9 W	59.4	44.5	

Address: 68 JOHNSON ROAD

City: ROCKPORT County: ESSEX State: MA Construction Deadline: 03-29-2013

Antenna: 1

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	103.000	103.000	103.000	100.400	95.400	85.100	98.100	103.000
Transmitting ERP (watts)	126.741	159.124	54.189	7.443	0.564	0.334	3.098	25.685

Antenna: 2

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	103.000	103.000	103.000	100.400	95.400	85.100	98.100	103.000
Transmitting ERP (watts)	0.353	5.360	49.103	157.255	130.117	30.639	2.895	0.641

Antenna: 3

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	103.000	103.000	103.000	100.400	95.400	85.100	98.100	103.000
Transmitting ERP (watts)	15.787	0.974	0.495	1.442	11.730	84.942	168.331	87.120

Licensee Name: AT&T MOBILITY SPECTRUM LLC

Call Sign: KNKA226

File Number:

Print Date:

Location	Latitude	Longitude	Ground Elevation (meters)	Structure Hgt to Tip (meters)	Antenna Structure Registration No.
37	42-41-29.8 N	071-47-30.8 W	233.8	47.9	

Address: 1140 Greenville Rd

City: ASHBY County: MIDDLESEX State: MA Construction Deadline: 03-29-2013

Antenna: 1

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	30.000	138.200	163.500	145.000	68.800	30.000	30.000	30.000
Transmitting ERP (watts)	301.383	343.844	123.915	17.212	1.267	0.862	4.339	57.968

Antenna: 2

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	30.000	138.200	163.500	145.000	68.800	30.000	30.000	30.000
Transmitting ERP (watts)	0.559	6.546	72.077	254.800	226.824	50.359	4.678	0.979

Antenna: 3

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	30.000	138.200	163.500	145.000	68.800	30.000	30.000	30.000
Transmitting ERP (watts)	35.557	2.084	1.375	2.194	29.159	209.483	410.600	215.057

Location	Latitude	Longitude	Ground Elevation (meters)	Structure Hgt to Tip (meters)	Antenna Structure Registration No.
38	42-38-54.9 N	071-47-40.6 W	240.8	47.2	

Address: 601-603 FITCHBURG STATE ROAD

City: ASHBY County: MIDDLESEX State: MA Construction Deadline: 03-29-2013

Antenna: 1

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	31.100	159.800	170.800	147.700	56.300	30.000	30.000	30.000
Transmitting ERP (watts)	204.865	233.420	85.530	11.768	0.897	0.575	2.961	39.554

Antenna: 2

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	31.100	159.800	170.800	147.700	56.300	30.000	30.000	30.000
Transmitting ERP (watts)	0.570	6.676	74.271	261.076	238.587	50.169	4.787	1.001

Antenna: 3

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	31.100	159.800	170.800	147.700	56.300	30.000	30.000	30.000
Transmitting ERP (watts)	24.123	1.410	0.948	1.499	20.272	140.599	280.157	146.756

Licensee Name: AT&T MOBILITY SPECTRUM LLC

Call Sign: KNKA226

File Number:

Print Date:

Location	Latitude	Longitude	Ground Elevation (meters)	Structure Hgt to Tip (meters)	Antenna Structure Registration No.
40	43-05-58.2 N	070-47-28.6 W	7.6	67.4	

Address: 165 GOSLING RD

City: NEWINGTON County: ROCKINGHAM State: NH Construction Deadline: 03-29-2013

Antenna: 1

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	34.000	45.500	68.500	72.400	58.800	51.900	57.200	52.000
Transmitting ERP (watts)	205.727	278.300	62.928	5.059	0.711	0.597	1.577	25.136

Antenna: 2

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	34.000	45.500	68.500	72.400	58.800	51.900	57.200	52.000
Transmitting ERP (watts)	0.559	3.335	47.419	236.351	181.187	26.867	1.510	0.563

Antenna: 3

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	34.000	45.500	68.500	72.400	58.800	51.900	57.200	52.000
Transmitting ERP (watts)	10.525	0.618	0.497	0.555	7.391	82.592	243.998	90.540

Location	Latitude	Longitude	Ground Elevation (meters)	Structure Hgt to Tip (meters)	Antenna Structure Registration No.
41	43-04-39.1 N	071-07-30.3 W	107.0	60.7	1231475

Address: 150 Raymond Road

City: Nottingham County: ROCKINGHAM State: NH Construction Deadline: 03-29-2013

Antenna: 1

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	54.900	95.800	122.100	119.300	102.200	66.300	44.100	30.000
Transmitting ERP (watts)	160.334	230.049	54.265	4.271	0.586	0.522	1.415	21.993

Antenna: 2

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	54.900	95.800	122.100	119.300	102.200	66.300	44.100	30.000
Transmitting ERP (watts)	0.493	3.289	48.427	238.724	177.920	27.618	1.619	0.581

Antenna: 3

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	54.900	95.800	122.100	119.300	102.200	66.300	44.100	30.000
Transmitting ERP (watts)	10.353	0.693	0.601	0.662	8.753	100.864	305.315	110.743

Licensee Name: AT&T MOBILITY SPECTRUM LLC

Call Sign: KNKA226

File Number:

Print Date:

Location	Latitude	Longitude	Ground Elevation (meters)	Structure Hgt to Tip (meters)	Antenna Structure Registration No.
42	43-13-24.3 N	071-14-23.2 W	189.0	38.7	

Address: 50 OLD CANTERBURY RD

City: NORTHWOOD County: ROCKINGHAM State: NH Construction Deadline: 03-29-2013

Antenna: 1

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)

0	45	90	135	180	225	270	315
---	----	----	-----	-----	-----	-----	-----

Antenna Height AAT (meters)

30.000	30.000	43.800	80.800	68.900	30.000	53.500	30.000
--------	--------	--------	--------	--------	--------	--------	--------

Transmitting ERP (watts)

114.248	162.456	37.049	2.808	0.392	0.366	0.961	16.015
---------	---------	--------	-------	-------	-------	-------	--------

Antenna: 2

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)

0	45	90	135	180	225	270	315
---	----	----	-----	-----	-----	-----	-----

Antenna Height AAT (meters)

30.000	30.000	43.800	80.800	68.900	30.000	53.500	30.000
--------	--------	--------	--------	--------	--------	--------	--------

Transmitting ERP (watts)

0.544	3.573	49.915	233.638	184.420	30.453	1.413	0.618
-------	-------	--------	---------	---------	--------	-------	-------

Antenna: 3

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)

0	45	90	135	180	225	270	315
---	----	----	-----	-----	-----	-----	-----

Antenna Height AAT (meters)

30.000	30.000	43.800	80.800	68.900	30.000	53.500	30.000
--------	--------	--------	--------	--------	--------	--------	--------

Transmitting ERP (watts)

8.132	0.494	0.387	0.467	6.390	72.302	182.164	77.916
-------	-------	-------	-------	-------	--------	---------	--------

Location	Latitude	Longitude	Ground Elevation (meters)	Structure Hgt to Tip (meters)	Antenna Structure Registration No.
43	42-59-40.7 N	070-46-58.5 W	12.5	59.4	

Address: 96 GROVE RD

City: RYE County: ROCKINGHAM State: NH Construction Deadline: 03-29-2013

Antenna: 1

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)

0	45	90	135	180	225	270	315
---	----	----	-----	-----	-----	-----	-----

Antenna Height AAT (meters)

49.700	62.100	64.000	64.300	63.700	45.100	38.900	54.200
--------	--------	--------	--------	--------	--------	--------	--------

Transmitting ERP (watts)

146.515	206.846	49.164	3.766	0.505	0.452	1.193	17.877
---------	---------	--------	-------	-------	-------	-------	--------

Antenna: 2

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)

0	45	90	135	180	225	270	315
---	----	----	-----	-----	-----	-----	-----

Antenna Height AAT (meters)

49.700	62.100	64.000	64.300	63.700	45.100	38.900	54.200
--------	--------	--------	--------	--------	--------	--------	--------

Transmitting ERP (watts)

0.464	2.913	42.460	206.462	152.606	24.148	1.373	0.460
-------	-------	--------	---------	---------	--------	-------	-------

Antenna: 3

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)

0	45	90	135	180	225	270	315
---	----	----	-----	-----	-----	-----	-----

Antenna Height AAT (meters)

49.700	62.100	64.000	64.300	63.700	45.100	38.900	54.200
--------	--------	--------	--------	--------	--------	--------	--------

Transmitting ERP (watts)

10.168	0.644	0.536	0.576	7.457	86.483	257.603	87.494
--------	-------	-------	-------	-------	--------	---------	--------

Control Points:

Control Pt. No. 2

Address: 100 LOWDER BROOK DR

City: WESTWOOD County: NORFOLK State: MA Telephone Number: (617)462-7094

Licensee Name: AT&T MOBILITY SPECTRUM LLC

Call Sign: KNKA226

File Number:

Print Date:

Waivers/Conditions:

Commission approval of this application and the licenses contained therein are subject to the conditions set forth in the Memorandum Opinion and Order, adopted on December 29, 2006 and released on March 26, 2007, and revised in the Order on Reconsideration, adopted and released on March 26, 2007. See AT&T Inc. and BellSouth Corporation Application for Transfer of Control, WC Docket No. 06-74, Memorandum Opinion and Order, FCC 06-189 (rel. Mar. 26, 2007); AT&T Inc. and BellSouth Corporation, WC Docket No. 06-74, Order on Reconsideration, FCC 07-44 (rel. Mar. 26, 2007).

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Federal Communications Commission

Wireless Telecommunications Bureau

RADIO STATION AUTHORIZATION

LICENSEE: AT&T MOBILITY SPECTRUM LLC

ATTN: CECIL J MATHEW
AT&T MOBILITY SPECTRUM LLC
208 S. AKARD ST.
DALLAS, TX 75202

Call Sign WPWU950	File Number 0008666854
Radio Service WZ - 700 MHz Lower Band (Blocks C, D)	

FCC Registration Number (FRN): 0014980726

Grant Date 07-23-2019	Effective Date 07-23-2019	Expiration Date 06-13-2029	Print Date 07-24-2019
Market Number CMA006	Channel Block C	Sub-Market Designator 0	
Market Name Boston-Lowell-Brockton-Lawrenc			
1st Build-out Date 06-13-2019	2nd Build-out Date	3rd Build-out Date	4th Build-out Date

Waivers/Conditions:

If the facilities authorized herein are used to provide broadcast operations, whether exclusively or in combination with other services, the licensee must seek renewal of the license either within eight years from the commencement of the broadcast service or within the term of the license had the broadcast service not been provided, whichever period is shorter in length. See 47 CFR §27.13(b).

Operation of the facilities authorized herein, are subject to the condition that harmful interference may not be caused to, but must be accepted from UHF TV transmitters in Canada and Mexico as identified in existing and any future agreements with those countries.

Conditions:

Pursuant to §309(h) of the Communications Act of 1934, as amended, 47 U.S.C. §309(h), this license is subject to the following conditions: This license shall not vest in the licensee any right to operate the station nor any right in the use of the frequencies designated in the license beyond the term thereof nor in any other manner than authorized herein. Neither the license nor the right granted thereunder shall be assigned or otherwise transferred in violation of the Communications Act of 1934, as amended. See 47 U.S.C. § 310(d). This license is subject in terms to the right of use or control conferred by §706 of the Communications Act of 1934, as amended. See 47 U.S.C. §606.

This license may not authorize operation throughout the entire geographic area or spectrum identified on the hardcopy version. To view the specific geographic area and spectrum authorized by this license, refer to the Spectrum and Market Area information under the Market Tab of the license record in the Universal Licensing System (ULS). To view the license record, go to the ULS homepage at <http://wireless.fcc.gov/uls/index.htm?job=home> and select "License Search". Follow the instructions on how to search for license information.

Licensee Name: AT&T MOBILITY SPECTRUM LLC

Call Sign: WPWU950

File Number: 0008666854

Print Date: 07-24-2019

This license is subject to compliance with the conditions set forth in the Commission's Order of Modification, WT Docket No. 12-69, DA 14-43, released January 16, 2014.

Reference Copy

Licensee Name: AT&T MOBILITY SPECTRUM LLC

Call Sign: WPWU950

File Number: 0008666854

Print Date: 07-24-2019

700 MHz Relicensed Area Information:

Market	Market Name	Buildout Deadline	Buildout Notification	Status
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Federal Communications Commission

Wireless Telecommunications Bureau

RADIO STATION AUTHORIZATION

LICENSEE: NEW CINGULAR WIRELESS PCS, LLC

ATTN: CECIL J MATHEW
NEW CINGULAR WIRELESS PCS, LLC
208 S AKARD ST
DALLAS, TX 75202

Call Sign WPZA235	File Number 0008685703
Radio Service WZ - 700 MHz Lower Band (Blocks C, D)	

FCC Registration Number (FRN): 0003291192

Grant Date 11-05-2019	Effective Date 11-05-2019	Expiration Date 06-13-2029	Print Date 11-06-2019
Market Number EAG701	Channel Block D	Sub-Market Designator 0	
Market Name Northeast			
1st Build-out Date 06-13-2019	2nd Build-out Date	3rd Build-out Date	4th Build-out Date

Waivers/Conditions:

Operation of the facilities authorized herein, are subject to the condition that harmful interference may not be caused to, but must be accepted from UHF TV transmitters in Canada and Mexico as identified in existing and any future agreements with those countries.

If the facilities authorized herein are used to provide broadcast operations, whether exclusively or in combination with other services, the licensee must seek renewal of the license either within eight years from the commencement of the broadcast service or within the term of the license had the broadcast service not been provided, whichever period is shorter in length. See 47 CFR §27.13(b).

Conditions:

Pursuant to §309(h) of the Communications Act of 1934, as amended, 47 U.S.C. §309(h), this license is subject to the following conditions: This license shall not vest in the licensee any right to operate the station nor any right in the use of the frequencies designated in the license beyond the term thereof nor in any other manner than authorized herein. Neither the license nor the right granted thereunder shall be assigned or otherwise transferred in violation of the Communications Act of 1934, as amended. See 47 U.S.C. § 310(d). This license is subject in terms to the right of use or control conferred by §706 of the Communications Act of 1934, as amended. See 47 U.S.C. §606.

This license may not authorize operation throughout the entire geographic area or spectrum identified on the hardcopy version. To view the specific geographic area and spectrum authorized by this license, refer to the Spectrum and Market Area information under the Market Tab of the license record in the Universal Licensing System (ULS). To view the license record, go to the ULS homepage at <http://wireless.fcc.gov/uls/index.htm?job=home> and select "License Search". Follow the instructions on how to search for license information.

Licensee Name: NEW CINGULAR WIRELESS PCS, LLC

Call Sign: WPZA235

File Number: 0008685703

Print Date: 11-06-2019

This application is granted pursuant to the Commission's Order In the Matter of Qualcomm Incorporated Petition for Declaratory Ruling, WT Docket No. 05-7, FCC 06-155, released October 13, 2006.

Preferred Copy

Licensee Name: NEW CINGULAR WIRELESS PCS, LLC

Call Sign: WPZA235

File Number: 0008685703

Print Date: 11-06-2019

700 MHz Relicensed Area Information:

Market	Market Name	Buildout Deadline	Buildout Notification	Status
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Federal Communications Commission

Wireless Telecommunications Bureau

RADIO STATION AUTHORIZATION

LICENSEE: NEW CINGULAR WIRELESS PCS, LLC

ATTN: LESLIE WILSON
NEW CINGULAR WIRELESS PCS, LLC
208 S AKARD ST., RM 1016
DALLAS, TX 75202

Call Sign	File Number
WQIZ616	
Radio Service	
WY - 700 MHz Lower Band (Blocks A, B & E)	

FCC Registration Number (FRN): 0003291192

Grant Date 06-26-2008	Effective Date 08-31-2018	Expiration Date 03-07-2021	Print Date
Market Number BEA003	Channel Block E	Sub-Market Designator 0	
Market Name Boston-Worcester-Lawrence-Lowe			
1st Build-out Date 03-07-2017	2nd Build-out Date 03-07-2021	3rd Build-out Date	4th Build-out Date

Waivers/Conditions:

If the facilities authorized herein are used to provide broadcast operations, whether exclusively or in combination with other services, the licensee must seek renewal of the license either within eight years from the commencement of the broadcast service or within the term of the license had the broadcast service not been provided, whichever period is shorter in length. See 47 CFR §27.13(b).

Conditions:

Pursuant to §309(h) of the Communications Act of 1934, as amended, 47 U.S.C. §309(h), this license is subject to the following conditions: This license shall not vest in the licensee any right to operate the station nor any right in the use of the frequencies designated in the license beyond the term thereof nor in any other manner than authorized herein. Neither the license nor the right granted thereunder shall be assigned or otherwise transferred in violation of the Communications Act of 1934, as amended. See 47 U.S.C. § 310(d). This license is subject in terms to the right of use or control conferred by §706 of the Communications Act of 1934, as amended. See 47 U.S.C. §606.

This license may not authorize operation throughout the entire geographic area or spectrum identified on the hardcopy version. To view the specific geographic area and spectrum authorized by this license, refer to the Spectrum and Market Area information under the Market Tab of the license record in the Universal Licensing System (ULS). To view the license record, go to the ULS homepage at <http://wireless.fcc.gov/uls/index.htm?job=home> and select "License Search". Follow the instructions on how to search for license information.

Licensee Name: NEW CINGULAR WIRELESS PCS, LLC

Call Sign: WQIZ616

File Number:

Print Date:

700 MHz Relicensed Area Information:

Market	Market Name	Buildout Deadline	Buildout Notification	Status
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Federal Communications Commission
Wireless Telecommunications Bureau

RADIO STATION AUTHORIZATION

LICENSEE: AT&T MOBILITY SPECTRUM LLC

ATTN: CECIL J MATHEW
 AT&T MOBILITY SPECTRUM LLC
 208 S. AKARD ST.
 DALLAS, TX 75202

Call Sign WQJU427	File Number 0008667162
Radio Service WY - 700 MHz Lower Band (Blocks A, B & E)	

FCC Registration Number (FRN): 0014980726

Grant Date 07-24-2019	Effective Date 07-24-2019	Expiration Date 06-13-2029	Print Date 07-25-2019
Market Number CMA006	Channel Block B	Sub-Market Designator 0	
Market Name Boston-Lowell-Brockton-Lawrenc			
1st Build-out Date 12-13-2016	2nd Build-out Date 06-13-2019	3rd Build-out Date	4th Build-out Date

Waivers/Conditions:

If the facilities authorized herein are used to provide broadcast operations, whether exclusively or in combination with other services, the licensee must seek renewal of the license either within eight years from the commencement of the broadcast service or within the term of the license had the broadcast service not been provided, whichever period is shorter in length. See 47 CFR §27.13(b).

This license is subject to compliance with the conditions set forth in the Commission's Order of Modification, WT Docket No. 12-69, DA 14-43, released January 16, 2014.

Conditions:

Pursuant to §309(h) of the Communications Act of 1934, as amended, 47 U.S.C. §309(h), this license is subject to the following conditions: This license shall not vest in the licensee any right to operate the station nor any right in the use of the frequencies designated in the license beyond the term thereof nor in any other manner than authorized herein. Neither the license nor the right granted thereunder shall be assigned or otherwise transferred in violation of the Communications Act of 1934, as amended. See 47 U.S.C. § 310(d). This license is subject in terms to the right of use or control conferred by §706 of the Communications Act of 1934, as amended. See 47 U.S.C. §606.

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Licensee Name: AT&T MOBILITY SPECTRUM LLC

Call Sign: WQJU427

File Number: 0008667162

Print Date: 07-25-2019

700 MHz Relicensed Area Information:

Market	Market Name	Buildout Deadline	Buildout Notification	Status
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Federal Communications Commission
Public Safety and Homeland Security Bureau

RADIO STATION AUTHORIZATION

LICENSEE: FIRST RESPONDER NETWORK AUTHORITY

ATTN: UZOMA ONYEJE
FIRST RESPONDER NETWORK AUTHORITY
12201 SUNRISE VALLEY DRIVE
RESTON, VA 20192

Call Sign WQQE234	File Number
Radio Service SP - 700 MHz Public Safety Broadband Nationwide License	
Regulatory Status PMRS	

FCC Registration Number (FRN): 0025487950

Grant Date 11-15-2012	Effective Date 12-29-2017	Expiration Date 11-15-2022	Print Date
---------------------------------	-------------------------------------	--------------------------------------	-------------------

Location: Nationwide

Frequency Bands: 000758.00000000-000769.00000000 MHz
000788.00000000-000799.00000000 MHz

Waivers/Conditions:

This authorization is subject to any rules the Commission may adopt pursuant to its authority under the Middle Class Tax Relief and Job Creation Act of 2012 or the Communications Act of 1934, as amended.

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Federal Communications Commission

Wireless Telecommunications Bureau

RADIO STATION AUTHORIZATION

LICENSEE: AT&T WIRELESS SERVICES 3 LLC

ATTN: CECIL J MATHEW
AT&T WIRELESS SERVICES 3 LLC
208 S. AKARD ST., RM 1015
DALLAS, TX 75202

Call Sign	File Number
WQVN675	
Radio Service	
AT - AWS-3 (1695-1710 MHz, 1755-1780 MHz, and 2155-2180 MHz)	

FCC Registration Number (FRN): 0023910920

Grant Date 04-08-2015	Effective Date 08-29-2018	Expiration Date 04-08-2027	Print Date
Market Number BEA003	Channel Block J	Sub-Market Designator 0	
Market Name Boston-Worcester-Lawrence-Lowe			
1st Build-out Date 04-08-2021	2nd Build-out Date 04-08-2027	3rd Build-out Date	4th Build-out Date

Waivers/Conditions:

NONE

Conditions:

Pursuant to §309(h) of the Communications Act of 1934, as amended, 47 U.S.C. §309(h), this license is subject to the following conditions: This license shall not vest in the licensee any right to operate the station nor any right in the use of the frequencies designated in the license beyond the term thereof nor in any other manner than authorized herein. Neither the license nor the right granted thereunder shall be assigned or otherwise transferred in violation of the Communications Act of 1934, as amended. See 47 U.S.C. § 310(d). This license is subject in terms to the right of use or control conferred by §706 of the Communications Act of 1934, as amended. See 47 U.S.C. §606.

This license may not authorize operation throughout the entire geographic area or spectrum identified on the hardcopy version. To view the specific geographic area and spectrum authorized by this license, refer to the Spectrum and Market Area information under the Market Tab of the license record in the Universal Licensing System (ULS). To view the license record, go to the ULS homepage at <http://wireless.fcc.gov/uls/index.htm?job=home> and select "License Search". Follow the instructions on how to search for license information.

Licensee Name: AT&T WIRELESS SERVICES 3 LLC

Call Sign: WQVN675

File Number:

Print Date:

700 MHz Relicensed Area Information:

Market	Market Name	Buildout Deadline	Buildout Notification	Status
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SHEET INDEX

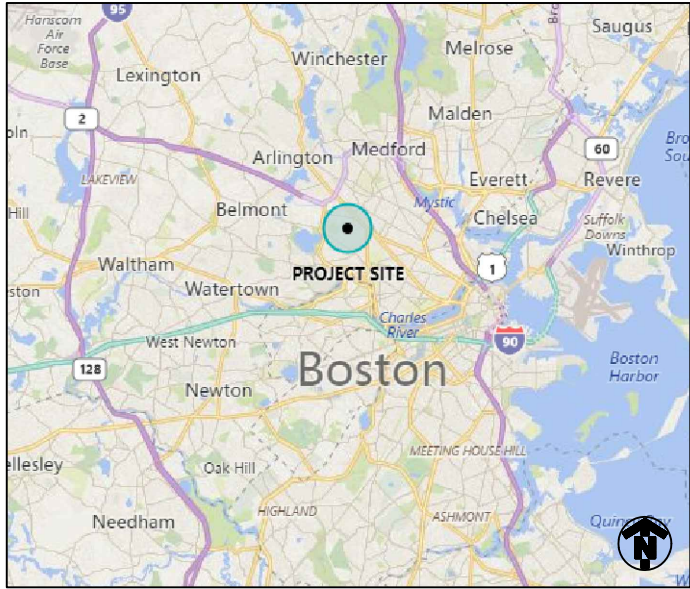
NO.	DESCRIPTION
T1	TITLE SHEET
C1	GENERAL NOTES
C2	OVERALL SITE PLAN
C2A	ENLARGED SITE PLAN
C3	ELEVATION VIEW
C4	ANTENNA ORIENTATION PLAN
C5	EQUIPMENT DETAILS
C6	PLUMBING DIAGRAM
C7	GROUNDING DETAILS

DRIVING DIRECTIONS

FROM 550 COCHITUATE RD.:

GET ON I-90 EAST/MASSACHUSETTS TURNPIKE. HEAD NORTHEAST TOWARD LEGGATT MCCALL CONN. TURN LEFT ONTO LEGGATT MCCALL CONN. CONTINUE ONTO BURR STREET. TURN LEFT ONTO COCHITUATE ROAD. USE THE RIGHT LANE TO TAKE THE RAMP TO I-90 EAST/MASSPIKE WEST/SPRINGFIELD/BOSTON. KEEP RIGHT AT THE FORK, FOLLOW SIGNS FOR I-90 EAST/I-95/MASSACHUSETTS TURNPIKE/BOSTON AND MERGE ONTO I-90 EAST/MASSACHUSETTS TURNPIKE. FOLLOW I-90 EAST/MASSACHUSETTS TURNPIKE TO BOSTON. TAKE EXIT 18 FROM I-90 EAST/MASSACHUSETTS TURNPIKE. MERGE ONTO I-90 EAST/MASSACHUSETTS TURNPIKE (SIGNS FOR 90 EAST/I-95/BOSTON). USE THE LEFT LANE TO TAKE EXIT 18 TOWARD CAMBRIDGE. TAKE MEMORIAL STREET AND RAYMOND STREET TO YOUR DESTINATION IN CAMBRIDGE. MERGE ONTO CAMBRIDGE STREET. TURN LEFT ONTO MEMORIAL DRIVE. TURN RIGHT ONTO HAWTHORN STREET. TURN RIGHT ONTO MT AUBURN STREET. TURN LEFT ONTO ASH STREET. CONTINUE ONTO MASON STREET. TURN LEFT ONTO GARDEN STREET. TURN RIGHT ONTO LINNAEAN STREET. TURN LEFT ONTO RAYMOND STREET. TURN LEFT ONTO WALDEN SQUARE ROAD. TURN LEFT.

LOCATION MAP





at&t

PROJECT

LTE 5G NR/RETROFIT

SITE NAME

CAMBRIDGE SHERMAN STREET

CELL SITE ID

MAL02852

FA SITE NUMBER

11585657

PACE ID


MRCTB045699/MRCTB045692/MRCTB045945

SITE ADDRESS


102 SHERMAN STREET
CAMBRIDGE, MA 02140

STRUCTURE TYPE

ROOFTOP



PROJECT MANAGER



1033 Watervliet Shaker Rd
Albany, NY 12205
Office # (518) 690-0790
Fax # (518) 690-0793

ENGINEER

SCOPE OF WORK (PER LTE RFDS, DATED 11/19/2020, V7.00):

- HANDICAP ACCESS REQUIREMENTS ARE NOT REQUIRED.
- FACILITY IS UNMANNED AND NOT FOR HUMAN HABITATION.
- FACILITY HAS NO PLUMBING OR REFRIGERANTS.
- THIS FACILITY SHALL MEET OR EXCEED ALL FAA AND FCC REGULATORY REQUIREMENTS.
- ALL NEW MATERIAL SHALL BE FURNISHED AND INSTALLED BY CONTRACTOR UNLESS NOTED OTHERWISE. EQUIPMENT, ANTENNAS/RRU AND CABLES FURNISHED BY OWNER AND INSTALLED BY CONTRACTOR.

TOWER

- REMOVE (3) PANEL ANTENNAS
- INSTALL (3) PANEL ANTENNAS
- REMOVE (6) RRUS-11
- REMOVE (6) RRUS-12
- INSTALL (3) 4449 B5/B12
- INSTALL (3) RRUS-32 B2
- ADD STANDOFF ANTENNA MOUNTS IN EACH SECTOR

GROUND

- ADD (1) 6630 FOR 5G

PROJECT SUMMARY


SITE NAME:	CAMBRIDGE SHERMAN STREET		
CELL SITE ID:	MAL02852		
FA SITE #:	11585657		
SITE ADDRESS:	102 SHERMAN STREET CAMBRIDGE, MA 02140		
COUNTY:	MIDDLESEX		
SITE COORDINATES:			
LATITUDE:	42.3890300° N	(NAD 83)	
LONGITUDE:	71.1293920° W	(NAD 83)	
ELEVATION:	±105'	(AMSL)	
RAD CENTER	±93'/±96'	(AGL)	
LANDLORD:	WSQ LIMITED PARTNERSHIP C/O WINNCOMPANIES SIX FANEUIL HALL MARKETPLACE BOSTON, MA 02109		
APPLICANT:	AT&T MOBILITY 550 COCHITUATE RD. FRAMINGHAM, MA 01701		
CLIENT REPRESENTATIVE:	SMARTLINK, LLC 85 RANGEWAY RD., BUILDING 3, SUITE 102 NORTH BILLERICA, MA 01862		
CONTACT:	SHARON KEEFE (978) 930-3918		
ENGINEER:	INFINIGY 1033 WATERVLIET SHAKER ROAD ALBANY, NY 12205		
CONTACT:	ALEX WELLER (518) 690-0790		
BUILDING CODE:	MA BUILDING CODE UNIFORM BUILDING CODE BUILDING OFFICIALS & CODE ADMINISTRATORS UNIFORM MECHANICAL CODE UNIFORM PLUMBING CODE LOCAL BUILDING CODE CITY/COUNTY ORDINANCES		
ELECTRICAL CODE:	NATIONAL ELECTRICAL CODE (LATEST EDITION)		




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www.digsafe.com


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INFINIGY ENGINEERING, PLLC
1033 Watervliet Shaker Rd
Albany, NY 12205
Office # (518) 690-0790
Fax # (518) 690-0793



at&t



1/14/21

UNAUTHORIZED ALTERATION OR ADDITION TO THIS DOCUMENT IS A VIOLATION OF APPLICABLE STATE AND/OR LOCAL LAWS

4	REVISED FOR PERMIT	BMM	01/14/21
3	REVISED FOR PERMIT	BMM	01/08/21
2	ISSUED FOR PERMIT	BMM	08/10/20
1	ISSUED FOR PERMIT	BMM	04/09/20
0	ISSUED FOR REVIEW	BMM	04/06/20


No. Submittal / Revision App'd Date

Drawn: BMM Date: 04/06/20
Designed: ASW Date: 04/06/20
Checked: ASW Date: 04/06/20

Project Number:
499-006

Project Title:
CAMBRIDGE
SHERMAN STREET
MAL02852
FA# 11585657
102 SHERMAN STREET
CAMBRIDGE, MA 02140

Prepared For:



Drawing Scale:
AS NOTED


























































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GENERAL NOTES																																														
<p>PART 1 – GENERAL REQUIREMENTS</p> <p>1.1 THE WORK SHALL COMPLY WITH APPLICABLE NATIONAL CODES AND STANDARDS, LATEST EDITION, AND PORTIONS THEREOF, INCLUDED BUT NOT LIMITED TO THE FOLLOWING:</p> <p>A. GR-63-CORE NEBS REQUIREMENTS: PHYSICAL PROTECTION</p> <p>B. GR-78-CORE GENERIC REQUIREMENTS FOR THE PHYSICAL DESIGN AND MANUFACTURE OF TELECOMMUNICATIONS EQUIPMENT.</p> <p>C. NATIONAL FIRE PROTECTION ASSOCIATION CODES AND STANDARDS (NFPA) INCLUDING NFPA 70 (NATIONAL ELECTRICAL CODE – "NEC").</p> <p>D. AND NFPA 101 (LIFE SAFETY CODE).</p> <p>E. AMERICAN SOCIETY FOR TESTING OF MATERIALS (ASTM).</p> <p>F. INSTITUTE OF ELECTRONIC AND ELECTRICAL ENGINEERS (IEEE).</p> <p>1.2 DEFINITIONS:</p> <p>A: WORK: THE SUM OF TASKS AND RESPONSIBILITIES IDENTIFIED IN THE CONTRACT DOCUMENTS.</p> <p>B: COMPANY: AT&T CORPORATION</p> <p>C. ENGINEER: SYNONYMOUS WITH ARCHITECT & ENGINEER AND "A&E". THE DESIGN PROFESSIONAL HAVING PROFESSIONAL RESPONSIBILITY FOR DESIGN OF THE PROJECT.</p> <p>D: CONTRACTOR: CONSTRUCTION CONTRACTOR; CONSTRUCTION VENDOR; INDIVIDUAL OR ENTITY WHO AFTER EXECUTION OF A CONTRACT IS BOUND TO ACCOMPLISH THE WORK.</p> <p>E: THIRD PARTY VENDOR OR AGENCY: A VENDOR OR AGENCY ENGAGED SEPARATELY BY THE COMPANY, A&E, OR CONTRACTOR TO PROVIDE MATERIALS OR TO ACCOMPLISH SPECIFIC TASKS RELATED TO BUT NOT INCLUDED IN THE WORK.</p> <p>1.3 POINT OF CONTACT: COMMUNICATION BETWEEN THE COMPANY AND THE CONTRACTOR SHALL FLOW THROUGH THE SINGLE COMPANY SITE DEVELOPMENT SPECIALIST OR OTHER PROJECT COORDINATOR APPOINTED TO MANAGE THE PROJECT FOR THE COMPANY.</p> <p>1.4 ON-SITE SUPERVISION: THE CONTRACTOR SHALL SUPERVISE AND DIRECT THE WORK AND SHALL BE RESPONSIBLE FOR CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES, AND PROCEDURES IN ACCORDANCE WITH THE CONTRACT DOCUMENTS. THE CONTRACTOR SHALL EMPLOY A COMPETENT SUPERINTENDENT WHO SHALL BE IN ATTENDANCE AT THE SITE AT ALL TIMES DURING PERFORMANCE OF THE WORK.</p> <p>1.5 DRAWINGS, SPECIFICATIONS AND DETAILS REQUIRED AT JOBSITE: THE CONSTRUCTION CONTRACTOR SHALL MAINTAIN A FULL SET OF THE CONSTRUCTION DRAWINGS, STANDARD CONSTRUCTION DETAILS FOR WIRELESS SITES, AND THE STANDARD CONSTRUCTION SPECIFICATIONS FOR WIRELESS SITES AT THE JOBSITE FROM MOBILIZATION THROUGH CONSTRUCTION COMPLETION.</p> <p>A. THE JOBSITE DRAWINGS, SPECIFICATIONS AND DETAILS SHALL BE CLEARLY MARKED DAILY IN PENCIL WITH ANY CHANGES IN CONSTRUCTION OVER WHAT IS DEPICTED IN THE DOCUMENTS. AT CONSTRUCTION COMPLETION, THIS JOBSITE MARKUP SET SHALL BE DELIVERED TO THE COMPANY OR COMPANY'S DESIGNATED REPRESENTATIVE TO BE FORWARDED TO THE COMPANY'S A&E VENDOR FOR PRODUCTION OF "AS-BUILT" DRAWINGS.</p> <p>1.6 USE OF JOB SITE: THE CONTRACTOR SHALL CONFINE ALL CONSTRUCTION AND RELATED OPERATIONS INCLUDING STAGING AND STORAGE OF MATERIALS AND EQUIPMENT, PARKING, TEMPORARY FACILITIES, AND WASTE STORAGE TO THE LEASE PARCEL UNLESS OTHERWISE PERMITTED BY THE CONTRACT DOCUMENTS.</p> <p>1.7 NOTICE TO PROCEED:</p> <p>A. NO WORK SHALL COMMENCE PRIOR TO COMPANY'S WRITTEN NOTICE TO PROCEED.</p> <p>B. UPON RECEIVING NOTICE TO PROCEED, CONTRACTOR SHALL FULLY PERFORM ALL WORK NECESSARY TO PROVIDE AT&T WITH AN OPERATIONAL WIRELESS FACILITY.</p> <p>PART 2 – EXECUTION</p> <p>2.1 TEMPORARY UTILITIES AND FACILITIES: THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL TEMPORARY UTILITIES AND FACILITIES NECESSARY EXCEPT AS OTHERWISE INDICATED IN THE CONSTRUCTION DOCUMENTS. TEMPORARY UTILITIES AND FACILITIES INCLUDE, POTABLE WATER, HEAT, HVAC, ELECTRICITY, SANITARY FACILITIES, WASTE DISPOSAL FACILITIES, AND TELEPHONE/COMMUNICATION SERVICES. PROVIDE TEMPORARY UTILITIES AND FACILITIES IN ACCORDANCE WITH OSHA AND THE AUTHORITY HAVING JURISDICTION. CONTRACTOR MAY UTILIZE THE COMPANY ELECTRICAL SERVICE IN THE COMPLETION OF THE WORK WHEN IT BECOMES AVAILABLE. USE OF THE LESSORS OR SITE OWNER'S UTILITIES OR FACILITIES IS EXPRESSLY FORBIDDEN EXCEPT AS OTHERWISE ALLOWED IN THE CONTRACT DOCUMENTS.</p> <p>2.2 ACCESS TO WORK: THE CONTRACTOR SHALL PROVIDE ACCESS TO THE JOB SITE FOR AUTHORIZED COMPANY PERSONNEL AND AUTHORIZED REPRESENTATIVES OF THE ARCHITECT/ENGINEER DURING ALL PHASES OF THE WORK.</p> <p>2.3 TESTING: REQUIREMENTS FOR TESTING BY THIS CONTRACTOR SHALL BE AS INDICATED HERewith, ON THE CONSTRUCTION DRAWINGS, AND IN THE INDIVIDUAL SECTIONS OF THESE SPECIFICATIONS. SHOULD COMPANY CHOOSE TO ENGAGE ANY THIRD-PARTY TO CONDUCT ADDITIONAL TESTING, THE CONTRACTOR SHALL COOPERATE WITH AND PROVIDE A WORK AREA FOR COMPANY'S TEST AGENCY.</p>		<p>2.4 COMPANY FURNISHED MATERIAL AND EQUIPMENT: ALL HANDLING, STORAGE AND INSTALLATION OF COMPANY FURNISHED MATERIAL AND EQUIPMENT SHALL BE IN ACCORDANCE WITH THE REQUIREMENTS OF THE CONTRACT DOCUMENTS AND WITH THE MANUFACTURER'S INSTRUCTIONS AND RECOMMENDATIONS.</p> <p>A. CONTRACTOR SHALL PROCURE ALL OTHER REQUIRED WORK RELATED MATERIALS NOT PROVIDED BY AT&T TO SUCCESSFULLY CONSTRUCT A WIRELESS FACILITY.</p> <p>2.5 DIMENSIONS: VERIFY DIMENSIONS INDICATED ON DRAWINGS WITH FIELD DIMENSIONS BEFORE FABRICATION OR ORDERING OF MATERIALS. DO NOT SCALE DRAWINGS.</p> <p>2.6 EXISTING CONDITIONS: NOTIFY THE COMPANY REPRESENTATIVE OF EXISTING CONDITIONS DIFFERING FROM THOSE INDICATED ON THE DRAWINGS. DO NOT REMOVE OR ALTER STRUCTURAL COMPONENTS WITHOUT PRIOR WRITTEN APPROVAL FROM THE ARCHITECT AND ENGINEER.</p> <p>PART 3 – RECEIPT OF MATERIAL & EQUIPMENT</p> <p>3.1 RECEIPT OF MATERIAL AND EQUIPMENT: CONTRACTOR IS RESPONSIBLE FOR AT&T PROVIDED MATERIAL AND EQUIPMENT AND UPON RECEIPT SHALL:</p> <p>A. ACCEPT DELIVERIES AS SHIPPED AND TAKE RECEIPT.</p> <p>B. VERIFY COMPLETENESS AND CONDITION OF ALL DELIVERIES.</p> <p>C. TAKE RESPONSIBILITY FOR EQUIPMENT AND PROVIDE INSURANCE PROTECTION AS REQUIRED IN AGREEMENT.</p> <p>D. RECORD ANY DEFECTS OR DAMAGES AND WITHIN TWENTY-FOUR HOURS AFTER RECEIPT, REPORT TO AT&T OR ITS DESIGNATED PROJECT REPRESENTATIVE OF SUCH.</p> <p>E. PROVIDE SECURE AND NECESSARY WEATHER PROTECTED WAREHOUSING.</p> <p>F. COORDINATE SAFE AND SECURE TRANSPORTATION OF MATERIAL AND EQUIPMENT, DELIVERING AND OFF-LOADING FROM CONTRACTOR'S WAREHOUSE TO SITE.</p> <p>PART 4 – GENERAL REQUIREMENTS FOR CONSTRUCTION</p> <p>4.1 CONTRACTOR SHALL KEEP THE SITE FREE FROM ACCUMULATING WASTE MATERIAL, DEBRIS, AND TRASH. AT THE COMPLETION OF THE WORK, CONTRACTOR SHALL REMOVE FROM THE SITE ALL REMAINING RUBBISH, IMPLEMENTS, TEMPORARY FACILITIES, AND SURPLUS MATERIALS.</p> <p>4.2 EQUIPMENT ROOMS SHALL AT ALL TIMES BE MAINTAINED "BROOM CLEAN" AND CLEAR OF DEBRIS.</p> <p>4.3 CONTRACTOR SHALL TAKE ALL REASONABLE PRECAUTIONS TO DISCOVER AND LOCATE ANY HAZARDOUS CONDITION.</p> <p>A. IN THE EVENT CONTRACTOR ENCOUNTERS ANY HAZARDOUS CONDITION WHICH HAS NOT BEEN ABATED OR OTHERWISE MITIGATED, CONTRACTOR AND ALL OTHER PERSONS SHALL IMMEDIATELY STOP WORK IN THE AFFECTED AREA AND NOTIFY COMPANY IN WRITING. THE WORK IN THE AFFECTED AREA SHALL NOT BE RESUMED EXCEPT BY WRITTEN NOTIFICATION BY COMPANY.</p> <p>B. CONTRACTOR AGREES TO USE CARE WHILE ON THE SITE AND SHALL NOT TAKE ANY ACTION THAT WILL OR MAY RESULT IN OR CAUSE THE HAZARDOUS CONDITION TO BE FURTHER RELEASED IN THE ENVIRONMENT, OR TO FURTHER EXPOSE INDIVIDUALS TO THE HAZARD.</p> <p>4.4 CONTRACTOR'S ACTIVITIES SHALL BE RESTRICTED TO THE PROJECT LIMITS. SHOULD AREAS OUTSIDE THE PROJECT LIMITS BE AFFECTED BY CONTRACTOR'S ACTIVITIES, CONTRACTOR SHALL IMMEDIATELY RETURN THEM TO ORIGINAL CONDITION.</p> <p>4.5 CONDUCT TESTING AS REQUIRED HEREIN.</p> <p>PART 5 – TESTS AND INSPECTIONS</p> <p>5.1 TESTS AND INSPECTIONS:</p> <p>A. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL CONSTRUCTION TESTS, INSPECTIONS AND PROJECT DOCUMENTATION.</p> <p>B. CONTRACTOR SHALL COORDINATE TEST AND INSPECTION SCHEDULES WITH COMPANY'S REPRESENTATIVE WHO MUST BE ON SITE TO WITNESS SUCH TESTS AND INSPECTIONS.</p> <p>C. WHEN THE USE OF A THIRD PARTY INDEPENDENT TESTING AGENCY IS REQUIRED, THE AGENCY THAT IS SELECTED MUST PERFORM SUCH WORK ON A REGULAR BASIS IN THE STATE WHERE THE PROJECT IS LOCATED AND HAVE A THOROUGH UNDERSTANDING OF LOCAL AVAILABLE MATERIALS, INCLUDING THE SOIL, ROCK, AND GROUNDWATER CONDITIONS.</p> <p>D. THE THIRD PARTY TESTING AGENCY IS TO BE FAMILIAR WITH THE APPLICABLE REQUIREMENTS FOR THE TESTS TO BE DONE, EQUIPMENT TO BE USED, AND ASSOCIATED HEALTH AND SAFETY ISSUES.</p> <p>E. SITE RESISTANCE TO EARTH TESTING PER EXHIBIT: CELL SITE GROUNDING SYSTEM DESIGN.</p>	<p>F. ANTENNA AND COAX SWEEP TESTS PER EXHIBIT: ANTENNA TRANSMISSION LINE ACCEPTANCE STANDARDS.</p> <p>G. ALL OTHER TESTS REQUIRED BY COMPANY OR JURISDICTION.</p> <p>PART 6 – TRENCHING AND BACKFILLING</p> <p>6.1 TRENCHING AND BACKFILLING: THE CONTRACTOR SHALL PERFORM ALL EXCAVATION OF EVERY DESCRIPTION AND OF WHATEVER SUBSTANCES ENCOUNTERED, TO THE DEPTHS INDICATED ON THE CONSTRUCTION DRAWINGS OR AS OTHERWISE SPECIFIED.</p> <p>A. PROTECTION OF EXISTING UTILITIES: THE CONTRACTOR SHALL CHECK WITH THE LOCAL UTILITIES AND THE RESPECTIVE UTILITY LOCATOR COMPANIES PRIOR TO STARTING EXCAVATION OPERATIONS IN EACH RESPECTIVE AREA TO ASCERTAIN THE LOCATIONS OF KNOWN UTILITY LINES. THE LOCATIONS, NUMBER AND TYPES OF EXISTING UTILITY LINES DETAILED ON THE CONSTRUCTION DRAWINGS ARE APPROXIMATE AND DO NOT REPRESENT EXACT INFORMATION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR REPAIRING ALL LINES DAMAGED DURING EXCAVATION AND ALL ASSOCIATED OPERATIONS. ALL UTILITY LINES UNCOVERED DURING THE EXCAVATION OPERATIONS, SHALL BE PROTECTED FROM DAMAGE DURING EXCAVATION AND ASSOCIATED OPERATIONS. ALL REPAIRS SHALL BE APPROVED BY THE UTILITY COMPANY.</p> <p>B. HAND DIGGING: UNLESS APPROVED IN WRITING OTHERWISE, ALL DIGGING WITHIN AN EXISTING CELL SITE COMPOUND IS TO BE DONE BY HAND.</p> <p>C. DURING EXCAVATION, MATERIAL SUITABLE FOR BACKFILLING SHALL BE STOCKPILED IN AN ORDERLY MANNER A SUFFICIENT DISTANCE FROM THE BANKS OF THE TRENCH TO AVOID OVERLOADING AND TO PREVENT SLIDES OR CAVE-INS. ALL EXCAVATED MATERIALS NOT REQUIRED OR SUITABLE FOR BACKFILL SHALL BE REMOVED AND DISPOSED OF AT THE CONTRACTOR'S EXPENSE.</p> <p>D. GRADING SHALL BE DONE AS MAY BE NECESSARY TO PREVENT SURFACE WATER FROM FLOWING INTO TRENCHES OR OTHER EXCAVATIONS, AND ANY WATER ACCUMULATING THEREIN SHALL BE REMOVED BY PUMPING OR BY OTHER APPROVED METHOD.</p> <p>E. SHEETING AND SHORING SHALL BE DONE AS NECESSARY FOR THE PROTECTION OF THE WORK AND FOR THE SAFETY OF PERSONNEL. UNLESS OTHERWISE INDICATED, EXCAVATION SHALL BE BY OPEN CUT, EXCEPT THAT SHORT SECTIONS OF A TRENCH MAY BE TUNNELED IF, THE CONDUIT CAN BE SAFELY AND PROPERLY INSTALLED AND BACKFILL CAN BE PROPERLY TAMPED IN SUCH TUNNEL SECTIONS. EARTH EXCAVATION SHALL COMPRISE ALL MATERIALS AND SHALL INCLUDE CLAY, SILT, SAND, MUCK, GRAVEL, HARDPAN, LOOSE SHALE, AND LOOSE STONE.</p> <p>F. TRENCHES SHALL BE OF NECESSARY WIDTH FOR THE PROPER LAYING OF THE CONDUIT OR CABLE, AND THE BANKS SHALL BE AS NEARLY VERTICAL AS PRACTICABLE. THE BOTTOM OF THE TRENCHES SHALL BE ACCURATELY GRADED TO PROVIDE UNIFORM BEARING AND SUPPORT FOR EACH SECTION OF THE CONDUIT OR CABLE ON UNDISTURBED SOIL AT EVERY POINT ALONG ITS ENTIRE LENGTH. EXCEPT WHERE ROCK IS ENCOUNTERED, CARE SHALL BE TAKEN NOT TO EXCAVATE BELOW THE DEPTHS INDICATED. WHERE ROCK EXCAVATIONS ARE NECESSARY, THE ROCK SHALL BE EXCAVATED TO A MINIMUM OVER DEPTH OF 6 INCHES BELOW THE TRENCH DEPTHS INDICATED ON THE CONSTRUCTION DRAWINGS OR SPECIFIED. OVER DEPTHS IN THE ROCK EXCAVATION AND UNAUTHORIZED OVER DEPTHS SHALL BE THOROUGHLY BACK FILLED AND TAMPED TO THE APPROPRIATE GRADE. WHENEVER WET OR OTHERWISE UNSTABLE SOIL THAT IS INCAPABLE OF PROPERLY SUPPORTING THE CONDUIT OR CABLE IS ENCOUNTERED IN THE BOTTOM OF THE TRENCH, SUCH SOLID SHALL BE REMOVED TO A MINIMUM OVER DEPTH OF 6 INCHES AND THE TRENCH BACKFILLED TO THE PROPER GRADE WITH EARTH OF OTHER SUITABLE MATERIAL, AS HEREINAFTER SPECIFIED.</p> <p>G. BACKFILLING OF TRENCHES. TRENCHES SHALL NOT BE BACKFILLED UNTIL ALL SPECIFIED TESTS HAVE BEEN PERFORMED AND ACCEPTED. WHERE COMPACTED BACKFILL IS NOT INDICATED THE TRENCHES SHALL BE CAREFULLY BACKFILLED WITH SELECT MATERIAL SUCH AS EXCAVATED SOILS THAT ARE FREE OF ROOTS, SOD, RUBBISH OR STONES, DEPOSITED IN 6 INCH LAYERS AND THOROUGHLY AND CAREFULLY RAMMED UNTIL THE CONDUIT OR CABLE HAS A COVER OF NOT LESS THAN 1 FOOT. THE REMAINDER OF THE BACKFILL MATERIAL SHALL BE GRANULAR IN NATURE AND SHALL NOT CONTAIN ROOTS, SOD, RUBBING, OR STONES OF 2-1/2 INCH MAXIMUM DIMENSION. BACKFILL SHALL BE CAREFULLY PLACED IN THE TRENCH AND IN 1 FOOT LAYERS AND EACH LAYER TAMPED. SETTLING THE BACKFILL WITH WATER WILL BE PERMITTED. THE SURFACE SHALL BE GRADED TO A REASONABLE UNIFORMITY AND THE MOUNDING OVER THE TRENCHES LEFT IN A UNIFORM AND NEAT CONDITION.</p>	<table><thead><tr><th>SYMBOL</th><th>DESCRIPTION</th></tr></thead><tbody><tr><td></td><td>CIRCUIT BREAKER</td></tr><tr><td></td><td>NON-FUSIBLE DISCONNECT SWITCH</td></tr><tr><td></td><td>FUSIBLE DISCONNECT SWITCH</td></tr><tr><td></td><td>SURFACE MOUNTED PANEL BOARD</td></tr><tr><td></td><td>TRANSFORMER</td></tr><tr><td></td><td>KILOWATT HOUR METER</td></tr><tr><td></td><td>JUNCTION BOX</td></tr><tr><td></td><td>PULL BOX TO NEC/TELCO STANDARDS</td></tr><tr><td>-----</td><td>UNDERGROUND UTILITIES</td></tr><tr><td></td><td>EXOTHERMIC WELD CONNECTION</td></tr><tr><td></td><td>MECHANICAL CONNECTION</td></tr><tr><td></td><td>GROUND ROD</td></tr><tr><td></td><td>GROUND ROD WITH INSPECTION SLEEVE</td></tr><tr><td></td><td>GROUND BAR</td></tr><tr><td></td><td>120AC DUPLEX RECEPTACLE</td></tr><tr><td></td><td>GROUND CONDUCTOR</td></tr><tr><td></td><td>DC POWER AND FIBER OPTIC TRUNK CABLES</td></tr><tr><td></td><td>DC POWER CABLES</td></tr><tr><td></td><td>REPRESENTS DETAIL NUMBER</td></tr><tr><td></td><td>REF. 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CIGBE	COAX ISOLATED GROUND BAR EXTERNAL																																													
MIGB	MASTER ISOLATED GROUND BAR																																													
SST	SELF SUPPORTING TOWER																																													
GPS	GLOBAL POSITIONING SYSTEM																																													
TYP.	TYPICAL																																													
DWG	DRAWING																																													
BCW	BARE COPPER WIRE																																													
BFG	BELOW FINISH GRADE																																													
PVC	POLYVINYL CHLORIDE																																													
CAB	CABINET																																													
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SS	STAINLESS STEEL																																													
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CD


Drawing Title: **GENERAL NOTES**

Drawing Number: **C1**



INFINIGY ENGINEERING, PLLC
1033 Watervliet Shaker Rd
Albany, NY 12206
Office # (518) 690-0790
Fax # (518) 690-0793





1/14/21

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0	ISSUED FOR REVIEW	BMM	04/06/20

No. Submittal / Revision App'd Date

Drawn: BMM Date: 04/06/20

Designed: ASW Date: 04/06/20

Checked: ASW Date: 04/06/20


Project Number:
 499-006

Project Title:
CAMBRIDGE
SHERMAN STREET

MAL02852


FA# 11585657

102 SHERMAN STREET
CAMBRIDGE, MA 02140

Prepared For:


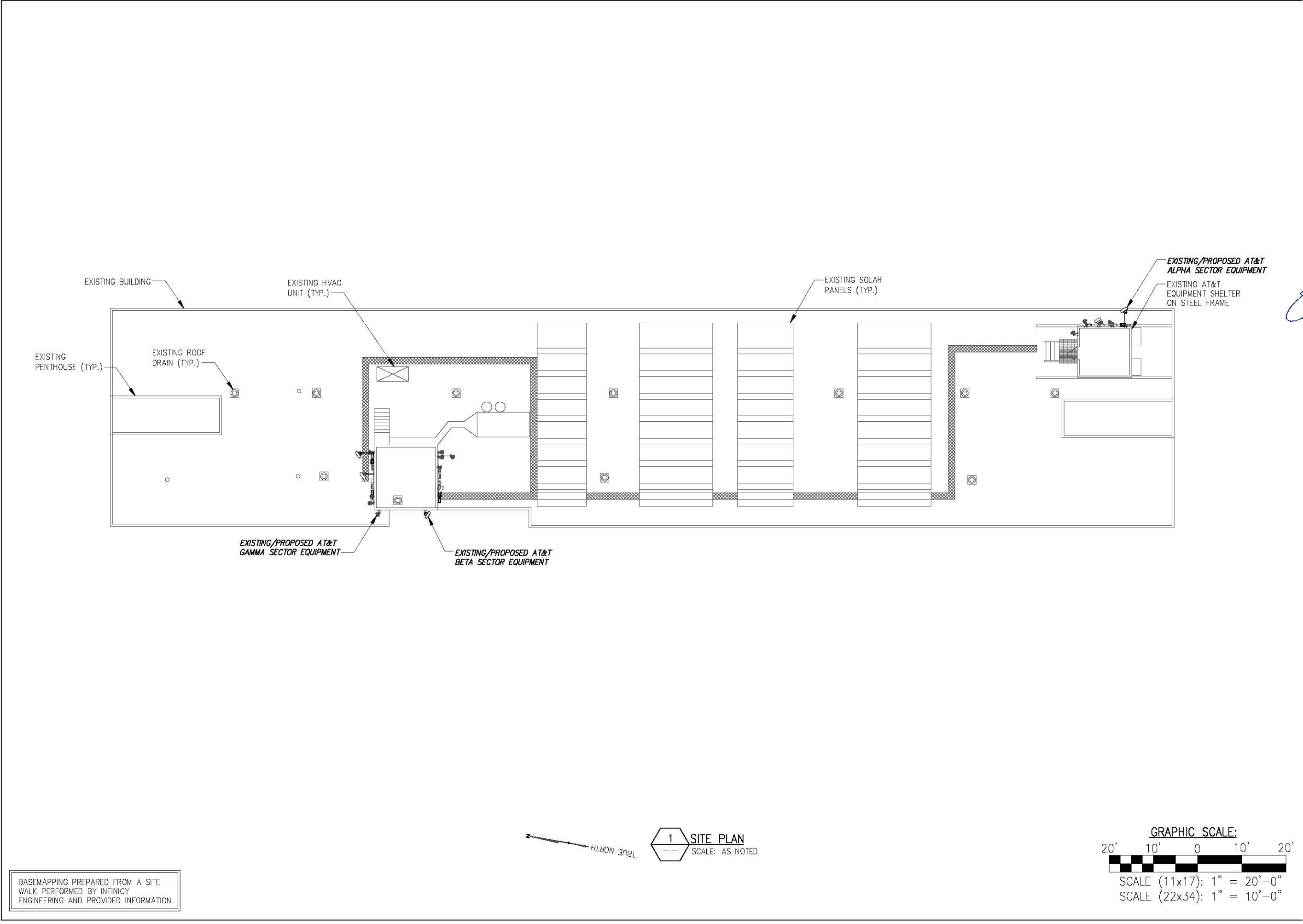
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Date:
 01/14/21




Drawing Title
GENERAL NOTES


Drawing Number
C1





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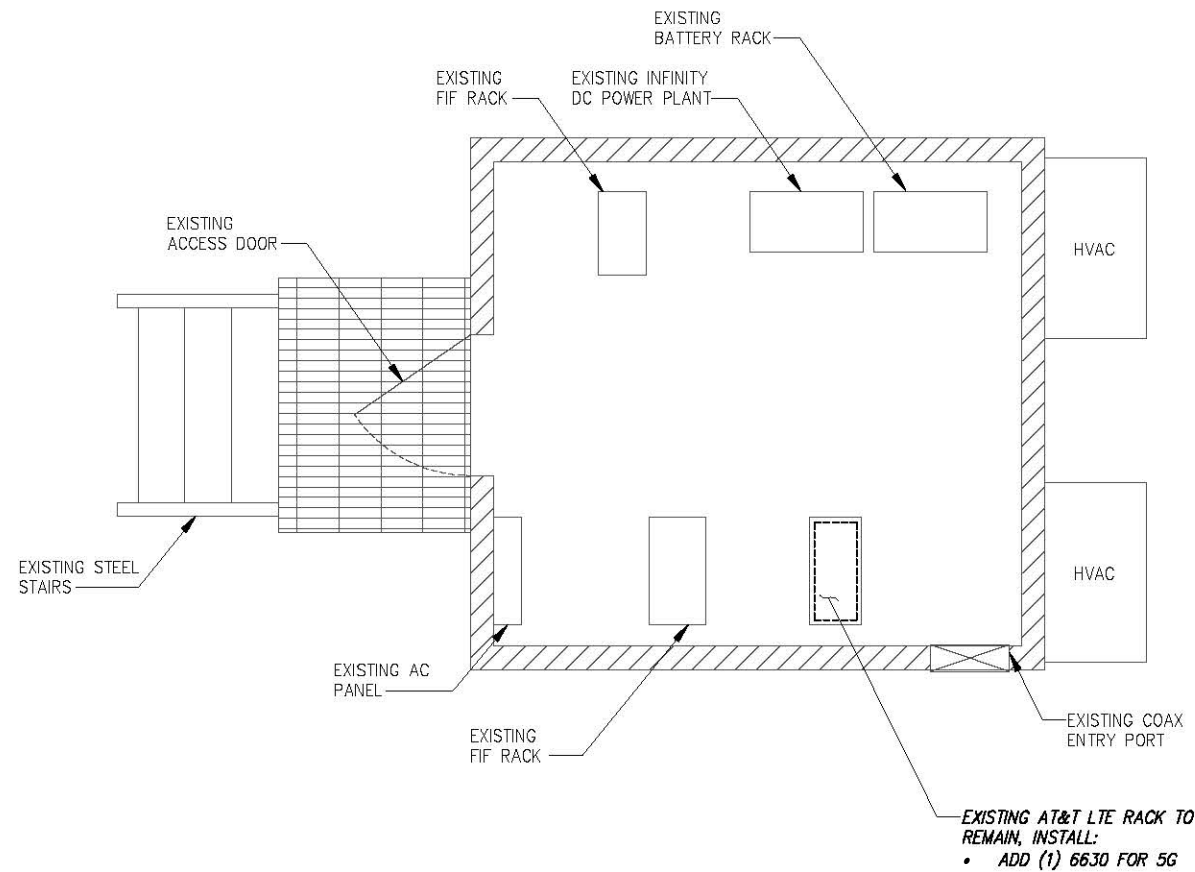
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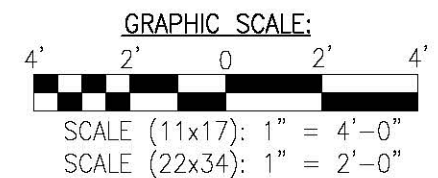
CD

Drawing Title
**OVERALL
SITE PLAN**

Drawing Number
C2



2 ENLARGED EQUIPMENT PLAN
SCALE: AS NOTED



BASEMAPPING PREPARED FROM A SITE WALK PERFORMED BY INFINIGY ENGINEERING AND PROVIDED INFORMATION.

INFINIGY

INFINIGY ENGINEERING, PLLC
1033 Watervliet Shaker Rd
Albany, NY 12205
Office # (518) 690-0790
Fax # (518) 690-0793



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499-006

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SHERMAN STREET
MAL02852
FA# 11585657
102 SHERMAN STREET
CAMBRIDGE, MA 02140



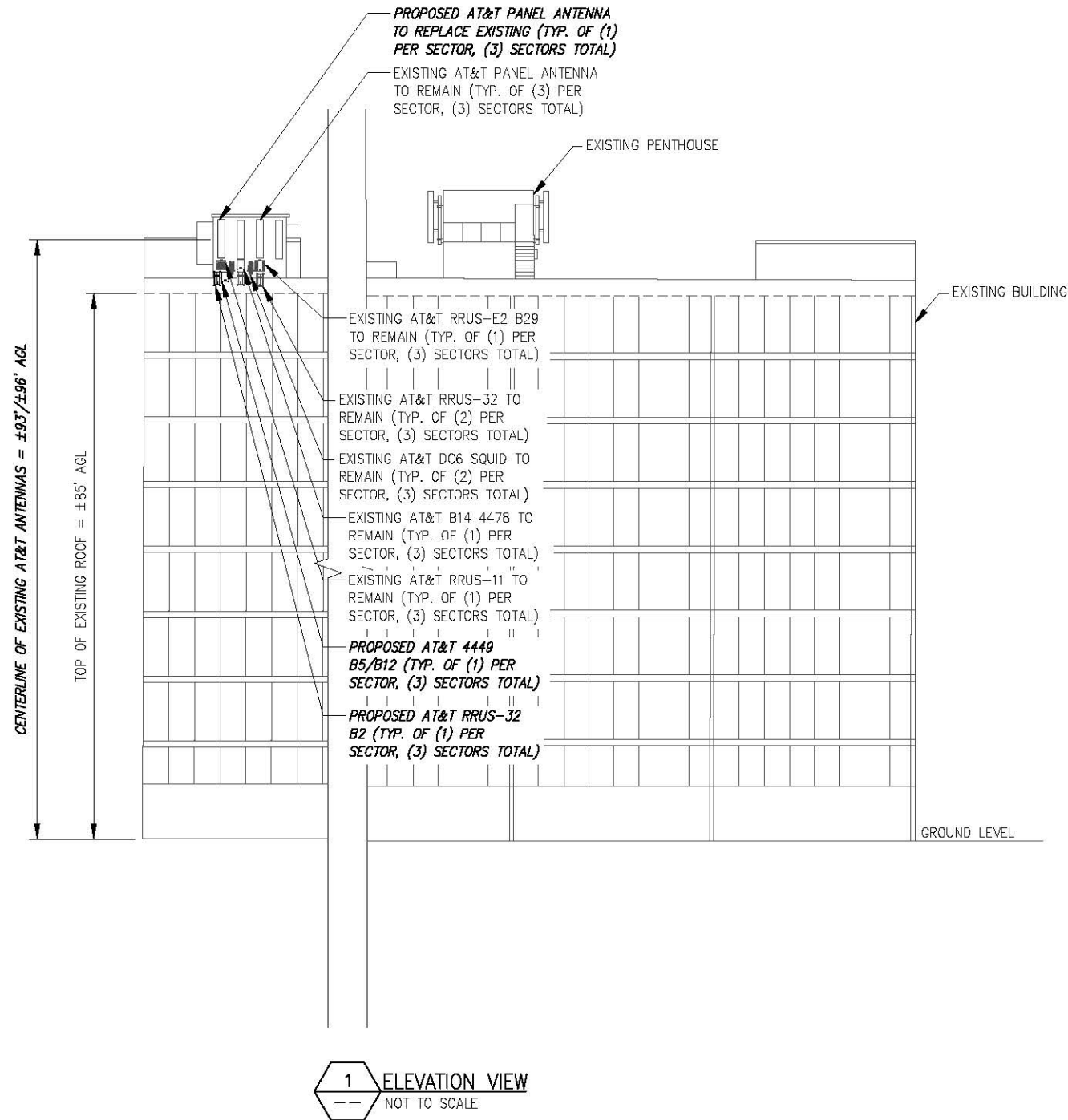
Drawing Scale:
AS NOTED
Date:
01/14/21
CD

Drawing Title
ENLARGED
SITE PLAN

Drawing Number
C2A


- NOTE:
- 3'-0" SEPARATION BETWEEN ALL LTE ANTENNAS
 - 6'-0" SEPARATION BETWEEN 700 BC/700 DE ANTENNAS

- NOTE:
- FOR ADDITIONAL STRUCTURAL INFORMATION PERTAINING TO THE BUILDING, SEE 'AT&T MOBILITY STRUCTURAL PE LETTER-LTE 5G NR RETROFIT' COMPLETED BY INFINIGY, DATED 04/06/20.
 - FOR ADDITIONAL STRUCTURAL INFORMATION PERTAINING TO THE ANTENNA MOUNT, SEE 'MOUNT ANALYSIS REPORT' COMPLETED BY INFINIGY, DATED 01/04/21.





FINAL ANTENNA CONFIGURATION & CABLE SCHEDULE BASED ON LTE RFDS DATED 11/19/2020, V7.00										
SECTOR	ANTENNA POSITION	ANTENNA STATUS & TECHNOLOGY	ANTENNA MANF/MODEL	TMA/DIPLEXER	RRUS	AZIMUTH	ANTENNA CL HEIGHT	CABLE FEEDER		RAYCAP UNIT
								TYPE	LENGTH	
ALPHA	A-1	(E) LTE 700/WCS	CCI HPA-65R-BUU-H8	--	(1) (E) RRUS-E2 B29 (1) RRUS-32 B30	30°	±93'	(1) (E) FIBER CABLE (2) (E) DC CABLES	±50'	(6) (E) DC6 'SQUID'
	A-2	(E) UMTS 850	CCI HPA-65R-BUU-H8	--	(1) (E) RRUS-11 B12	30°	±93'	SEE A-1 FOR CABLE INFORMATION	--	
	A-3	(E) LTE 700/AWS	KATHREIN 800-10966	--	(1) (E) B14 4478 (1) (E) RRUS-32 B66A	30°	±93'	SEE A-1 FOR CABLE INFORMATION (2) (E) DC CABLES	±50'	
	A-4	(P) LTE 700/850/ 1900/5G 850	CCI DMP65R-BUBDA	--	(1) (P) RRUS-32 B2 (1) (P) 4449 B5/B12	30°	±93'	SEE A-1 FOR CABLE INFORMATION	--	
BETA	B-1	(E) LTE 700/WCS	CCI HPA-65R-BUU-H8	--	(1) (E) RRUS-E2 B29 (1) RRUS-32 B30	190°	±96'	(1) (E) FIBER CABLE (2) (E) DC CABLES	±50'	
	B-2	(E) UMTS 850	CCI HPA-65R-BUU-H8	--	(1) (E) RRUS-11 B12	190°	±96'	SEE B-1 FOR CABLE INFORMATION	--	
	B-3	(E) LTE 700/AWS	KATHREIN 800-10966	--	(1) (E) B14 4478 (1) (E) RRUS-32 B66A	190°	±96'	SEE B-1 FOR CABLE INFORMATION (2) (E) DC CABLES	±50'	
	B-4	(P) LTE 700/850/ 1900/5G 850	CCI DMP65R-BUBDA	--	(1) (P) RRUS-32 B2 (1) (P) 4449 B5/B12	190°	±96'	SEE B-1 FOR CABLE INFORMATION	--	
GAMMA	G-1	(E) LTE 700/WCS	CCI HPA-65R-BUU-H8	--	(1) (E) RRUS-E2 B29 (1) RRUS-32 B30	300°	±96'	(1) (E) FIBER CABLE (2) (E) DC CABLES	±50'	
	G-2	(E) UMTS 850	CCI HPA-65R-BUU-H8	--	(1) (E) RRUS-11 B12	300°	±96'	SEE G-1 FOR CABLE INFORMATION	±50'	
	G-3	(E) LTE 700/AWS	KATHREIN 800-10966	--	(1) (E) B14 4478 (1) (E) RRUS-32 B66A	300°	±96'	SEE G-1 FOR CABLE INFORMATION (2) (E) DC CABLES	--	
	G-4	(P) LTE 700/850/ 1900/5G 850	CCI DMP65R-BUBDA	--	(1) (P) RRUS-32 B2 (1) (P) 4449 B5/B12	300°	±96'	SEE G-1 FOR CABLE INFORMATION	--	

2 AT&T ANTENNA SCHEDULE
NOT TO SCALE



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Project Number: 499-006

Project Title:
CAMBRIDGE
SHERMAN STREET
MAL02852
FA# 11585657
102 SHERMAN STREET
CAMBRIDGE, MA 02140

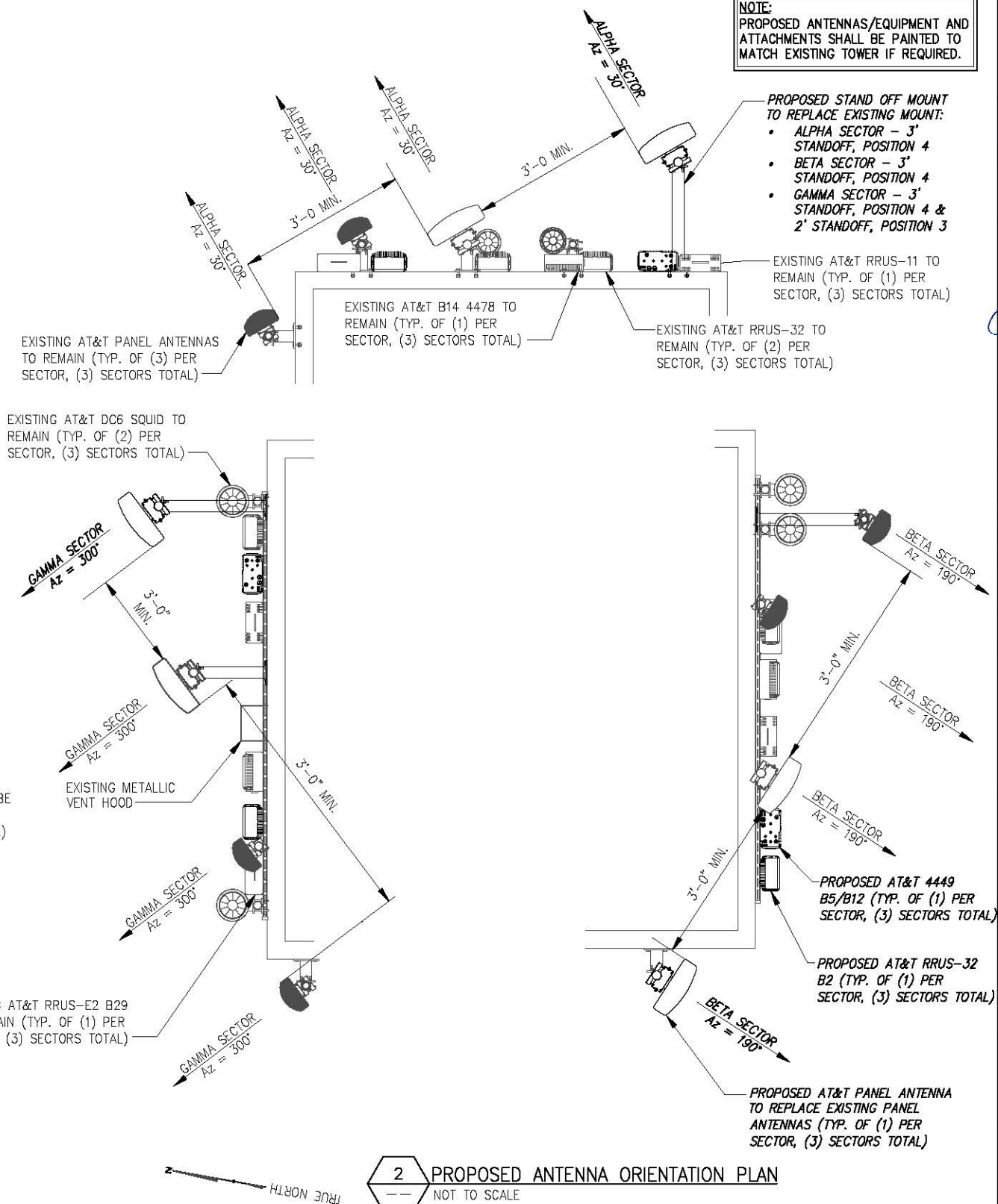
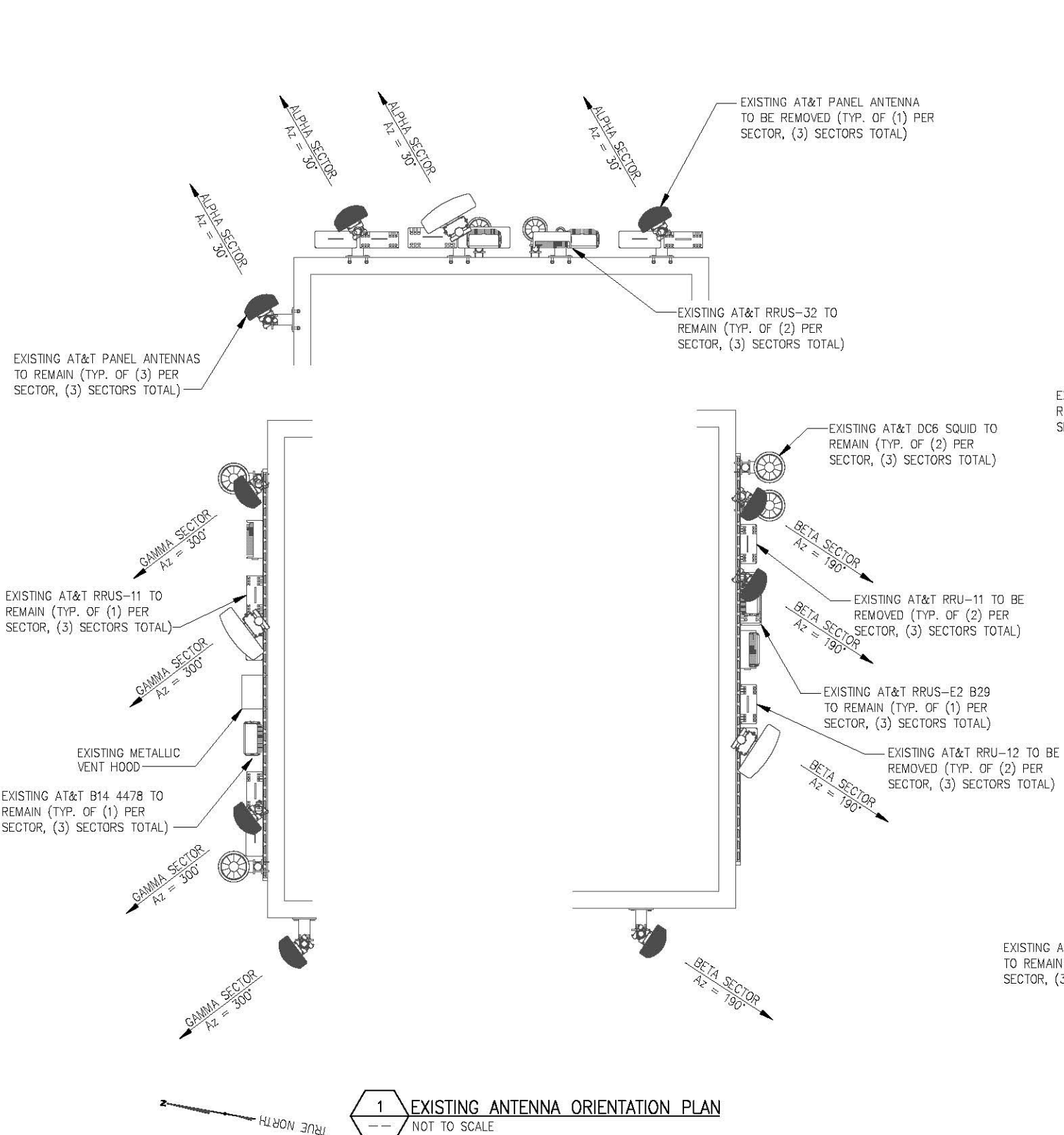
Prepared For:


Drawing Scale:
AS NOTED
Date:
01/14/21

Drawing Title
ELEVATION VIEW

Drawing Number
C3

- NOTE:
- 3'-0" SEPARATION BETWEEN ALL LTE ANTENNAS
 - 6'-0" SEPARATION BETWEEN 700 BC/700 DE ANTENNAS



- NOTE:
- FOR ADDITIONAL STRUCTURAL INFORMATION PERTAINING TO THE BUILDING, SEE 'AT&T MOBILITY STRUCTURAL PE LETTER-LTE 5G NR RETROFIT' COMPLETED BY INFINIGY, DATED 04/06/20.
 - FOR ADDITIONAL STRUCTURAL INFORMATION PERTAINING TO THE ANTENNA MOUNT, SEE 'MOUNT ANALYSIS REPORT' COMPLETED BY INFINIGY, DATED 01/04/21.

NOTE:
PROPOSED ANTENNAS/EQUIPMENT AND ATTACHMENTS SHALL BE PAINTED TO MATCH EXISTING TOWER IF REQUIRED.

- PROPOSED STAND OFF MOUNT TO REPLACE EXISTING MOUNT:
- ALPHA SECTOR - 3' STANDOFF, POSITION 4
 - BETA SECTOR - 3' STANDOFF, POSITION 4
 - GAMMA SECTOR - 3' STANDOFF, POSITION 4 & 2' STANDOFF, POSITION 3



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CAMBRIDGE
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FA# 11585657
102 SHERMAN STREET
CAMBRIDGE, MA 02140

Prepared For:



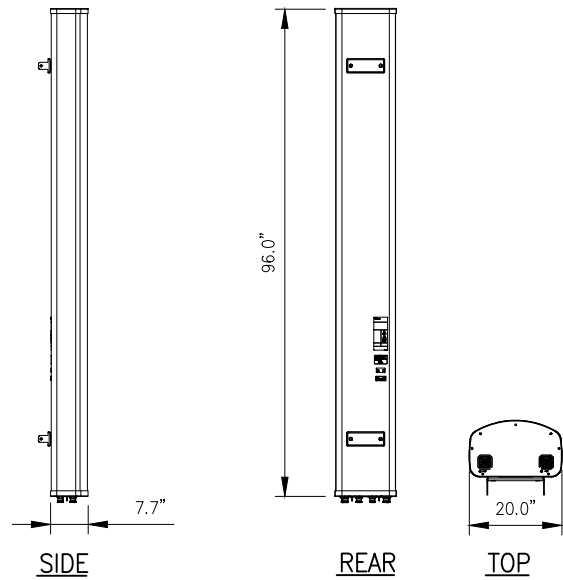
Drawing Scale:
AS NOTED
Date:
01/14/21

CD

Drawing Title
**ANTENNA
ORIENTATION
PLAN**

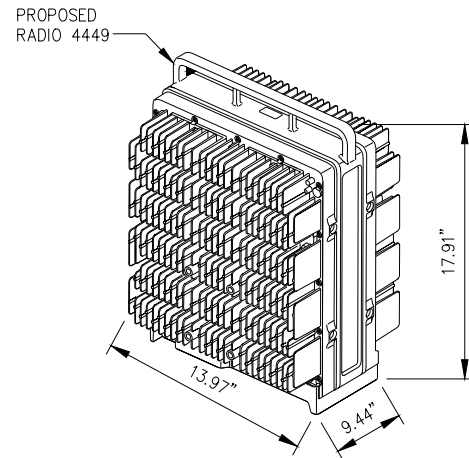
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C4



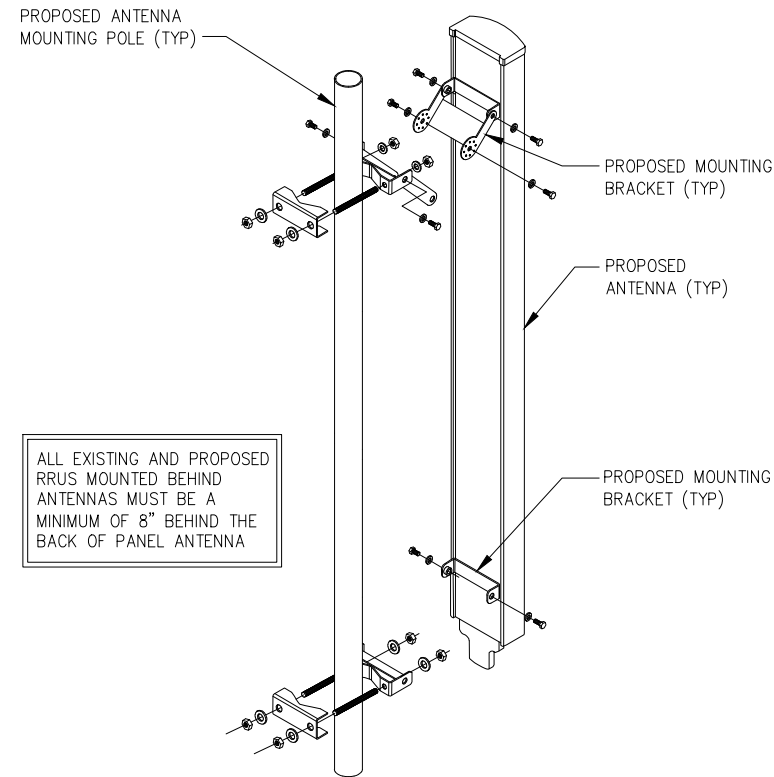
CCI MODEL NO.:	DMP65R-BU8DA
RADOME MATERIAL:	FIBERGLASS
RADOME COLOR:	LIGHT GRAY
DIMENSIONS, HxWxD:	(96.0"x20.0"x7.7")
WEIGHT, W/ PRE-MOUNTED BRACKETS:	95.7 LBS
CONNECTOR:	7-16 DIN FEMALE

1 ANTENNA DETAIL
NOT TO SCALE

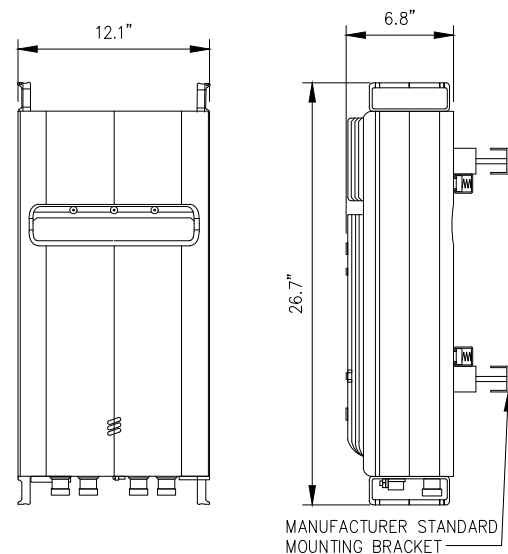


RADIO 4449 SPECIFICATIONS
• HxWxD, (INCHES) : 17.91"x13.97"x9.44"
• WEIGHT (LBS) : 70.54
• COLOR : GRAY

2 ERICSSON RADIO 4449 DETAIL
NOT TO SCALE

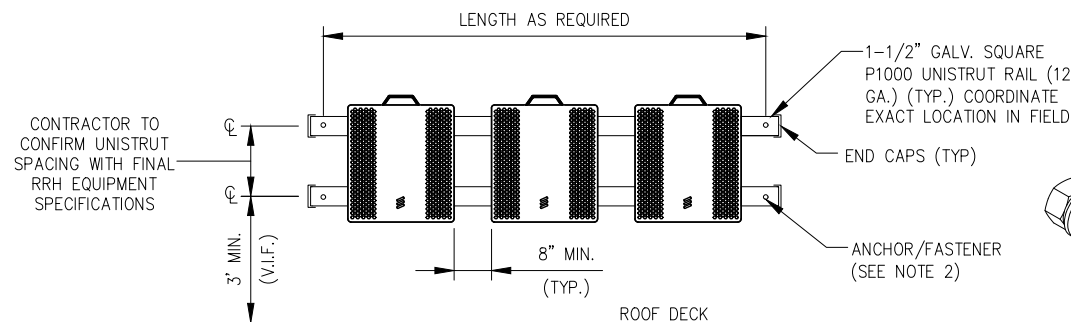


3 MOUNTING DETAIL
NOT TO SCALE



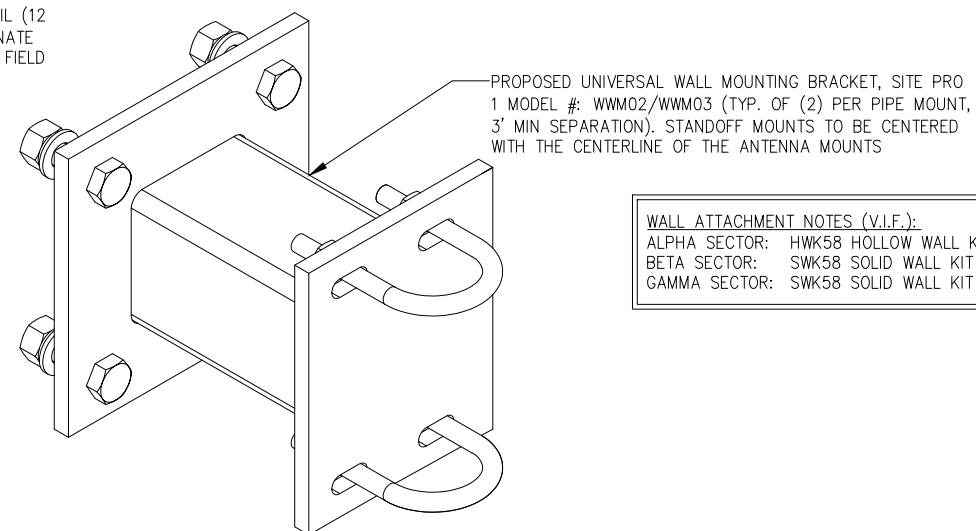
RRUS-32 SPECIFICATIONS
• HxWxD, (INCHES) : 26.7"x12.1"x6.8"
• WEIGHT (LBS) : 50.8
• COLOR : GRAY

4 ERICSSON RRUS-32 DETAIL
NOT TO SCALE



NOTES:
1. A SUPPORT FOR A SINGLE RRH SHALL HAVE A MINIMUM OF TWO ANCHORS/FASTENERS FOR EACH UNISTRUT CHANNEL.
2. INSTALL ANCHORS/FASTENERS A MAXIMUM OF 2'-0" ON CENTERS. <ul style="list-style-type: none">• WOOD STUDS - 5/8"Ø LAG BOLT W/ 3.5" EMBEDMENT IN WOOD• CONCRETE - 1/2"Ø HILTI KWIK BOLT III W/ 3-5/8" EMBEDMENT OR EQUIVALENT• THROUGH BOLT - 1/2"Ø A36/A307 THREADED ROD W/ NUTS AND WASHERS ANCHORS AND UNISTRUT CHANNEL SHALL HAVE HOT-DIPPED GALVANIZED FINISH.
3. MOUNT RRH TO UNISTRUT WITH 3/8"Ø UNISTRUT BOLTING HARDWARE AND SPRING NUTS. TYPICAL FOUR PER BRACKET. SUBCONTRACTOR SHALL SUPPLY.

5 TYPICAL RRU MOUNTING DETAIL
NOT TO SCALE



6 WALL MOUNT DETAIL
NOT TO SCALE

INFINIGY

INFINIGY ENGINEERING, PLLC
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Albany, NY 12205
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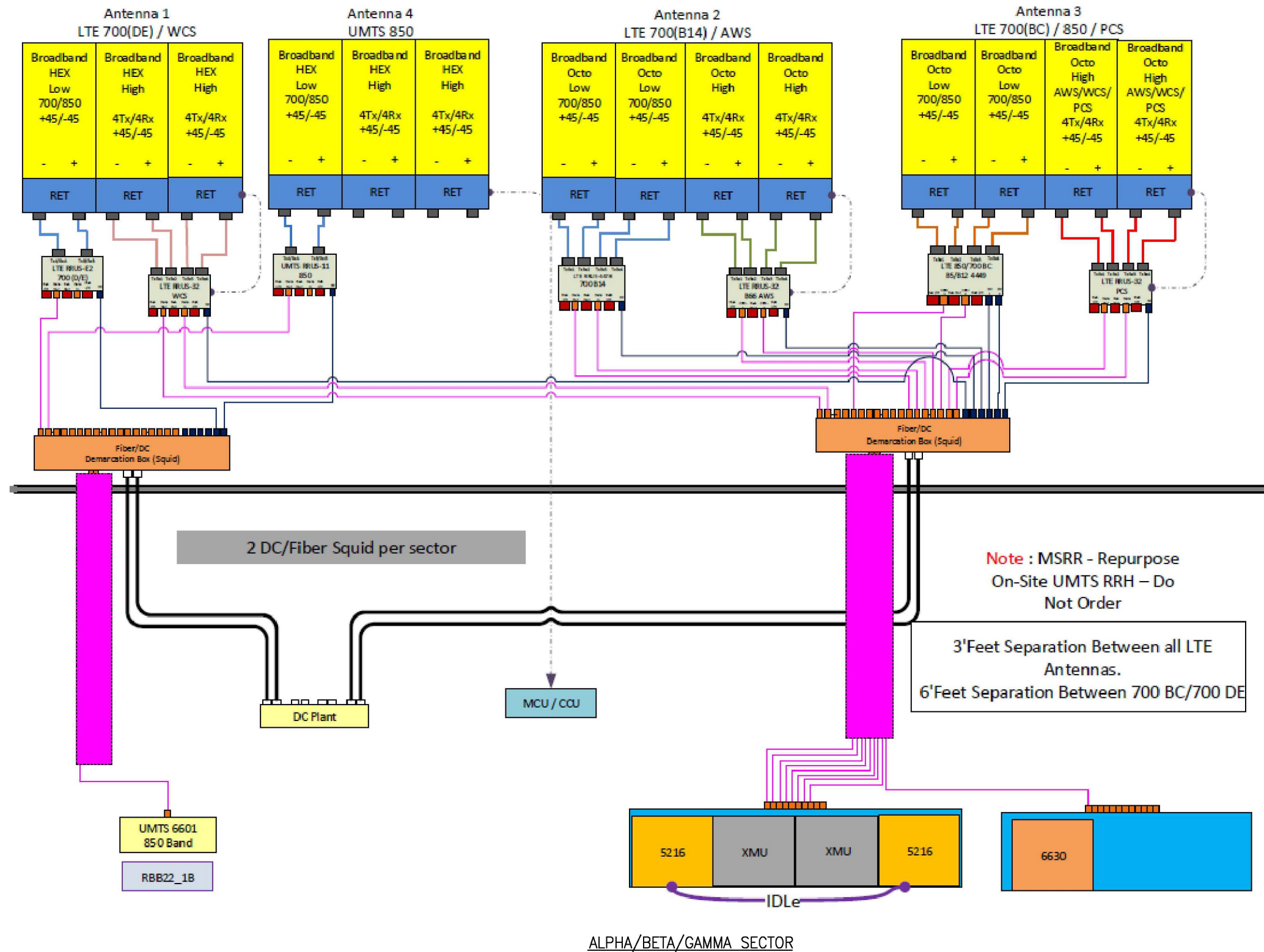
Project Title:
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SHERMAN STREET
MAL02852
FA# 11585657
102 SHERMAN STREET
CAMBRIDGE, MA 02140



Drawing Scale:	AS NOTED
Date:	01/14/21

Drawing Title
**EQUIPMENT
DETAILS**

Drawing Number
C5



1 PLUMBING DIAGRAM (FINAL CONFIGURATION)
NOT TO SCALE

*BASED ON LTE RFDS,
DATED 11/19/2020, V7.00

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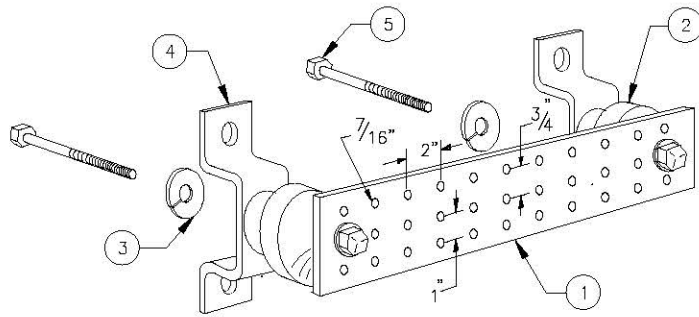
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FA# 11585657
102 SHERMAN STREET
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Drawing Scale:
AS NOTED
Date:
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Drawing Title
**PLUMBING
DIAGRAM**

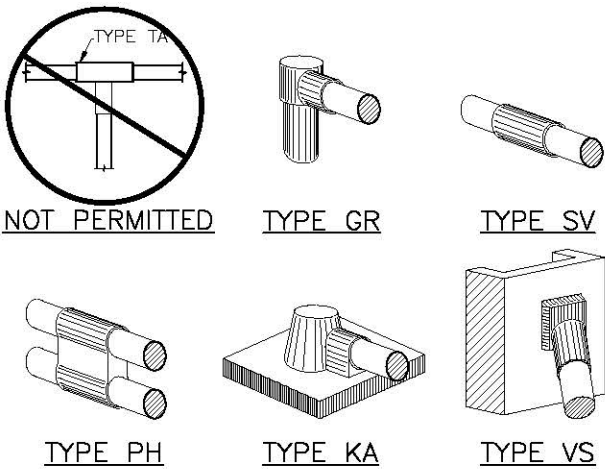
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C6



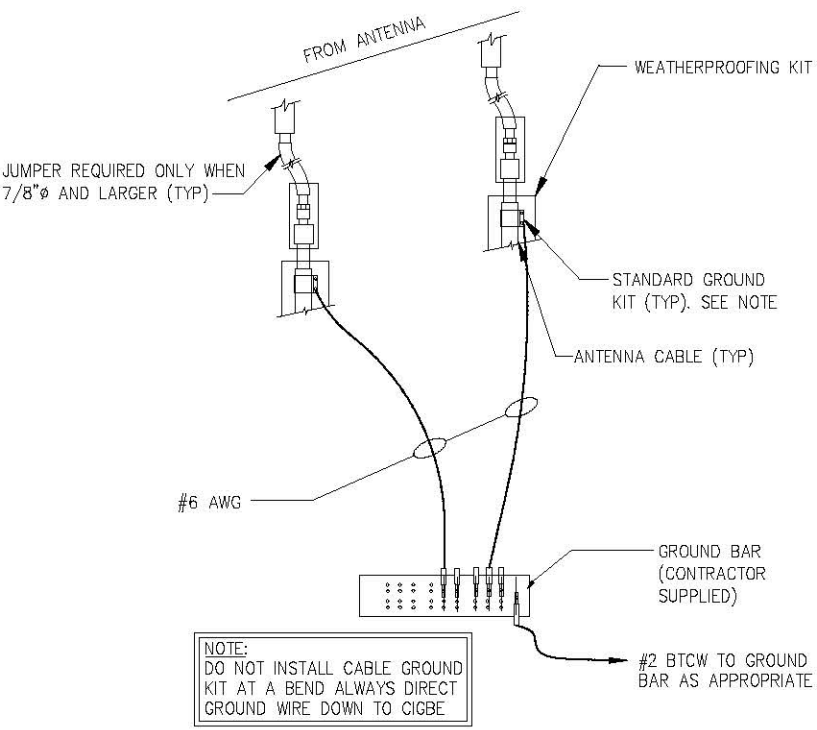
LEGEND

- 1 - SOLID TINNED COPPER GROUND BAR, 1/4"x 4"x 20" MIN., NEWTON INSTRUMENT CO. HOLE CENTERS TO MATCH NEMA DOUBLE LUG CONFIGURATION
2 - INSULATORS, NEWTON INSTRUMENT CAT. NO. 3061-4
3 - 5/8" LOCKWASHERS, NEWTON INSTRUMENT CO. CAT. NO. 3015-8
4 - WALL MOUNTING BRACKET, NEWTON INSTRUMENT CO. CAT NO. A-6056
5 - 5/8-11 X 1" H.H.C.S. BOLTS, NEWTON INSTRUMENT CO. CAT NO. 3012-1
6 - GROUND BAR SHALL BE SIZED TO ACCOMODATE ALL GROUNDING CONNECTIONS REQUIRED PLUS PROVIDE 50% SPARE CAPACITY
7 - GROUND BARS SHALL NEITHER BE FIELD FABRICATED NOR NEW HOLES DRILLED
8 - GROUND LUGS SHALL MATCH THE HOLE SPACING ON THE BAR
9 - HARDWARE DIAMETER SHALL BE MINIMUM 3/8"

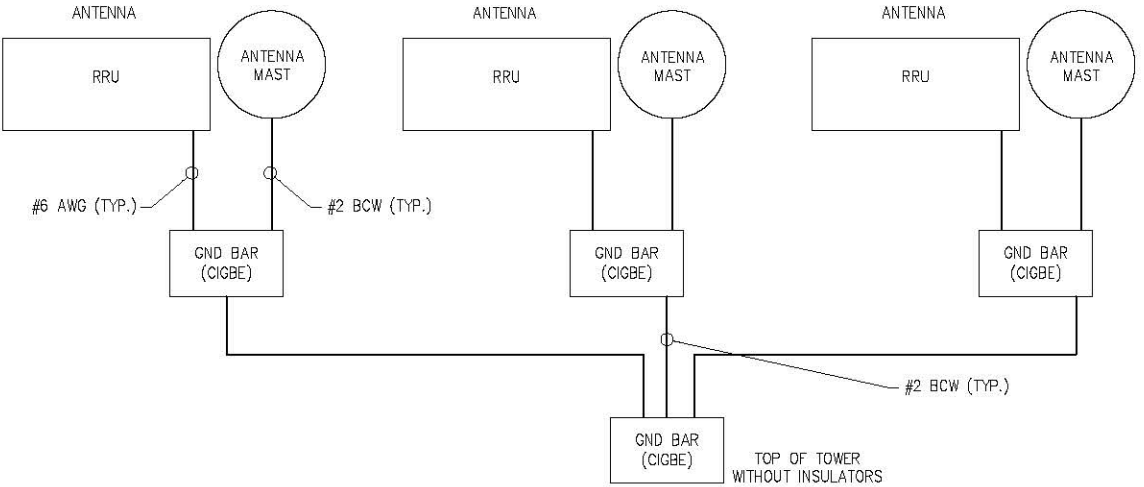
1 GROUND BAR
--- NOT TO SCALE



2 CADWELDS (TYPICAL)
--- NOT TO SCALE



3 CONNECTION OF GROUND WIRES TO GROUNDING BARS @ ANTENNAS
--- NOT TO SCALE



4 SCHEMATIC DIAGRAM GROUNDING SYSTEM
--- NOT TO SCALE

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Drawing Title
**GROUNDING
DETAILS**

Drawing Number
C7



FROM ZERO TO INFINIGY
the solutions are endless

April 6, 2020

Sharon Keefe

Smartlink, LLC

85 Rangeway Rd., Building 3, Suite 102

North Billerica, MA 01862

RE: AT&T Mobility Structural PE Letter – LTE 5G NR Retrofit

AT&T Site Name:	Cambridge Sherman Street
AT&T Site Number:	MAL02852
FA Number:	11585657
Infinigy Job Number:	1106-A0001-B
Client:	Smartlink
Carrier:	AT&T
Site Address:	21 Walden Square Road, Cambridge, MA 02140
Building Code:	2015 IBC
Design Standard:	ASCE 7-10
Result:	Pass
Note:	The increase in EPA and weight due to AT&T's proposed loading is minimal to the overall structure, therefore the existing building is adequate to withstand the existing/proposed loads.

Dear Ms. Keefe,

At your request, Infinigy Engineering, PLLC has reviewed the existing building at the above referenced site for adequacy to support the existing and proposed loads for the referenced project. This evaluation is based on a review of the information from the Mount Analysis Report (dated 01/02/2018) by Infinigy Engineering, PLLC, the Mount Analysis Report (dated 04/06/2020) by Infinigy Engineering, PLLC, and Construction Drawings (dated 04/06/2020) by Infinigy Engineering, PLLC.

This evaluation assumes that all structural members are in good condition, have not been altered from the manufacturer's original design, and have been installed per the manufacturer's requirements. Prior to installation of any new appurtenances, the contractor shall inspect the condition of all relevant members and connections and shall tighten all connections. The contractor is responsible for the means and methods of construction and shall notify Infinigy Engineering, PLLC immediately if any field conditions differ from those listed above.

Should there be any questions, please do not hesitate to contact us at (518) 690-0790.

Sincerely,

Joseph R. Johnston, P.E.

Massachusetts P.E. License Number: 50391



04-06-20

AZ CA CO FL GA IL MD NC NH NJ NY TN TX WA





at&t

CAMBRIDGE SHERMAN STREET
MAL02852 FA#11585657

102 Sherman St., Cambridge, MA 02140

LTE 5G NR/RETROFIT
SIMULATION

View of Gamma Sector



at&t

CAMBRIDGE SHERMAN STREET
MAL02852 FA#11585657

102 Sherman St., Cambridge, MA 02140

LTE 5G NR/RETROFIT
SIMULATION

View of Alpha Sector

Existing View





**CAMBRIDGE SHERMAN STREET
MAL02852 FA#11585657**

102 Sherman St., Cambridge, MA 02140

**LTE 5G NR/RETROFIT
SIMULATION**

View of Beta Sector



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102 Sherman St., Cambridge, MA 02140

LTE 5G NR/RETROFIT
SIMULATION

View of Beta Sector



ADDRESS INFORMATION

From Address Database

21 Walden Square Rd

CityViewer Address Map

From Assessing Records

Map-Lot: 203B-66**102 Sherman St**[See more data](#)

Found At This Address

Whittier Pl

RESIDENT INFORMATION

Neighborhood

Neighborhood Nine

Historic Info

This is not a designated historic building.**Buildings over 50 years old may be subject to demolition review**[Contact the CHC for more information](#)

Trash & Recycling Pick Up Day

Monday

Street Sweeping District

H**Odd-side - 3rd Fri****Even-side - 4th Mon**[See schedule for details](#)

Elected Officials and Voting Info

Ward 10, Precinct 3**Voting Location: Cadbury Commons****State Rep: Steven Owens**

State Senator: Patricia D. Jehlen
US Rep: Ayanna Pressley

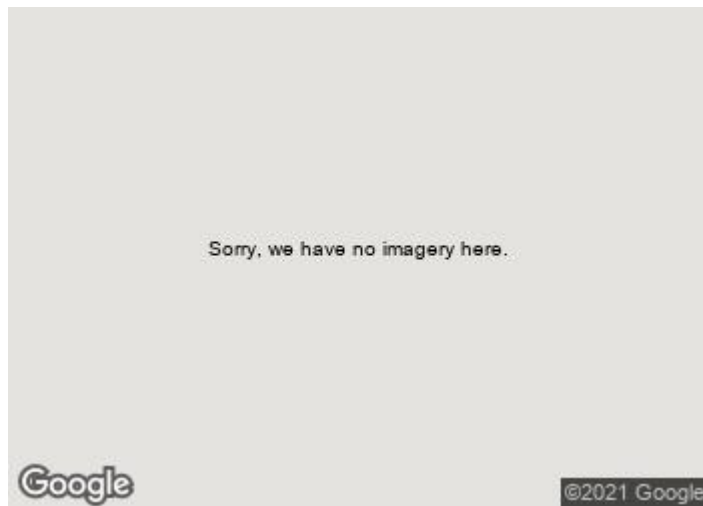
U.S. Census Info

Census Tract: 354600

Demographic and Housing Estimates
Social Characteristics
Economic Characteristics
Housing Characteristics

Zip Code

02140



LOCATION INFORMATION

Lat/Lon

-71.12934, 42.38904

State Plane NAD 83 Ft

756300, 2967015

State Plane NAD 83 Meters

230521, 904348

UTM Zone 19N

324728, 4695169

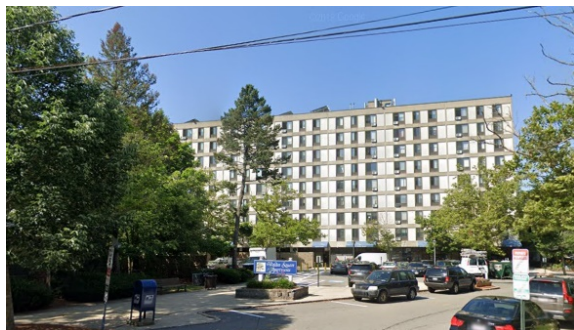


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info@sitesafe.com • www.sitesafe.com



**Smartlink on behalf of
AT&T Mobility, LLC
Site FA – 11585657
Site ID – MA2852
USID – 157065
Site Name – CAMBRIDGE
SHERMAN STREET
(MRCTB045945)**

**21 Walden Square Road
Cambridge, MA 02140**

Latitude: N42-23-20.51
Longitude: W71-07-45.81
Structure Type: Rooftop

Report generated date: April 22, 2020
Report by: Nick Kutzke
Customer Contact: Patrick Baker

**AT&T Mobility, LLC will be compliant when the
remediation recommended in Section 5.2 or
other appropriate remediation is implemented.**

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Table of Contents

1	GENERAL SITE SUMMARY.....	3
1.1	REPORT SUMMARY	3
1.2	FALL ARREST ANCHOR POINT SUMMARY	3
1.3	SIGNAGE SUMMARY.....	4
2	SCALE MAPS OF SITE.....	5
3	ANTENNA INVENTORY	7
4	EMISSION PREDICTIONS	9
5	SITE COMPLIANCE	11
5.1	SITE COMPLIANCE STATEMENT	11
5.2	ACTIONS FOR SITE COMPLIANCE	11
6	REVIEWER CERTIFICATION	13
	APPENDIX A – STATEMENT OF LIMITING CONDITIONS	14
	APPENDIX B – REGULATORY BACKGROUND INFORMATION	15
	FCC RULES AND REGULATIONS.....	15
	OSHA STATEMENT.....	16
	APPENDIX C – SAFETY PLAN AND PROCEDURES.....	17
	APPENDIX D – RF EMISSIONS.....	18
	APPENDIX E – ASSUMPTIONS AND DEFINITIONS	19
	GENERAL MODEL ASSUMPTIONS	19
	USE OF GENERIC ANTENNAS	19
	APPENDIX F – DEFINITIONS.....	20
	APPENDIX G – REFERENCES.....	22

1 General Site Summary

1.1 Report Summary

AT&T Mobility, LLC	Summary
Max Cumulative Simulated RFE Level on the Rooftop	2,309.9% General Public Limit 1" in front of AT&T Mobility, LLC's Alpha Sector Antenna 3
Max Cumulative Simulated RFE Level on the Rooftop Walking Surface	901.7% General Public Limit 1" in front of AT&T Mobility, LLC Alpha Sector Antenna 1
Max Cumulative Simulated RFE Level on the Ground	<1% General Public Limit
Compliant per FCC Rules and Regulations?	Will Be Compliant
Compliant per AT&T Mobility, LLC's Policy?	No

The following documents were provided by the client and were utilized to create this report:

RFDS: NEW-ENGLAND_BOSTON_MA2852_2020-LTE-Next-Carrier_LTE_MH705R_2101A0T3GE_11585657_157065_12-09-2019_Final-Approved_v4.00

CD's: 11585657_AE201_200409_MAL02852_REV1_5G NR_Retro










RF Powers Used: Max RRH Powers

1.2 Fall Arrest Anchor Point Summary

Fall Arrest Anchor & Parapet Info	Parapet Available (Y/N)	Parapet Height (inches)	Fall Arrest Anchor Available (Y/N)
Roof Safety Info	Y	28"	N

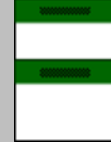








1.3 Signage Summary

a. Pre-Site Visit AT&T Signage (Existing Signage)

AT&T Signage Locations									
	Information 1	Information 2	Notice	Notice 2	Caution	Caution 2	Warning	Warning 2	Barriers
Access Point(s)	2								
Alpha				2					
Beta				2					X
Gamma				6					X

Note: All existing signage was documented during a previous site visit on 8/6/2017.

b. Proposed AT&T Signage

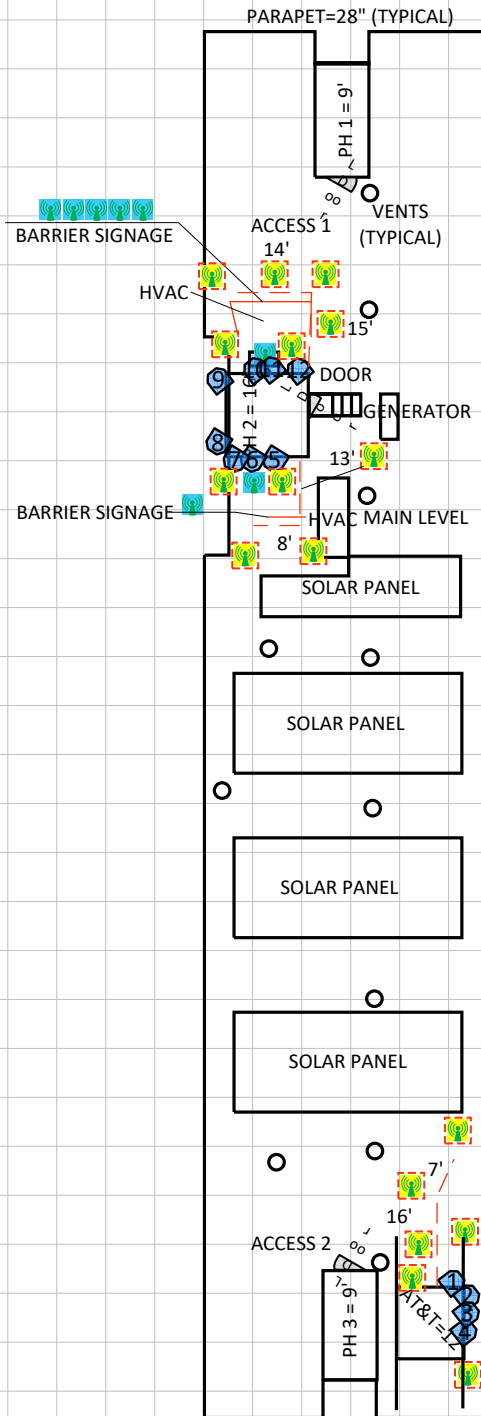
AT&T Signage Locations									
	Information 1	Information 2	Notice	Notice 2	Caution	Caution 2	Warning	Warning 2	Barriers
Access Point(s)									
Alpha						6			X
Beta						5			X
Gamma						6			X

2 Scale Maps of Site

The following diagrams are included:

- Site Scale Map
- RF Exposure Diagram

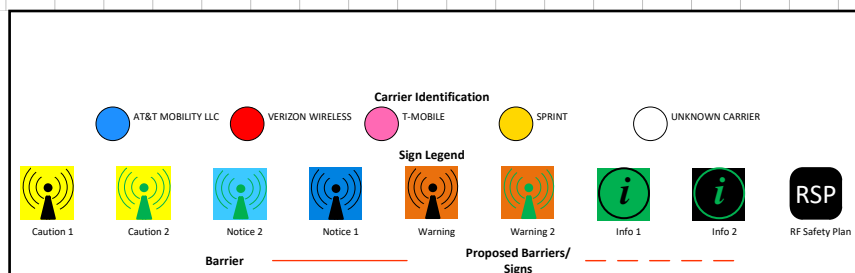
Site Scale Map For: CAMBRIDGE SHERMAN STREET



(Feet)

0 17.2 34.4

www.sitesafe.com
Site Name: CAMBRIDGE SHERMAN STREET
4/22/2020 10:11:05 AM



3 Antenna Inventory

The following antenna inventory was obtained by the customer and was utilized to create the site model diagrams:

Ant ID	Operator	Antenna Make & Model	Type	TX Freq (MHz)	Technology	Az (Deg)	Hor BW (Deg)	Ant Len (ft)	Power	Power Type	Power Unit	Misc Loss	TX Count	Total ERP (Watts)	Ant Gain (dBd)	Z	MDT	EDT
1	AT&T MOBILITY LLC	CCI Antennas HPA-65R-BUU-H8	Panel	722	LTE	30	64.9	7.7	80	TPO	Watt	0	1	1694.7	13.26	4.2'	0°	4°
1	AT&T MOBILITY LLC	CCI Antennas HPA-65R-BUU-H8	Panel	2300	LTE	30	63.3	7.7	100	TPO	Watt	0	1	3357.4	15.26	4.2'	0°	3°
2	AT&T MOBILITY LLC	CCI Antennas HPA-65R-BUU-H8	Panel	850	UMTS	30	58.1	7.7	80	TPO	Watt	0	1	2234	14.46	4.2'	0°	2°
3	AT&T MOBILITY LLC	Kathrein-Scala 800-10966	Panel	763	LTE	30	67.9	8	160	TPO	Watt	0	1	3623.4	13.55	4'	0°	8°
3	AT&T MOBILITY LLC	Kathrein-Scala 800-10966	Panel	2100	LTE	30	64.4	8	160	TPO	Watt	0	1	6593.6	16.15	4'	0°	2°
4	AT&T MOBILITY LLC (Proposed)	Cci DMP65R-BU8D	Panel	1900	LTE	30	67	8	160	TPO	Watt	0	1	4169.8	14.16	4'	0°	2°
4	AT&T MOBILITY LLC (Proposed)	Cci DMP65R-BU8D	Panel	850	5G	30	71.4	8	80	TPO	Watt	0	1	1442.4	12.56	4'	0°	4°
4	AT&T MOBILITY LLC (Proposed)	Cci DMP65R-BU8D	Panel	737	LTE	30	70.6	8	160	TPO	Watt	0	1	2692.3	12.26	4'	0°	4°
4	AT&T MOBILITY LLC (Proposed)	Cci DMP65R-BU8D	Panel	850	LTE	30	71.4	8	80	TPO	Watt	0	1	1442.4	12.56	4'	0°	4°
5	AT&T MOBILITY LLC	CCI Antennas HPA-65R-BUU-H8	Panel	722	LTE	190	64.9	7.7	80	TPO	Watt	0	1	1694.7	13.26	7.2'	0°	4°
5	AT&T MOBILITY LLC	CCI Antennas HPA-65R-BUU-H8	Panel	2300	LTE	190	63.3	7.7	100	TPO	Watt	0	1	3357.4	15.26	7.2'	0°	3°
6	AT&T MOBILITY LLC	CCI Antennas HPA-65R-BUU-H8	Panel	850	UMTS	190	58.1	7.7	80	TPO	Watt	0	1	2234	14.46	7.2'	0°	2°
7	AT&T MOBILITY LLC	Kathrein-Scala 800-10966	Panel	763	LTE	190	67.9	8	160	TPO	Watt	0	1	3623.4	13.55	7'	0°	9°
7	AT&T MOBILITY LLC	Kathrein-Scala 800-10966	Panel	2100	LTE	190	64.4	8	160	TPO	Watt	0	1	6593.6	16.15	7'	0°	2°
8	AT&T MOBILITY LLC (Proposed)	Cci DMP65R-BU8D	Panel	1900	LTE	190	67	8	160	TPO	Watt	0	1	4169.8	14.16	7'	0°	2°
8	AT&T MOBILITY LLC (Proposed)	Cci DMP65R-BU8D	Panel	850	5G	190	71.4	8	80	TPO	Watt	0	1	1442.4	12.56	7'	0°	4°
8	AT&T MOBILITY LLC (Proposed)	Cci DMP65R-BU8D	Panel	737	LTE	190	70.6	8	160	TPO	Watt	0	1	2692.3	12.26	7'	0°	4°
8	AT&T MOBILITY LLC (Proposed)	Cci DMP65R-BU8D	Panel	850	LTE	190	71.4	8	80	TPO	Watt	0	1	1442.4	12.56	7'	0°	4°

Ant ID	Operator	Antenna Make & Model	Type	TX Freq (MHz)	Technology	Az (Deg)	Hor BW (Deg)	Ant Len (ft)	Power	Power Type	Power Unit	Misc Loss	TX Count	Total ERP (Watts)	Ant Gain (dBd)	Z	MDT	EDT
9	AT&T MOBILITY LLC	CCI Antennas HPA-65R-BUU-H8	Panel	722	LTE	300	64.9	7.7	80	TPO	Watt	0	1	1694.7	13.26	7.2'	0°	4°
9	AT&T MOBILITY LLC	CCI Antennas HPA-65R-BUU-H8	Panel	2300	LTE	300	63.3	7.7	100	TPO	Watt	0	1	3357.4	15.26	7.2'	0°	3°
10	AT&T MOBILITY LLC	CCI Antennas HPA-65R-BUU-H8	Panel	850	UMTS	300	58.1	7.7	80	TPO	Watt	0	1	2234	14.46	7.2'	0°	2°
11	AT&T MOBILITY LLC	Kathrein-Scala 800-10966	Panel	763	LTE	300	67.9	8	160	TPO	Watt	0	1	3623.4	13.55	7'	0°	10°
11	AT&T MOBILITY LLC	Kathrein-Scala 800-10966	Panel	2100	LTE	300	64.4	8	160	TPO	Watt	0	1	6593.6	16.15	7'	0°	2°
12	AT&T MOBILITY LLC (Proposed)	Cci DMP65R-BU8D	Panel	1900	LTE	300	67	8	160	TPO	Watt	0	1	4169.8	14.16	7'	0°	2°
12	AT&T MOBILITY LLC (Proposed)	Cci DMP65R-BU8D	Panel	850	5G	300	71.4	8	80	TPO	Watt	0	1	1442.4	12.56	7'	0°	4°
12	AT&T MOBILITY LLC (Proposed)	Cci DMP65R-BU8D	Panel	737	LTE	300	70.6	8	160	TPO	Watt	0	1	2692.3	12.26	7'	0°	4°
12	AT&T MOBILITY LLC (Proposed)	Cci DMP65R-BU8D	Panel	850	LTE	300	71.4	8	80	TPO	Watt	0	1	1442.4	12.56	7'	0°	4°

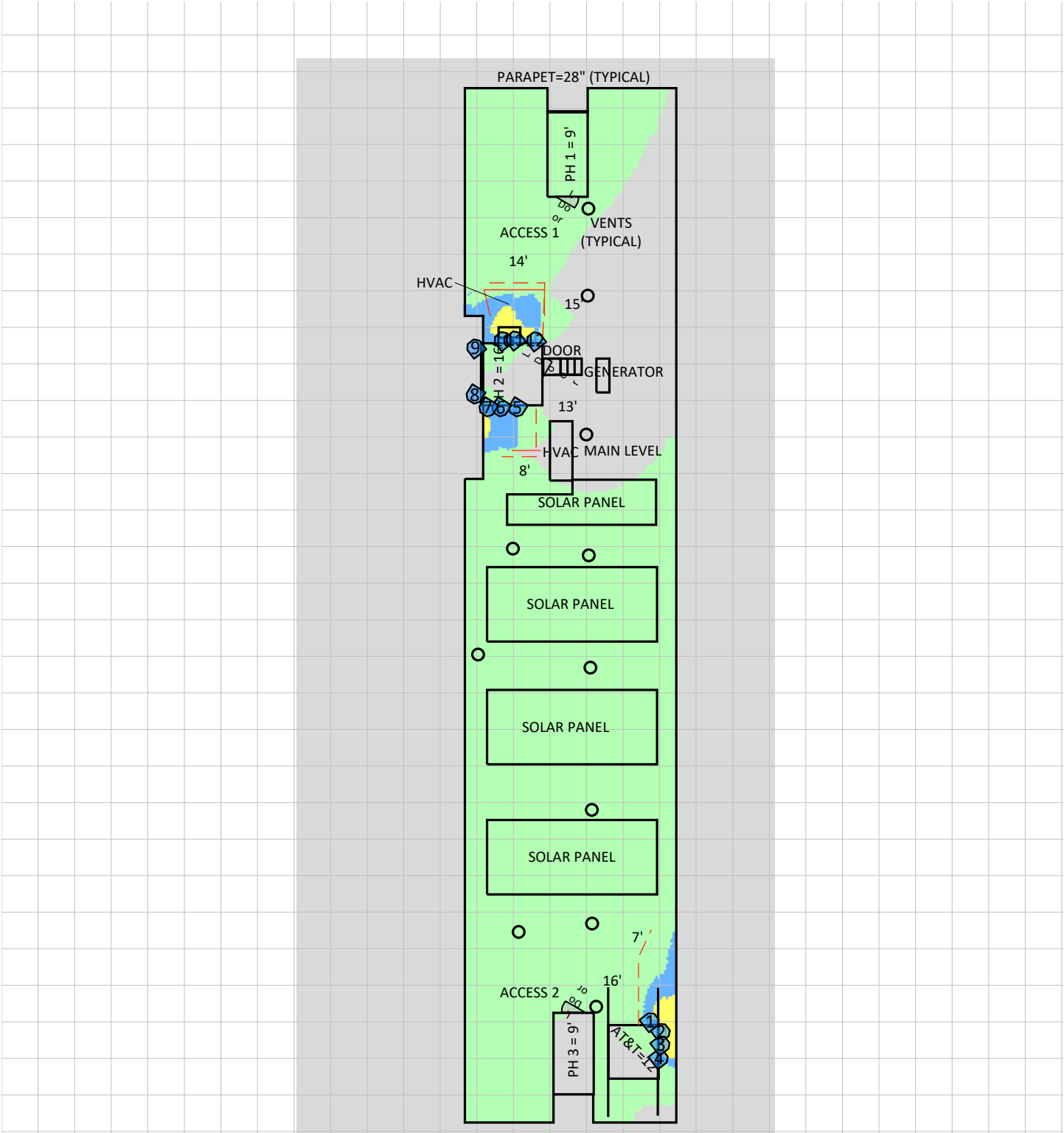
Note: The Z reference indicates the bottom of the antenna height above the main site level unless otherwise indicated. Effective Radiated Power (ERP) is provided by the operator or based on Sitesafe experience. The values used in the modeling may be greater than are currently deployed. Proposed equipment is tagged as *(Proposed)* under *Operator* or *Antenna Make & Model*.

4 Emission Predictions

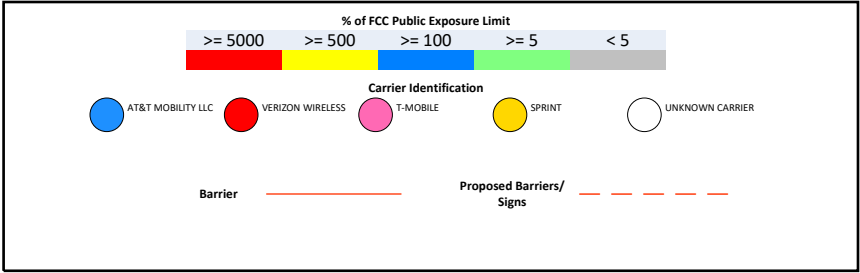
In the RF Exposure Simulations below, all heights are reflected with respect to main site level. In most rooftop cases this is the height of the main rooftop and in other cases this can be ground level. Each different height area, rooftop, or platform level is labeled with its height relative to the main site level. Emissions are calculated appropriately based on the relative height and location of that area to all antennas. The total analyzed elevations in the below RF Exposure Simulations are listed below.

- MAIN LEVEL = 0'
- PH1 = 9'
- PH2 = 16'
- PH3 = 9'
- AT&T = 12'

The Antenna Inventory heights are referenced to the same level.



% of FCC Public Exposure Limit
Spatial Average 0' - 6'



5 Site Compliance

5.1 Site Compliance Statement

Upon evaluation of the cumulative RF emission levels from all operators at this site, RF hazard signage and antenna locations, Sitesafe has determined that:

AT&T Mobility, LLC will be compliant when the remediation recommended in Section 5.2 or other appropriate remediation is implemented.

The compliance determination is based on General Public RFE levels derived from theoretical modeling, RF signage placement, proposed antenna inventory and the level of restricted access to the antennas at the site. Any deviation from the proposed AT&T Mobility, LLC deployment plan could result in the site being rendered non-compliant.

Modeling is used for determining compliance and the percentage of MPE contribution.

5.2 Actions for Site Compliance

Based on FCC regulations, common industry practice, and our understanding of AT&T Mobility, LLC's RF Safety Policy requirements, this section provides a statement of recommendations for site compliance. Recommendations have been proposed based on our understanding of existing access restrictions, signage, and an analysis of predicted RFE levels.

AT&T Mobility, LLC will be made compliant if the following changes are implemented:

AT&T Mobility, LLC Proposed Alpha Sector Location

Remove the existing Notice 2 signs from the sector.

(2) Yellow Caution 2 sign(s) required.

Install a barrier that is 23' long, comprised of (2) segment(s) and an estimated (4) stanchions, as depicted in the site scale map.

Install (4) total Caution 2 sign(s) on the proposed barrier stanchions.

- 16' segment: (3) Caution 2 sign(s)
- 7' segment: (1) Caution 2 sign(s)

AT&T Mobility, LLC Proposed Beta Sector Location

Remove the existing Notice 2 signs from the sector.

(2) Yellow Caution 2 sign(s) required.

Remove the existing barrier and Install a barrier that is 21' long, comprised of (2) segment(s) and an estimated (4) stanchions, as depicted in the site scale map.

Install (3) total Caution 2 sign(s) on the proposed barrier stanchions.

- 13' segment: (2) Caution 2 sign(s)
- 8' segment: (1) Caution 2 sign(s)

AT&T Mobility, LLC Proposed Gamma Sector Location

Remove the existing Notice 2 signs from the sector.

(2) Yellow Caution 2 sign(s) required.

Remove the existing barrier and Install a barrier that is 29' long, comprised of (2) segment(s) and an estimated (5) stanchions, as depicted in the site scale map.

Install (4) total Caution 2 sign(s) on the proposed barrier stanchions.

- 15' segment: (2) Caution 2 sign(s)
- 14' segment: (2) Caution 2 sign(s)

Recommended per AT&T Mobility, LLC's Policy:

Site Access Location

Sitesafe recommends that all AT&T Mobility, LLC signage be removed from all access points, as they are not required by AT&T Mobility, LLC's signage policy.

Notes:

- Signage on the barriers should be placed on the stanchions no more than 8' apart from each other.
- Barriers were only recommended in areas predicted to exceed the General Public MPE limit greater than 6' from the unprotected roof edges. All other predicted to exceed areas are within 6' of the unprotected roof edges.
- Any existing signage that conflicts with the proposed signage in this report should be removed per AT&T Signage Posting Rules.

6 Reviewer Certification

The reviewer whose signature appears below hereby certifies and affirms:

That I am an employee of Site Safe, LLC, in Vienna, Virginia, at which place the staff and I provide RF compliance services to clients in the wireless communications industry; and

That I am thoroughly familiar with the Rules and Regulations of the Federal Communications Commission (FCC) as well as the regulations of the Occupational Safety and Health Administration (OSHA), both in general and specifically as they apply to the FCC Guidelines for Human Exposure to Radio Frequency Electromagnetic Fields; and

That I have thoroughly reviewed this Site Compliance Report and believe it to be true and accurate to the best of my knowledge as assembled by and attested to by Nick Kutzke.

April 22, 2020

Appendix A – Statement of Limiting Conditions

Sitesafe has provided computer generated model(s) in this Site Compliance Report to show approximate dimensions of the site, and the model is included to assist the reader of the compliance report to visualize the site area, and to provide supporting documentation for Sitesafe's recommendations.

Sitesafe may note in the Site Compliance Report any adverse physical conditions, such as needed repairs, that Sitesafe became aware of during the normal research involved in creating this report. Sitesafe will not be responsible for any such conditions that do exist or for any engineering or testing that might be required to discover whether such conditions exist. Because Sitesafe is not an expert in the field of mechanical engineering or building maintenance, the Site Compliance Report must not be considered a structural or physical engineering report.

Sitesafe obtained information used in this Site Compliance Report from sources that Sitesafe considers reliable and believes them to be true and correct. Sitesafe does not assume any responsibility for the accuracy of such items that were furnished by other parties. When conflicts in information occur between data collected by Sitesafe provided by a second party and data collected by Sitesafe, the data will be used.

Appendix B – Regulatory Background Information

FCC Rules and Regulations

In 1996, the Federal Communications Commission (FCC) adopted regulations for evaluating the effects of RF emissions in 47 CFR § 1.1307 and 1.1310. The guideline from the FCC Office of Engineering and Technology is Bulletin 65 (“OET Bulletin 65”), *Evaluating Compliance with FCC Guidelines for Human Exposure to Radio Frequency Electromagnetic Fields*, Edition 97-01, published August 1997. Since 1996, the FCC periodically reviews these rules and regulations as per their congressional mandate.

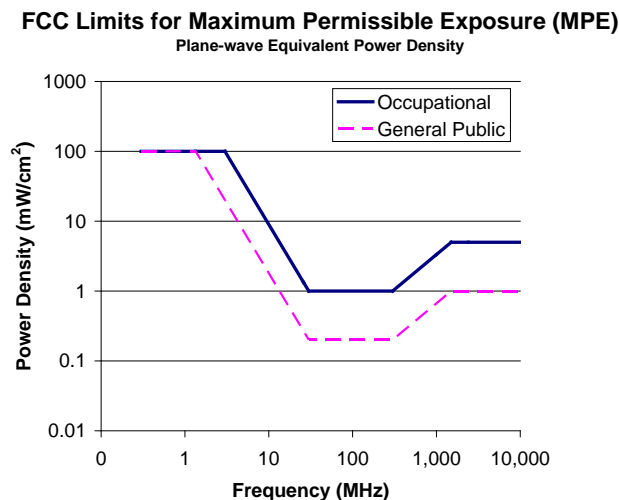
FCC regulations define two separate tiers of exposure limits: Occupational or “Controlled environment” and General Public or “Uncontrolled environment”. The General Public limits are generally five times more conservative or restrictive than the Occupational limit. These limits apply to *accessible* areas where workers or the general public may be exposed to Radio Frequency (RF) electromagnetic fields.

Occupational or Controlled limits apply in situations in which persons are exposed as a consequence of their employment and where those persons exposed have been made fully aware of the potential for exposure and can exercise control over their exposure.

An area is considered a Controlled environment when access is limited to these aware personnel. Typical criteria are restricted access (i.e. locked or alarmed doors, barriers, etc.) to the areas where antennas are located coupled with proper RF warning signage. A site with Controlled environments is evaluated with Occupational limits.

All other areas are considered Uncontrolled environments. If a site has no access controls or no RF warning signage it is evaluated with General Public limits.

The theoretical modeling of the RF electromagnetic fields has been performed in accordance with OET Bulletin 65. The Maximum Permissible Exposure (MPE) limits utilized in this analysis are outlined in the following diagram:



Limits for Occupational/Controlled Exposure (MPE)

Frequency Range (MHz)	Electric Field Strength (E) (V/m)	Magnetic Field Strength (H) (A/m)	Power Density (S) (mW/cm ²)	Averaging Time E ² , H ² or S (minutes)
0.3-3.0	614	1.63	(100)*	6
3.0-30	1842/f	4.89/f	(900/f ²)*	6
30-300	61.4	0.163	1.0	6
300-1500	--	--	f/300	6
1500-100,000	--	--	5	6

Limits for General Population/Uncontrolled Exposure (MPE)

Frequency Range (MHz)	Electric Field Strength (E) (V/m)	Magnetic Field Strength (H) (A/m)	Power Density (S) (mW/cm ²)	Averaging Time E ² , H ² or S (minutes)
0.3-1.34	614	1.63	(100)*	30
1.34-30	824/f	2.19/f	(180/f ²)*	30
30-300	27.5	0.073	0.2	30
300-1500	--	--	f/1500	30
1500-100,000	--	--	1.0	30

f = frequency in MHz

*Plane-wave equivalent power density

OSHA Statement

The General Duty clause of the OSHA Act (Section 5) outlines the occupational safety and health responsibilities of the employer and employee. The General Duty clause in Section 5 states:

(a) Each employer –

- (1) shall furnish to each of his employees employment and a place of employment which are free from recognized hazards that are causing or are likely to cause death or serious physical harm to his employees;
- (2) shall comply with occupational safety and health standards promulgated under this Act.

(b) Each employee shall comply with occupational safety and health standards and all rules, regulations, and orders issued pursuant to this Act which are applicable to his own actions and conduct.

OSHA has defined Radiofrequency and Microwave Radiation safety standards for workers who may enter hazardous RF areas. Regulation Standards 29 CFR § 1910.147 identify a generic Lockout/Tagout procedure aimed to control the unexpected energization or startup of machines when maintenance or service is being performed.

Appendix C – Safety Plan and Procedures

The following items are general safety recommendations that should be administered on a site by site basis as needed by the carrier.

General Maintenance Work: Any maintenance personnel required to work immediately in front of antennas and / or in areas indicated as above 100% of the Occupational MPE limits should coordinate with the wireless operators to disable transmitters during their work activities.

Training and Qualification Verification: All personnel accessing areas indicated as exceeding the General Population MPE limits should have a basic understanding of EME awareness and RF Safety procedures when working around transmitting antennas. Awareness training increases a worker's understanding to potential RF exposure scenarios. Awareness can be achieved in a number of ways (e.g. videos, formal classroom lecture or internet-based courses).

Physical Access Control: Access restrictions to transmitting antennas locations is the primary element in a site safety plan. Examples of access restrictions are as follows:

- Locked door or gate
- Alarmed door
- Locked ladder access
- Restrictive Barrier at antenna (e.g. Chain link with posted RF Sign)

RF Signage: Everyone should obey all posted signs at all times. RF signs play an important role in properly warning a worker prior to entering into a potential RF Exposure area.

Assume all antennas are active: Due to the nature of telecommunications transmissions, an antenna transmits intermittently. Always assume an antenna is transmitting. Never stop in front of an antenna. If you have to pass by an antenna, move through as quickly and safely as possible thereby reducing any exposure to a minimum.

Maintain a 3 foot clearance from all antennas: There is a direct correlation between the strength of an EME field and the distance from the transmitting antenna. The further away from an antenna, the lower the corresponding EME field is.

Site RF Emissions Diagram(s): Section 4 of this report contains RF Diagram(s) that outline various theoretical Maximum Permissible Exposure (MPE) areas at the site. The modeling is a worst-case scenario assuming a duty cycle of 100% for each transmitting antenna at full power. This analysis is based on one of two access control criteria: General Public criteria means the access to the site is uncontrolled and anyone can gain access. Occupational criteria means the access is restricted and only properly trained individuals can gain access to the antenna locations.

Appendix D – RF Emissions

The RF Emissions Simulation(s) in this report display theoretical spatially averaged percentage of the Maximum Permissible Exposure for all systems at the site unless otherwise noted. These diagrams use modeling as prescribed in OET Bulletin 65 and assumptions detailed in Appendix E.

The key at the bottom of each RF Emissions Simulation indicates percentages displayed referenced to FCC General Public Maximum Permissible Exposure (MPE) limits. Color coding on the diagram is as follows:

- Areas indicated as Gray are predicted to be below 5% of the MPE limits. Gray represents areas more than 20 times below the most conservative exposure limit. **Gray areas are accessible to anyone.**
- Green represents areas are predicted to be between 5% and 100% of the MPE limits. **Green areas are accessible to anyone.**
- Blue represents areas predicted to exceed the General Public MPE limits but are less than Occupational limits. **Blue areas should be accessible only to RF trained workers.**
- Yellow represents areas predicted to exceed Occupational MPE limits. **Yellow areas should be accessible only to RF trained workers able to assess current exposure levels.**
- Red represents areas predicted to have exposure more than 10 times the Occupational MPE limits. **Red indicates that the RF levels must be reduced prior to access.** An RF Safety Plan is required which outlines how to reduce the RF energy in these areas prior to access.

If trained occupational personnel require access to areas that are delineated as above 100% of the limit, Sitesafe recommends that they utilize the proper personal protection equipment (RF monitors), coordinate with the carriers to reduce or shutdown power, or make real-time power density measurements with the appropriate power density meter to determine real-time MPE levels. This will allow the personnel to ensure that their work area is within exposure limits.

Appendix E – Assumptions and Definitions

General Model Assumptions

In this site compliance report, it is assumed that all antennas are operating at **full power at all times**. Software modeling was performed for all transmitting antennas located on the site. Sitesafe has further assumed a 100% duty cycle and maximum radiated power.

The modeling is based on recommendations from the FCC's OET-65 bulletin with the following variances per AT&T guidance. Reflection has not been considered in the modeling, i.e. the reflection factor is 1.0. The near / far field boundary has been set to 1.5 times the aperture height of the antenna and modeling beyond that point is the lesser of the near field cylindrical model and the far field model taking into account the gain of the antenna.

The site has been modeled with these assumptions to show the maximum RF energy density. Areas modeled with exposure greater than 100% of the General Public MPE level may not actually occur but are shown as a prediction that could be realized. Sitesafe believes these areas to be safe for entry by occupationally trained personnel utilizing appropriate personal protective equipment (in most cases, a personal monitor).

Use of Generic Antennas

For the purposes of this report, the use of "Generic" as an antenna model, or "Unknown" for an operator means the information about a carrier, their FCC license and/or antenna information was not provided and could not be obtained while on site. In the event of unknown information, Sitesafe will use our industry specific knowledge of equipment, antenna models, and transmit power to model the site. If more specific information can be obtained for the unknown measurement criteria, Sitesafe recommends remodeling of the site utilizing the more complete and accurate data. Information about similar facilities is used when the service is identified and associated with a particular antenna. If no information is available regarding the transmitting service associated with an unidentified antenna, using the antenna manufacturer's published data regarding the antenna's physical characteristics makes more conservative assumptions.

Where the frequency is unknown, Sitesafe uses the closest frequency in the antenna's range that corresponds to the highest Maximum Permissible Exposure (MPE), resulting in a conservative analysis.

Appendix F – Definitions

5% Rule – The rules adopted by the FCC specify that, in general, at multiple transmitter sites actions necessary to bring the area into compliance with the guidelines are the shared responsibility of all licensees whose transmitters produce field strengths or power density levels at the area in question in excess of 5% of the exposure limits. In other words, any wireless operator that contributes 5% or greater of the MPE limit in an area that is identified to be greater than 100% of the MPE limit is responsible for taking corrective actions to bring the site into compliance.

Compliance – The determination of whether a site complies with FCC standards with regards to Human Exposure to Radio Frequency Electromagnetic Fields from transmitting antennas.

Decibel (dB) – A unit for measuring power or strength of a signal.

Duty Cycle – The percent of pulse duration to the pulse period of a periodic pulse train. Also, may be a measure of the temporal transmission characteristic of an intermittently transmitting RF source such as a paging antenna by dividing average transmission duration by the average period for transmission. A duty cycle of 100% corresponds to continuous operation.

Effective (or Equivalent) Isotropic Radiated Power (EIRP) – The product of the power supplied to the antenna and the antenna gain in a given direction relative to an isotropic antenna.

Effective Radiated Power (ERP) – The product of the power supplied to the antenna and the antenna gain in a given direction relative to a half-wave dipole antenna.

Gain (of an antenna) – The ratio of the maximum power in a given direction to the maximum power in the same direction from an isotropic radiator. Gain is a measure of the relative efficiency of a directional antenna as compared to an omnidirectional antenna.

General Population/Uncontrolled Environment – Defined by the FCC as an area where RF exposure may occur to persons who are **unaware** of the potential for exposure and who have no control over their exposure. General Population is also referenced as General Public.

Generic Antenna – For the purposes of this report, the use of “Generic” as an antenna model means the antenna information was not provided and could not be obtained while on site. In the event of unknown information, Sitesafe will use its industry specific knowledge of antenna models to select a worst-case scenario antenna to model the site.

Isotropic Antenna – An antenna that is completely non-directional. In other words, an antenna that radiates energy equally in all directions.

Maximum Measurement – This measurement represents the single largest measurement recorded when performing a spatial average measurement.

Maximum Permissible Exposure (MPE) – The rms and peak electric and magnetic field strength, their squares, or the plane-wave equivalent power densities associated with these fields to which a person may be exposed without harmful effect and with acceptable safety factor.

Occupational/Controlled Environment – Defined by the FCC as an area where RF exposure may occur to persons who are **aware** of the potential for exposure as a condition of employment or specific activity and can exercise control over their exposure.

OET Bulletin 65 – Technical guideline developed by the FCC’s Office of Engineering and Technology to determine the impact of RF exposure on humans. The guideline was published in August 1997.

OSHA (Occupational Safety and Health Administration) – Under the Occupational Safety and Health Act of 1970, employers are responsible for providing a safe and healthy workplace for their employees. OSHA's role is to promote the safety and health of America's working men and women by setting and enforcing standards; providing training, outreach and education; establishing partnerships; and encouraging continual process improvement in workplace safety and health. For more information, visit www.osha.gov.

Radio Frequency Exposure or Electromagnetic Fields – Electromagnetic waves that are propagated from antennas through space.

Spatial Average Measurement – A technique used to average a minimum of ten (10) measurements taken in a ten (10) second interval from zero (0) to six (6) feet. This measurement is intended to model the average energy a 6-foot tall human body will absorb while present in an electromagnetic field of energy.

Transmitter Power Output (TPO) – The radio frequency output power of a transmitter’s final radio frequency stage as measured at the output terminal while connected to a load.

Appendix G – References

The following references can be followed for further information about RF Health and Safety.

Site Safe, LLC

<http://www.sitesafe.com>

FCC Radio Frequency Safety

<http://www.fcc.gov/encyclopedia/radio-frequency-safety>

National Council on Radiation Protection and Measurements (NCRP)

<http://www.ncrponline.org>

Institute of Electrical and Electronics Engineers, Inc., (IEEE)

<http://www.ieee.org>

American National Standards Institute (ANSI)

<http://www.ansi.org>

Environmental Protection Agency (EPA)

<http://www.epa.gov/radtown/wireless-tech.html>

National Institutes of Health (NIH)

<http://www.niehs.nih.gov/health/topics/agents/emf/>

Occupational Safety and Health Agency (OSHA)

<http://www.osha.gov/SLTC/radiofrequencyradiation/>

International Commission on Non-Ionizing Radiation Protection (ICNIRP)

<http://www.icnirp.org>

World Health Organization (WHO)

<http://www.who.int/peh-emf/en/>

National Cancer Institute

<http://www.cancer.gov/cancertopics/factsheet/Risk/cellphones>

American Cancer Society (ACS)

http://www.cancer.org/docroot/PED/content/PED_1_3X_Cellular_Phone_Towers.asp?sitearea=PED

European Commission Scientific Committee on Emerging and Newly Identified Health Risks

http://ec.europa.eu/health/ph_risk/committees/04_scenihr/docs/scenihr_o_022.pdf

Fairfax County, Virginia Public School Survey

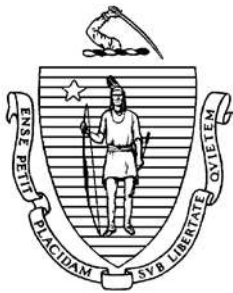
<http://www.fcps.edu/fts/safety-security/RFEESurvey/>

UK Health Protection Agency Advisory Group on Non-Ionizing Radiation

http://www.hpa.org.uk/webw/HPAweb&HPAwebStandard/HPAweb_C/1317133826368

Norwegian Institute of Public Health

<http://www.fhi.no/dokumenter/545eea7147.pdf>



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June 12, 2013

Gail Garrett, Town Clerk
Town of Mount Washington
118 East Street
Mount Washington, MA 01258

**RE: Mount Washington Special Town Meeting of April 1, 2013 - Case # 6642
Warrant Articles # 1, 2, and 3 (Zoning)**

Dear Ms. Garrett:

Articles 1, 2, and 3 - We approve the amendments to the Town by-laws adopted under Articles 1, 2, and 3 on the warrant for the Mount Washington Special Town Meeting that convened on April 1, 2013, and the map pertaining to Article 3. Our comments on Articles 1 and 2 are provided below.

Article 1 - The amendments adopted under Article 1 add a new Section 215-27 to the zoning by-laws entitled "Wireless Telecommunication Facility Zoning Bylaw." We approve the new Section 215-27, but offer the following comments.

I. **Applicable Law**

The federal Telecommunications Act of 1996, 47 U.S.C. § 332 (7) preserves state and municipal zoning authority to regulate personal wireless service facilities, subject to the following limitations:

1. Zoning regulations "shall not unreasonably discriminate among providers of functionally equivalent services." 47 U.S.C. §332(7) (B) (i) (I)
2. Zoning regulations "shall not prohibit or have the effect of prohibiting the provisions of personal wireless services." 47 U.S.C. § 332 (7) (B) (i) (II).
3. The Zoning Authority "shall act on any request for authorization to place, construct, or modify personal wireless service facilities within a reasonable period of time." 47 U.S.C.

§ 332 (7) (B) (ii).

4. Any decision “to deny a request to place, construct, or modify personal wireless service facilities shall be in writing and supported by substantial evidence contained in a written record.” 47 U.S.C. § 332 (7) (B) (iii).
5. “No state or local government or instrumentality thereof may regulate the placement, construction and modification of personal wireless service facilities on the basis of the environmental effects of radio frequency emissions to the extent that such facilities comply with the [Federal Communications] Commission’s regulations concerning emissions.” 47 U.S.C. § 332(7) (B) (iv).

Federal courts have construed the limitations listed under 47 U.S.C. § 332(7) as follows. First, even a facially neutral by-law may have the effect of prohibiting the provision of wireless coverage if its application suggests that no service provider is likely to obtain approval. “If the criteria or their administration effectively preclude towers no matter what the carrier does, they may amount to a ban ‘in effect’....” Town of Amherst, N.H. v. Omnipoint Communications Enters, Inc., 173 F.3d 9, 14 (1st Cir. 1999).

Second, local zoning decisions and by-laws that prevent the closing of significant gaps in wireless coverage have been found to effectively prohibit the provision of personal wireless services in violation of 47 U.S.C. § 332(7). See, e.g., Nat’l Tower, LLC v. Plainville Zoning Bd. of Appeals, 297 F.3d 14, 20 (1st Cir. 2002) (“local zoning decisions and ordinances that prevent the closing of significant gaps in the availability of wireless services violate the statute”); Omnipoint Communications MB Operations, LLC v. Town of Lincoln, 107 F. Supp. 2d 108, 117 (D. Mass. 2000) (by-law resulting in significant gaps in coverage within town had effect of prohibiting wireless services).

Third, whether the denial of a permit has the effect of prohibiting the provision of personal wireless services depends in part upon the availability of reasonable alternatives. See 360 Degrees Communications Co. v. Bd. of Supervisors, 211 F.3d 79, 85 (4th Cir. 2000). Zoning regulations must allow cellular towers to exist somewhere. Towns may not effectively ban towers throughout the municipality, even under the application of objective criteria. See Virginia Metronet, Inc. v. Bd. of Supervisors, 984 F. Supp. 966, 971 (E.D. Va. 1998).

State law also establishes certain limitations on a municipality’s authority to regulate wireless communications facilities and service providers. Under General Laws Chapter 40A, Section 3, wireless service providers may apply to the Department of Telecommunications and Cable for an exemption from local zoning requirements. If a telecommunication provider does not apply for or is not granted an exemption under c. 40A, § 3, it remains subject to local zoning requirements pertaining to cellular towers. See Building Comm’r of Franklin v. Dispatch Communications of New England, Inc., 48 Mass. App. Ct. 709, 722 (2000). Also, G.L. c. 40J, § 6B, charges the Massachusetts Broadband Institute with the task of promoting broadband access throughout the state. Municipal regulation of broadband service providers must not frustrate the achievement of this statewide policy.

In addition, Section 6409 of the Middle Class Tax Relief and Job Creation Act of 2012

requires that “[A] state or local government *may not deny, and shall approve*, any eligible facilities request for a modification of an existing wireless tower or base station that does not substantially change the physical dimensions of such tower or base station.” (emphasis added). The Act defines “eligible facilities request” as any request for modification of an existing wireless tower or base station that involves: 1) collocation of new transmission equipment; 2) removal of transmission equipment; or 3) replacement of transmission equipment. The Act applies “[n]otwithstanding section 704 of the Telecommunications Act of 1996.” The Act’s requirement that a local government “may not deny, and shall approve, any eligible facilities request” means that a request for modification to an existing facility that does not substantially change the physical dimensions of the tower or base station must be approved. Such qualifying requests also cannot be subject to a discretionary special permit.

We approve the new Section 215-27. However, the Town must apply the by-law in a manner consistent with the applicable law outlined above. In particular, Section IV of the new by-law requires that Wireless Telecommunication Facilities are only allowed by special permit in the Wireless Telecommunication Overlay District. This requirement cannot be applied to eligible facilities requests for modification to existing facilities which qualify for required approval under Section 6409 of the Act, as described above. We urge the Town to consult closely with Town Counsel regarding the appropriate response to applications for collocation in light of these recent amendments.

II. Analysis of Mount Washington’s Wireless Telecommunication Facility By-Law

A. Section VIII “Criteria For Approval and Conditions”.

This section provides as follows:

5. The applicant will remove the Facility, should the Facility be abandoned or cease to operate. The Planning Board may require the applicant to provide a bond, or other form of financial guarantee acceptable to the Planning Board to cover the cost of removal of the Facility, should the Facility be abandoned or cease to operate, and ensure other compliance hereunder.

The Town must apply any bond or other financial guarantee proceeds in a manner consistent with state law. Bond proceeds do not become Town funds unless and until the applicant defaults on the obligation under the proposed by-law. Moreover, if the Town must use the bond to pay for removal of a wireless communication facility or the repair and/or restoration of the premises, an appropriation is required before expenditure is made to do the work. General Laws Chapter 44, Section 53, provides that “[a]ll moneys received by a city, town or district officer or department, except as otherwise provided by special acts and except fees provided for by statute, shall be paid by such officers or department upon their receipt into the city, town or district treasury.” Under Section 53 all moneys received by the Town become a part of the general fund, unless the Legislature has expressly made other provisions that are applicable to such receipt. In the absence of any general or special law to the contrary, performance security funds of the sort contemplated here must be deposited with the Town Treasurer and made part of the Town’s general fund, pursuant to G.L. c. 44, § 53. The Town must then appropriate the money for the specific purpose of completing the work required for removal and/or restoration.

B. Section X “Permit Revocation For Non-Performance”.

Section X authorizes the Planning Board to revoke a special permit for failure to comply with certain conditions. We approve Section X. However, before the Planning Board revokes a permit for failure to comply with certain conditions provided in Section X, the Planning Board should discuss with Town Counsel what due process, including notice and hearing requirements, are required. We suggest that the Town discuss this issue in more detail with Town Counsel.

Finally, the word “ordinance” is used in the by-law. Towns enact “by-laws” and cities enact “ordinances.” The Town may wish delete the word “ordinance” from the new Section 215-27 and insert the word “by-law” at a future Town Meeting.

Article 2 - The amendments adopted under Article 2 add a new Section 215-28, “Solar Photovoltaic Installation Moratorium Bylaw,” to the Town’s zoning by-laws. The temporary moratorium (through one year from the date of enactment of Section 215-28) on solar photovoltaic installation other than those mounted on an existing structure provides as follows:

Whereas, the Town of Mount Washington is undertaking a comprehensive study with respect to regulating the use of land for Solar Photovoltaic Installations, and

Whereas, there have been significant changes in law regarding Solar Photovoltaic Installations; and,

Whereas, the Town wishes to act carefully in a field with evolving law and technology, to investigate ways to preserve the character of the community while serving the needs of its people, and to devise an orderly process for granting permits by drafting an amendment to the Bylaw which is comprehensive, practical, equitable, and addresses the concerns of the Town on number, size, appearance, site standards, and location of Solar Photovoltaic Installations; and,

Whereas, it is desired to protect the Town from ill-advised and inappropriate development of Solar Photovoltaic Installations pending a thorough review and the formulation of such a zoning amendment; and,

Whereas, the Planning Board has determined that one year is necessary for such a comprehensive review and development of a Bylaw Subsection on Solar Photovoltaic Installations.

Now, therefore, no Solar Photovoltaic Installations other than those mounted on an existing structure, in the usual manner, shall be permitted for one year from the date of enactment of this Bylaw.

We approve the temporary moratorium adopted under Article 2 because the Town has the authority to “impose reasonable time limitations on development, at least where those restrictions are temporary and adopted to provide controlled development while the municipality engages in comprehensive planning studies.” Sturges v. Chilmark, 380 Mass. 246, 252-253 (1980). Such a temporary moratorium is within the Town’s zoning power where there is a stated need for “study, reflection and decision on a subject matter of [some] complexity...” W.R.

Grace v. Cambridge City Council, 56 Mass. App. Ct. 559, 569 (2002) (City's temporary moratorium on building permits in two districts was within city's authority to zone for public purposes.) The time limit Mount Washington has selected for its temporary moratorium (one year from the date of enactment of the by-law) appears to be reasonable in the circumstances. The moratorium is limited in time period and scope (to the use of land and structures for solar photovoltaic installations), and thus does not present the problem of a rate-of-development bylaw of unlimited duration which the Zuckerman court determined was unconstitutional. Zuckerman v. Hadley, 442 Mass. 511, 512 (2004) ("[A]bsent exceptional circumstances not present here, restrictions of unlimited duration on a municipality's rate of development are in derogation of the general welfare and thus are unconstitutional.")

While we approve the temporary one year moratorium on solar photovoltaic installations, we note that G.L. c. 40A, § 3, protects solar energy systems and the building of structures that facilitate the collection of solar energy from certain local zoning requirements. General Laws Chapter 40A, Section 3, provides in pertinent part as follows:

No zoning ordinance or by-law shall prohibit or unreasonably regulate the installation of solar energy systems or the building of structures that facilitate the collection of solar energy, except where necessary to protect the public health, safety or welfare.

General Laws Chapter 40A, Section 3, prohibits towns from adopting zoning by-laws that prohibit or *unreasonably regulate* the installation of solar energy systems or the building of structures that facilitate the collection of solar energy, except where necessary to protect the public health, safety or welfare. A temporary moratorium longer than one year may be vulnerable to a challenge in court that it is an unreasonable regulation of solar energy systems under G.L. c. 40A, § 3. We suggest the Town consult closely with Town Counsel on this issue.

Note: Pursuant to G.L. c. 40, § 32, neither general nor zoning by-laws take effect unless the Town has first satisfied the posting/publishing requirements of that statute. Once this statutory duty is fulfilled, (1) general by-laws and amendments take effect on the date these posting and publishing requirements are satisfied unless a later effective date is prescribed in the by-law, and (2) zoning by-laws and amendments are deemed to have taken effect from the date they were approved by the Town Meeting, unless a later effective date is prescribed in the by-law.

Very truly yours,
MARTHA COAKLEY
ATTORNEY GENERAL

Kelli E. Gunagan

By: Kelli E. Gunagan
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cc: Town Counsel Joel Bard (via electronic mail)



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February 23, 2015

Debra A. Bourbeau, Town Clerk
Town of Montague
1 Avenue A
Montague, MA 01376

**RE: Montague Special Town Meeting of October 29, 2014 - Case # 7451
Warrant Article # 17 (Zoning)**

Dear Ms. Bourbeau:

Article 17 - We approve Article 17 from the October 29, 2014 Montague Special Town Meeting. Article 17 amends several portions of the Town's zoning by-laws pertaining to site plan review.

1. Section 5.2 (d), Permitted Uses and Special Permits - Procedures

Section 5.2 (d) was deleted in its entirety and replaced with new text that provides as follows (with emphasis added):

All applications for Special Permits and Site Plan Review from the Board of Appeals or the Planning Board shall be subject to the procedural requirements established by the respective Board. The Board of Appeals or Planning Board may determine that the assistance of outside professional expertise is required due to the size, scale, or complexity of a given project or its potential impact on the health, safety, and welfare of the Town. When outside review is determined to be necessary, the Board may require the applicant pay all reasonable expenses for this purpose, in accordance with the Board's regulations and M.G.L. Chapter 44 Section 53G.

General Laws Chapter 44, Section 53G, authorizes zoning boards, planning boards, boards of health, and conservation commissions, acting under authority conferred by G.L. c. 40A, § 9 and 12, c. 41, § 81Q, c. 40B, § 21, c. 111; and c. 40, § 8C, to impose consultant review fees, to disburse the funds collected, and to return unused portions to the applicant. However, the Legislature did not include Boards acting under the authority conferred solely by a local law within the small class of local boards that enjoy the benefits of G.L. c. 44, § 53G. When the Board is reviewing a site plan application based solely on the authority granted under local law, it cannot avail itself of the provisions of G.L. c. 44, § 53G. We suggest that the Town discuss this issue in more detail with Town Counsel.

2. Section 7.5.2, Telecommunication Facilities - General Provisions

Section 7.5.2, was deleted in its entirety and replaced with new text that provides as follows:

Telecommunication Facilities may be allowed by Special Permit from the Board of Appeals pursuant to Sections 5.2 and Section 7.5. Conditions shall maximize the shared use of any new or existing structures to minimize the required number of such facilities; and shall minimize[e] adverse visual impacts through careful design, siting, and screening. No facility shall be located in a (RS) Residential District. (see: Section 2, Definitions).

Section 7.5.2 must be applied in a manner consistent with Section 6409 of the Middle Class Tax Relief and Job Creation Act of 2012, which requires that “[A] state or local government *may not deny, and shall approve*, any eligible facilities request for a modification of an existing wireless tower or base station that does not substantially change the physical dimensions of such tower or base station.” (emphasis added). The Act defines “eligible facilities request” as any request for modification of an existing wireless tower or base station that involves: 1) collocation of new transmission equipment; 2) removal of transmission equipment; or 3) replacement of transmission equipment. The Act applies “[n]otwithstanding section 704 of the Telecommunications Act of 1996.” The Act’s requirement that a local government “may not deny, and shall approve, any eligible facilities request” means that a request for modification to an existing facility that does not substantially change the physical dimensions of the tower or base station must be approved. Such qualifying requests also cannot be subject to a discretionary special permit.

The Town must apply Section 7.5.2 in a manner consistent with the applicable law outlined above. We also urge the Town to consult closely with Town Counsel regarding the appropriate response to applications for collocation in light of these recent amendments.

Note: Pursuant to G.L. c. 40, § 32, neither general nor zoning by-laws take effect unless the Town has first satisfied the posting/publishing requirements of that statute. Once this statutory duty is fulfilled, (1) general by-laws and amendments take effect on the date these posting and publishing requirements are satisfied unless a later effective date is prescribed in the by-law, and (2) zoning by-laws and amendments are deemed to have taken effect from the

date they were approved by the Town Meeting, unless a later effective date is prescribed in the by-law.

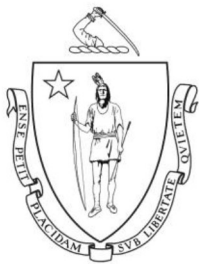
Very truly yours,

MAURA HEALEY
ATTORNEY GENERAL

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February 10, 2015

Trudy L. Reid, Town Clerk
Town of Lynnfield
55 Summer Street
Lynnfield, MA 01940

RE: Lynnfield Fall Annual Town Meeting of October 20, 2014 - Case # 7408
Warrant Articles # 12, 13 and 14 (Zoning)
Warrant Articles # 16 and 17 (General)

Dear Ms. Reid:

Articles 12, 13, 14, 16 and 17 - We approve Articles 12, 13, 14, 16 and 17 from the October 20, 2014 Lynnfield Fall Annual Town Meeting. Our comments regarding Article 14 are provided below.

Article 14 - Article 14 makes a number of changes to the Town's zoning by-laws pertaining to Radio Telecommunication Facilities (RTF) and Personal Wireless Service Facilities (PWSF) including adding new definitions to Section 2, amending Section 7.4, "Site Plan" to add a new sub-section 7.4A "Additional Requirements for Personal Wireless Service Facilities"; and amending Section 8, "Special Permits" to add a new sub-section 8.7, "Siting of Radio Telecommunications Facilities."

I. Applicable Law

The federal Telecommunications Act of 1996, 47 U.S.C. § 332 (7) preserves state and municipal zoning authority to regulate personal wireless service facilities, subject to the following limitations:

1. Zoning regulations "shall not unreasonably discriminate among providers of functionally equivalent services." 47 U.S.C. §332(7) (B) (i) (I)
2. Zoning regulations "shall not prohibit or have the effect of prohibiting the provisions of personal wireless services." 47 U.S.C. § 332 (7) (B) (i) (II).
3. The Zoning Authority "shall act on any request for authorization to place, construct, or modify personal wireless service facilities within a reasonable period of time." 47 U.S.C. § 332 (7) (B) (ii).

4. Any decision “to deny a request to place, construct, or modify personal wireless service facilities shall be in writing and supported by substantial evidence contained in a written record.” 47 U.S.C. § 332 (7) (B) (iii).
5. “No state or local government or instrumentality thereof may regulate the placement, construction and modification of personal wireless service facilities on the basis of the environmental effects of radio frequency emissions to the extent that such facilities comply with the [Federal Communications] Commission’s regulations concerning emissions.” 47 U.S.C. § 332(7) (B) (iv).

Federal courts have construed the limitations listed under 47 U.S.C. § 332(7) as follows. First, even a facially neutral by-law may have the effect of prohibiting the provision of wireless coverage if its application suggests that no service provider is likely to obtain approval. “If the criteria or their administration effectively preclude towers no matter what the carrier does, they may amount to a ban ‘in effect’....” Town of Amherst, N.H. v. Omnipoint Communications Enters, Inc., 173 F.3d 9, 14 (1st Cir. 1999).

Second, local zoning decisions and by-laws that prevent the closing of significant gaps in wireless coverage have been found to effectively prohibit the provision of personal wireless services in violation of 47 U.S.C. § 332(7). See, e.g., Nat’l Tower, LLC v. Plainville Zoning Bd. of Appeals, 297 F.3d 14, 20 (1st Cir. 2002) (“local zoning decisions and ordinances that prevent the closing of significant gaps in the availability of wireless services violate the statute”); Omnipoint Communications MB Operations, LLC v. Town of Lincoln, 107 F. Supp. 2d 108, 117 (D. Mass. 2000) (by-law resulting in significant gaps in coverage within town had effect of prohibiting wireless services).

Third, whether the denial of a permit has the effect of prohibiting the provision of personal wireless services depends in part upon the availability of reasonable alternatives. See 360 Degrees Communications Co. v. Bd. of Supervisors, 211 F.3d 79, 85 (4th Cir. 2000). Zoning regulations must allow cellular towers to exist somewhere. Towns may not effectively ban towers throughout the municipality, even under the application of objective criteria. See Virginia Metronet, Inc. v. Bd. of Supervisors, 984 F. Supp. 966, 971 (E.D. Va. 1998).

State law also establishes certain limitations on a municipality’s authority to regulate wireless communications facilities and service providers. Under General Laws Chapter 40A, Section 3, wireless service providers may apply to the Department of Telecommunications and Cable for an exemption from local zoning requirements. If a telecommunication provider does not apply for or is not granted an exemption under c. 40A, § 3, it remains subject to local zoning requirements pertaining to cellular towers. See Building Comm’r of Franklin v. Dispatch Communications of New England, Inc., 48 Mass. App. Ct. 709, 722 (2000). Also, G.L. c. 40J, § 6B, charges the Massachusetts Broadband Institute with the task of promoting broadband access throughout the state. Municipal regulation of broadband service providers must not frustrate the achievement of this statewide policy.

In addition, Section 6409 of the Middle Class Tax Relief and Job Creation Act of 2012 requires that “[A] state or local government *may not deny, and shall approve*, any eligible

facilities request for a modification of an existing wireless tower or base station that does not substantially change the physical dimensions of such tower or base station.” (emphasis added). The Act defines “eligible facilities request” as any request for modification of an existing wireless tower or base station that involves: 1) collocation of new transmission equipment; 2) removal of transmission equipment; or 3) replacement of transmission equipment. The Act applies “[n]otwithstanding section 704 of the Telecommunications Act of 1996.” The Act’s requirement that a local government “may not deny, and shall approve, any eligible facilities request” means that a request for modification to an existing facility that does not substantially change the physical dimensions of the tower or base station must be approved. Such qualifying requests also cannot be subject to a discretionary special permit.

The Town must apply Article 14 in a manner consistent with the applicable law outlined above. In particular, Section 8.7.5.1 requires that PWSF may only be erected upon the grant of a special permit. The Town cannot apply this requirement to eligible facilities requests for modification to existing facilities that qualify for required approval under Section 6409 of the Act. We also urge the Town to consult closely with Town Counsel regarding the appropriate response to applications for collocation in light of these recent amendments.

II. Section 8.7, Siting of Radio Telecommunications Facilities

A. Section 8.7.2, Purpose

Section 8.7.2 provides that the purpose of the by-law is to establish general guidelines for the siting of RTFs. Section 8.7.2 (4) establishes one of the by-law’s goals as “[t]o make all RTF locations available for municipal agencies use where feasible.”

It is unclear whether Section 8.7.2 (4) would require the Town’s use of the RTF, and whether such use would be compensated or uncompensated. When applying the by-law, the Town cannot require an applicant to transfer property to the public without fair compensation. “The Fifth Amendment to the United States Constitution, made applicable to the States through the Fourteenth Amendment, provides that private property shall not ‘be taken for public use, without just compensation.’” This protection is “designed to bar Government from forcing some people alone to bear public burdens which, in all fairness and justice, should be borne by the public as a whole.” Giovanella v. Conservation Commission of Ashland, 447 Mass. 720, 724 (2006) (*quoting* Armstrong v. United States, 364 U.S. 40, 49 (1960)). More recently, the court in Collins v. Stow, 79 Mass. App. Ct. 447 (2011) ruled that a town cannot condition subdivision approval on the dedication of open space for public use and actual conveyance of the land to the Town in exchange for waivers. “Although a planning board’s authority under the subdivision control law certainly encompasses, in appropriate circumstances, requiring open space, it does not extend to requiring the transfer of that open space to the public for reasons unrelated to adequate access and safety of the subdivision without providing just compensation.” *Id.* at 453. We suggest that the Town consult with Town Counsel regarding the proper application of Section 8.7.2 (4).

B. Section 8.7.5.4, General

Section 8.7.5.4.1 provides in relevant part that:

An undertaking shall be required, secured by a BOND appropriate in form and amount for removal of the PWSF within 6 months of cessation of operation of said facility or such other activity which may be appropriate to prevent the structures from becoming a nuisance or aesthetic blights.

The Town must apply any bond proceeds in a manner consistent with state law. Bond proceeds do not become Town funds unless and until the applicant defaults on the obligation under the by-law. Moreover, if the Town must use the bond to pay for removal of a PWSF or for other activity to prevent nuisance or blight, an appropriation is required before expenditure is made to do the work. General Laws Chapter 44, Section 53, provides that “[a]ll moneys received by a city, town or district officer or department, except as otherwise provided by special acts and except fees provided for by statute, shall be paid by such officers or department upon their receipt into the city, town or district treasury.” Under Section 53 all moneys received by the Town become a part of the general fund, unless the Legislature has expressly made other provisions that are applicable to such receipt. In the absence of any general or special law to the contrary, performance security funds of the sort contemplated here must be deposited with the Town Treasurer and made part of the Town’s general fund, pursuant to G.L. c. 44, § 53. The Town must then appropriate the money for the specific purpose of completing the work required for removal and/or other activities. The Town should consult with Town Counsel regarding the proper application of Section 8.7.5.4.

C. Section 8.7.5.5, Application Procedures

Section 8.7.5.5 pertaining to the Special Permit application provides in relevant part, that:

The Application Phase of the process begins with the receipt by the SPGA of a complete application including all materials required by the Zoning Bylaw and any applicable regulations.

Within 30 days of receipt, the SPGA or its designee shall review the application for consistency and completeness with respect to the Application Requirements in the bylaw and any applicable regulations and shall notify the Applicant in writing of any deficiency in the completeness of the application.

The SPGA shall take regulatory notice of the Federal Communications Commission (FCC) presumption that the final action of the SPGA on a new Antenna Tower should take no more than 150 days from the date of receipt of the completed application, and that final action on a Collocation or Site Sharing application should take no more than 90 days from the date of receipt of the completed application except upon written

extension of these timelines by mutual agreement between the SPGA and the Applicant.

Section 8.7.5.5 must be applied in a manner consistent with the time limits established in G.L. c. 40A, § 9. General Laws Chapter 40A, Section 9, requires that the special permit granting authority “shall hold a public hearing for which notice has been given as provided in section eleven, on any application for a special permit within sixty-five days from the date of filing of such application. . . . The decision of the special permit granting authority shall be made within ninety days following the date of such public hearing. . . . Failure by the special permit granting authority to take final action within . . . ninety days . . . shall be deemed to be a grant of the special permit.” (emphasis added).

Pursuant to G.L. c. 40A, § 9, the filing of a special permit application “starts the clock” on the time period within which the special permitting authority must act. Section 8.7.5.5 cannot be applied in a manner that “starts the clock” only when a *completed* application is filed. The Town must apply Section 8.7.5.5 consistent with G.L. c. 40A, § 9. See Massachusetts Broken Stone Co. v. Town of Weston, 430 Mass. 637, 642 (2000). The Town should consult with Town Counsel regarding the proper application of Section 8.7.5.5.

Note: Pursuant to G.L. c. 40, § 32, neither general nor zoning by-laws take effect unless the Town has first satisfied the posting/publishing requirements of that statute. Once this statutory duty is fulfilled, (1) general by-laws and amendments take effect on the date these posting and publishing requirements are satisfied unless a later effective date is prescribed in the by-law, and (2) zoning by-laws and amendments are deemed to have taken effect from the date they were approved by the Town Meeting, unless a later effective date is prescribed in the by-law.

Very truly yours,

MAURA HEALEY
ATTORNEY GENERAL

Nicole B. Caprioli

By: Nicole B. Caprioli
Assistant Attorney General
Municipal Law Unit
10 Mechanic Street, Suite 301
Worcester, MA 01608
(508) 792-7600 ext. 4418
nicole.caprioli@state.ma.us

cc: Town Counsel Thomas Mullen

CITY OF CAMBRIDGE, MASSACHUSETTS
P L A N N I N G B O A R D
CITY HALL ANNEX, 344 BROADWAY, CAMBRIDGE

January 27, 2016

To: The Board of Zoning Appeal

From: The Planning Board

RE: BZA #9059- 2016, 1815 Massachusetts Avenue

The Planning Board reviewed the Special Permit application for the communication antenna at Lesley University and finds that the proposals are no worse than the current installations. The Planning Board does suggest that the antennas be located in such a way as to not break the roof line when viewed from the street, and that they be painted to match the facades. For example to match either the red brick or the gray stone band around the top of the tower.

QUITCLAIM DEED

Walden Square Limited Partnership, a Massachusetts limited partnership having its principal office at 101 Arch Street, in Boston, Suffolk County Massachusetts for consideration paid and in full consideration of \$1,449,468.32 grant to **WSQ LIMITED PARTNERSHIP**, a Massachusetts limited partnership with a principal business address c/o Boston Financial, 101 Arch Street, Boston, Massachusetts with QUITCLAIM COVENANTS that certain parcel of land in Cambridge, Middlesex County, Massachusetts, more fully described in Exhibit A, attached hereto and incorporated herein by this reference, together with all buildings and improvements thereon erected and subject to the matters set forth in Exhibit B, attached hereto and incorporated herein by this referenced.

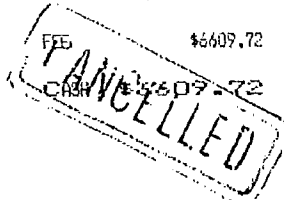
Said premises are conveyed subject to the mortgage of the Grantor to The National Shawmut Bank of Boston in the original principal amount of \$6,700,400.00 dated August 19, 1971 and recorded with Middlesex County Southern District Registry of Deeds at Book 12064, Page 329, as affected by a Confirmatory Mortgage dated August 27, 1971 recorded at Book 12304, Page 609; a Modification Agreement, dated April 1, 1973 recorded at Book 12639, Page 230; a Consolidation Agreement, dated May 24, 1974, recorded at Book 12639, Page 249; an Assignment by Shawmut to Federal National Mortgage Association (FNMA), dated May 24, 1974, recorded at Book 13088, Page 079; and an Assumption Agreement by and between HUD and Walden Square Limited Partnership. (the "First Mortgage")

Said premises are also conveyed subject to a Mortgage from Walden Square Company to the The National Shawmut Bank of Boston in the original principal amount of \$55,900.00, dated March 24, 1974, recorded with the Middlesex County Southern District Registry of Deeds at Book 12639, Page 235, as affected by: a Consolidation Agreement, dated May 24, 1974, recorded at Book 12639, Page 248; an Assignment by Shawmut to Federal National Mortgage Association (FNMA), dated May 24, 1974, recorded at Book 12639, Page 264; an Assignment by FNMA to the Secretary of Housing and Urban Development dated October 26, 1976, recorded at Book 13088, Page 079; and by an Assumption Agreement by and between HUD and Walden Square Limited Partnership. (the "Second Mortgage") The outstanding balance of the First Mortgage and Second Mortgage is \$4,941,381.68.

Being the same premises conveyed to the Grantor by Deed of Walden Square Apartments Company dated September 18, 1984 and recorded with Middlesex County Southern District Registry of Deeds in Book 15815, Page 56.

*** MASS. EXCISE TAX: 6609.72 ***
967 31.50

09/29/00 2:58PM 01
000000 #7834



CAMBRIDGE
DEEDS REG15
MIDDLE SOUTH

00834444.2

102-104 Sherman St
Cambridge

113

010700107
BK 35367 PG 189


114

WITNESS the hand and seal this 18th day of September, 2000.

SIGNED, SEALED AND DELIVERED IN
THE PRESENCE OF:



WALDEN SQUARE LIMITED
PARTNERSHIP,
a Massachusetts limited partnership
By: The Boston Financial Group Incorporated
Its General Partner

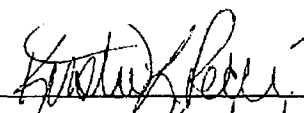
By:  (SEAL)
Michael H. Gladstone,
the President and Clerk

COMMONWEALTH OF MASSACHUSETTS

SUFFOLK, ss

September 18th 2000

Then personally appeared the above-named Michael H. Gladstone, in his capacity as the President and Clerk of The Boston Financial Group Incorporated, a Massachusetts corporation, the general partner of WALDEN SQUARE LIMITED PARTNERSHIP, a Massachusetts limited partnership, and acknowledged the foregoing instrument to be his free act and deed and the free act and deed of said entity, before me



Notary Public *Kirsten L. Ricci*
My Commission Expires: 2/5/04

EXHIBIT "A"

Property Description

Beginning at a point, said point being the intersection of the westerly side line of Raymond Street and the northerly property line of land now or formerly of Leo and Rosemary Bertoli;

Thence, turning and running $S06^{\circ}-46'-30''W$ by land now or formerly of Leo and Rosemary Bertoli, a distance of eighty-six and no hundredths (86.00) feet to a point;

Thence, turning and running $S23^{\circ}-13'-30''E$ again by land now or formerly of Leo and Rosemary Bertoli, by land now or formerly of Rita M. and Allen B. Macgillivray and by land now or formerly of Domenic Spartichino, a distance of one hundred sixty-one and seventy-four hundredths (161.74) feet to a point;

Thence, turning and running $S63^{\circ}-59'-13''W$ by land now or formerly of Cambridge Housing Authority, a distance of one hundred ninety-seven and forty-two hundredths (197.42) feet to a point;

Thence, turning and running $N26^{\circ}-04'-50''W$ by land now or formerly of the Cambridge Redevelopment Authority, a distance of one hundred forty and ten hundredths (140.10) feet to a point;

Thence, turning and running $S63^{\circ}-55'-10''W$ again by land now or formerly of the Cambridge Redevelopment Authority, a distance of eighty-four and no hundredths (84.00) feet to a point;

Thence, turning and running $N26^{\circ}-04'-50''W$ again by land now or formerly of the Cambridge Redevelopment Authority, a distance of twenty-five and no hundredths (25.00) feet to a point;

Thence, turning and running $N86^{\circ}-04'-50''W$ again by land now or formerly of the Cambridge Redevelopment Authority, and by land now or formerly of Cambridge Friends School, Inc., a distance of one hundred twenty-one and eighty three hundredths (121.83) feet to a point;

Thence, turning and running $S64^{\circ}-03'-05''W$ again by land now or formerly of Cambridge Friends School, Inc., a distance of three hundred fifty-three and sixty-four hundredths (353.64) feet to a point;

Thence, turning and running $N26^{\circ}-06'-49''W$ by land now or formerly of Max Wasserman, a distance of forty-six and ninety-seven hundredths (46.97) feet to a point;

116

Thence, turning and running S65°-36'-32"W again by land now or formerly of Max Wasserman, a distance of fourteen and thirty-eight hundredths (14.38) feet to a point;

Thence, turning and running N26°-07'-49"W again by land now or formerly of Max Wasserman, a distance of one hundred forty-three and forty-four hundredths (143.44) feet to a point;

Thence, turning and running N75°-12'-28"W again by land now or formerly of Max Wasserman, a distance of eighty-five and sixty-one hundredths (85.61) feet to a point;

Thence, turning and running N02°-26'-18"W by land now or formerly of Anthony P. Di Nardo, a distance of forty-two and fifty hundredths (42.50) feet to a point;

Thence, turning and running S87°-33'-42"W again by land now or formerly of Anthony P. Di Nardo, a distance of eighty and no hundredths (80.00) feet to a point;

Thence, turning and running N02°-26'-18"W along the easterly side line of Sherman Street, a distance of ninety and no hundredth (90.00) feet to a point;

Thence, turning and running N87°-33'-42"E by land now or formerly of Cambridge Electric Light Co., a distance of ninety-five and no hundredths (95.00) feet to a point;

Thence, turning and running N02°-26'-18"W again by land now or formerly of Cambridge Electric Light Co., a distance of eighty-eight and fifty hundredths (88.50) feet to a point;

Thence, turning and running N87°-33'-42"E by land now or formerly of Ancietto Filomena and Blair Place (a private way), a distance of one hundred thirty-five and no hundredths (135.00) feet to a point;

Thence, turning and running N02°-26'-18"W by the easterly side line of Blair Place (a private way), a distance of fourteen and eighty-nine hundredths (14.89) feet to a point;

Thence, turning and running N87°-33'-42"E, by land now or formerly of Blanche M. McGuinness, a distance of one hundred forty and no hundredths (140.00) feet to a point;

Thence, turning and running N02°-26'-18"W again by land now or formerly of Blanche M. McGuinness, a distance of fifty-six and no hundredths (56.00) feet to a point,

Thence, turning and running S79°-25'-19"E by land now or formerly of the Cambridge Redevelopment Authority, a distance of six hundred sixty-six and thirty-five hundredths (666.35) feet to a point;

Thence, turning and running S23°-13'-30"E along the westerly side line of Raymond Street, a distance of seventy and no hundredths (70.00) feet to the point of beginning.

Containing three hundred seven thousand, two hundred eighty-three (307,283) square feet more or less.

117

A parcel of land situated in Cambridge, Middlesex County, Massachusetts, shown as Tract 2 on a plan entitled "Cambridge Redevelopment Authority, Walden Square Urban Renewal Area, Project No. Mass. R-135, Tract Disposition and Easement plan", dated August 1971, prepared by Fay, Spofford & Thorndike, Inc., Engineers, Lexington, Massachusetts, which plan is recorded with Middlesex South District Registry of Deeds at Book 12064, Page 329 and which parcel is more particularly bounded and described as follows:

Tract 2

Beginning at a point, said point being the intersection of the northerly property line of land now or formerly of Cambridge Housing Authority and the easterly property line of land now or formerly of Cambridge Redevelopment Authority (Tract 4);

Thence running N26°-04'-50"W by land now or formerly of Cambridge Redevelopment Authority (Tract 4), a distance of one hundred forty and no hundredths (140.00) feet to a point;

Thence turning and running N63°-55'-10"E by land now or formerly of Cambridge Redevelopment Authority (Tract 1), a distance of eighty-four and no hundredths (84.00) feet to a point;

Thence turning and running S26°-04'-50"E again by land now or formerly of Cambridge Redevelopment Authority (Tract 1), a distance of one hundred forty and ten hundredths (140.10) feet to a point;

Thence turning and running S63°-59'-13"W by land now or formerly of Cambridge Housing Authority, a distance of eighty-four and no hundredths (84.00) feet to a point of beginning.

Containing eleven thousand seven hundred sixty-four (11,764) square feet, more or less.

118

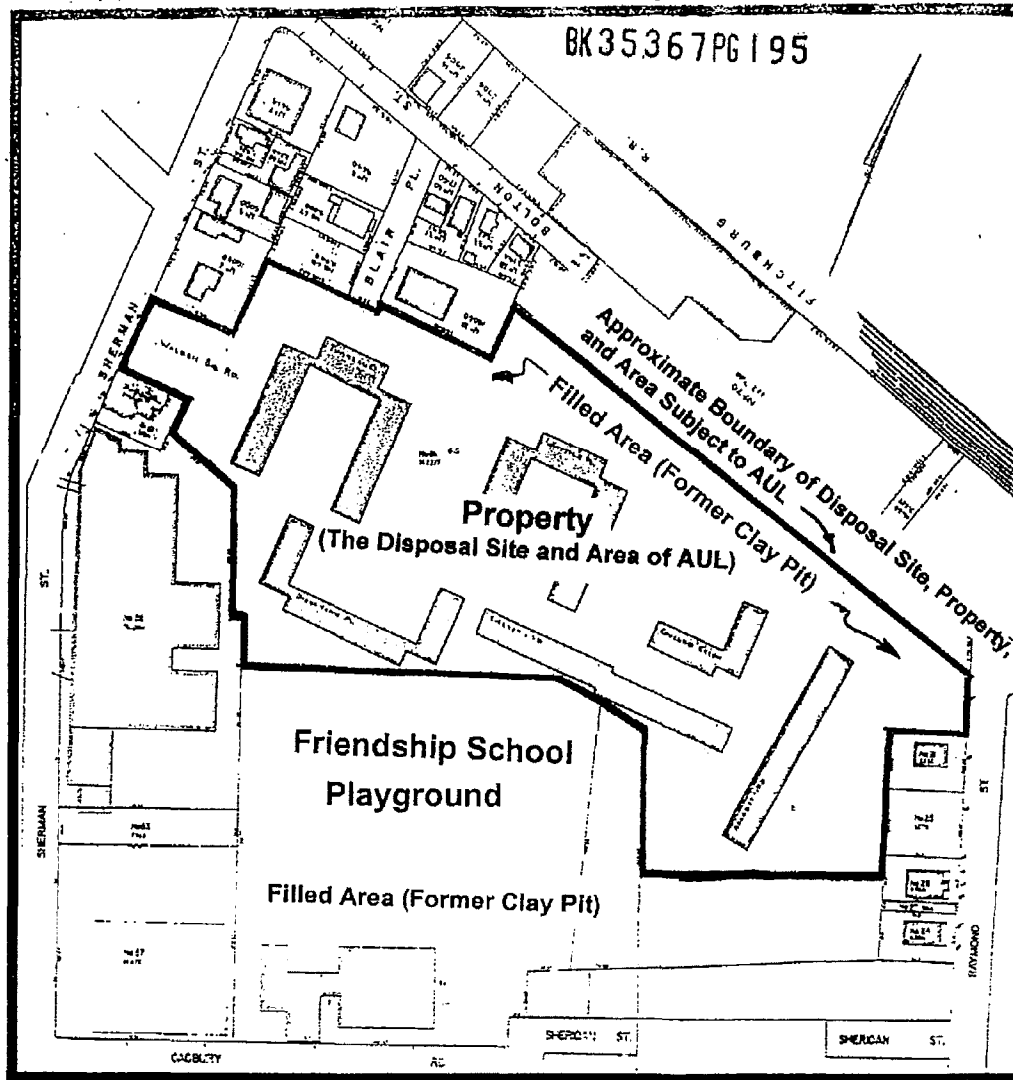
EXHIBIT B

The premises described in Exhibit A of this Deed are conveyed subject to the following matters to the extent they are presently in force and applicable:

1. Terms and provisions of a Land Disposition Contract dated August 27, 1981, by and between Walden Square Apartments Company and Cambridge Redevelopment Authority recorded in the Middlesex (South) Registry of Deeds in Book 12064, Page 245.
2. Easements, restrictions, covenants, and agreements set forth in the Deed recorded with said Deeds in Book 12064, Page 316.
3. Mortgage from Walden Square Apartments Company to the National Shawmut Bank of Boston, N.A., in the original principal amount of \$6,700,400.00, dated August 19, 1971, and recorded with said Deeds in Book 12064, Page 329, as confirmed by a Mortgage recorded with said Deeds in Book 12304, Page 609, and amended by a Modification Agreement dated April 1, 1973, recorded with said Deeds in Book 12639, Page 230. Also another Mortgage to the National Shawmut Bank of Boston in the original principal amount of \$55,900.00, recorded with said Deeds in Book 12639, Page 235. The aforesaid Mortgages were consolidated pursuant to a Consolidation Agreement dated May 24, 1974, and recorded with said Deeds in Book 12639, Page 249. Said Mortgages were assigned to the Federal National Mortgage Association by an Assignment recorded with said Deeds in Book 12639, Page 264, and thereafter to the Secretary of Housing and Urban Development by an Assignment recorded with said Deeds in Book 13088, Page 079.
4. Regulatory Agreement for Limited Distribution Mortgagors dated August 19, 1971, between Walden Square Apartments and the Secretary of Housing and Urban Development recorded with said Deeds in Book 12064, Page 341, as amended by an instrument recorded with said Deeds in Book 12639, Page 259.
5. Notice of Lease to L&D Laundries, Inc., dated July 10, 1973, and recorded with said Deeds in Book 12495, Page 340.
6. Electrical Utility Easement to the Cambridge Electric Light Company recorded with said Deeds in Book 12990, Page 651.
7. Liens for unpaid real estate taxes, if any.

EXHIBIT B

**Sketch Plan Showing the Relationship
of Property to Disposal Site**



21 Walden Square Rd., Cambridge, MA	Relationship of Property to Disposal Site and Area of AUL	
EXHIBIT B	Preparation Date: 2/28/02	Action Environmental, Inc. 17 Green Street Waltham Massachusetts, 02451
Reference: Part of City of Cambridge Assessor's Plan 203, showing the Subject Property and Site developed with Walden Square Apartments and relationship to adjacent properties [Approximate Scale: 1 inch = 160 feet]		

Prepared by: DB, Reviewed by: RH

EXHIBIT C

AUL Opinion

(Narrative AUL Opinion Summarizing nature of contamination, how the contamination came to be located on the property and reflecting permitted site activities and uses, activities and uses inconsistent with No Significant Risk, and obligations and conditions)

EXHIBIT C
(AUL Opinion)

In accordance with the MCP at 310 CMR 40.01074, an Activity and Use Limitation (AUL) Opinion has been prepared by the LSP-of-Record to support this Notice of Activity and Use Limitation ("Notice") for the entire property located at 21 Walden Square Road, Cambridge, Massachusetts (Property). At the time of the recording of this Notice, the area subject to the AUL is occupied by: a residential apartment complex; associated landscaping consisting of trees, shrubs, and lawns; designated playground areas; paved parking areas; and paved roadways.

Site History

Research into available government and historic records indicates that a sequence of events resulted in contaminants being located at the Property. From the Colonial period through the mid-1900s, glacial clay deposits present at the Property and nearby properties were mined to make building bricks. From the mid 1800s to the mid 1900s, an industrial complex of brick yards, drying kilns, and clay-pits were present in the area of the Property. When the clay pits were exhausted, they were filled with materials and wastes from a number of sources. Specific sources of the fill presently underlying the Property are not known. Clay pits in the area generally were partly filled with debris and excess soil from nearby construction sites; municipal, private, and industrial refuse; and ash and cinders from municipal incinerators, one of which was located near the Property. Following filling, the former clay pits were redeveloped with industrial and commercial buildings, housing projects (like the Property), residences, and athletic fields. A 1969 aerial photograph indicates that at that time, at least one open pit remained on the Property. This pit and any other topographic depressions remaining on the Property presumably were filled in prior to the 1971 construction of the apartment complex that presently occupies the Property.

The Property was placed on the Massachusetts Contingency Plan (MCP) List of Locations to be Investigated (LTBI) because the U.S. Environmental Protection Agency (USEPA) identified the area encompassing the Property as a potential hazardous waste disposal area based on the large amount of fill material including ash and cinders placed in the former clay pits, including possible contributions from the local municipal incinerator and area chemical and manufacturing facilities. Several other properties in the area also were placed on the LTBI for the same reasons.

Subsequent environmental investigations at the Property confirmed that it is a Disposal Site. Except for possible oil and/or hazardous wastes associated with previous landfilling, no other releases were identified or are known to have occurred associated with the Site. Environmental investigations identified several contaminants at the Site that exceed current applicable MCP Reportable Concentrations — including arsenic, lead, and several polynuclear aromatic hydrocarbons (PAHs) in soil samples and petroleum hydrocarbons in a groundwater sample. Tier Classification was performed for the Site, and the Site was classified as a Tier II Disposal Site.

Phase IV remedial activities were completed at the Site, resulting in a Permanent Solution with the implementation of this AUL. The Phase IV remedial action included the removal of contaminated near-surface (0-3 feet deep) soil from a designated playground area and from a localized Hot Spot in a lawn area on the Property, with the emplacement of a geotextile barrier at least three feet below the playground surface. After completion of the remedial action, a MCP Method 3 Risk Characterization was used to demonstrate that a condition of No Significant Risk had been achieved at the Property and Site with the implementation of an AUL.

Reason for Activity and Use Limitations

The Phase IV remedial action (described in Section 4.0 of the RAO supporting document) was conducted in accordance with the MCP. Approximately 1,100 cubic yards of contaminated soil were removed from the Site under the Phase IV remedial action to reduce risks posed by near-surface contaminants of concern at the Site. The removal of contaminated soil from the vicinity of the identified Hot Spot (SS-8) and from a designated playground area has reduced the level of risk associated with the Site. However, assessment activities have indicated soil contaminants are widespread at depth — where further excavation would be difficult, extremely expensive, and disruptive to the developed Property. Excavation under the onsite apartment buildings would be difficult and would require extensive structural supports at extreme cost.

A MCP Method 3 Risk Characterization for current conditions (post-excavation) indicates that a condition of No Significant Risk has been attained for the Property for surface soils (0-3 feet) and groundwater. The implemented AUL restricts access by potential receptors to contaminated soils below a depth of three feet on the entire Property to ensure that a level of No Significant Risk continues to exist for current and future foreseeable Site activities and uses.

The AUL Opinion describing Activities and Uses Consistent and Inconsistent with the AUL Opinion and Obligations and Conditions follows:

1. Activities and Uses Consistent with the AUL Opinion. The AUL Opinion provides that a condition of No Significant Risk to health, safety, public welfare or the environment exists for any foreseeable period of time (pursuant to 310 CMR 40.0000) so long as any of the following activities and uses occur on the Property:

- (i) Any activity, including any residential, commercial, recreational, day care, playground, or industrial use, including but not limited to landscaping and routine maintenance of landscaped areas, that does not cause or result in direct contact with, disturbance of, and/or relocation of potentially contaminated soil at depths greater than 3 feet below the current land surface grade;

124

- (ii) In the playground areas, digging is permitted to a depth of three feet below grade or down to geotextile or pavement barrier;
- (iii) If the use of the Property changes, commercial or industrial activities are permissible on the Property;
- (iv) Excavation associated with short term (3 months or less) subsurface utility work and/or construction which is likely to disturb potentially contaminated soil located greater than 3 feet below surface grade provided that it is conducted in accordance with a Soil Management Plan prepared and implemented in accordance with Obligation (i) of this Notice prior to the commencement of such activity;
- (v) Excavation associated with long term (more than 3 months) subsurface utility work and/or construction which is likely to disturb oil-contaminated soil located greater than 3 feet below surface grade provided that it is conducted in accordance with a Soil Management Plan and a Health and Safety Plan prepared and implemented in accordance with Obligations (i) and (ii) of this Notice prior to the commencement of such activity;
- (vi) Such other activities or uses which, in the Opinion of an LSP, shall present no greater risk of harm to health, safety, public welfare or the environment than the activities and uses set forth in this Paragraph; and
- (vii) Such other activities and uses not identified in Paragraph 2 as being Activities and Uses Inconsistent with the AUL.

2. Activities and Uses Inconsistent with the AUL Opinion. Activities and uses which are inconsistent with the objectives of this Notice of Activity and Use Limitation and which, if implemented at the Property, may result in a significant risk of harm to health, safety, public welfare or the environment or in a substantial hazard, are as follows:

- (i) Performing borings, excavations, or any other activities that may result in exposure to soils below a depth of three feet on the Property without implementing the appropriate protective measures specified in Section 3 of this Notice;
 - (ii) Fruit and vegetable gardening prohibited on the designated AUL area to prevent the potential for ingestion of contaminants that may bioaccumulate; and
-

125

Exhibit C (Continued)

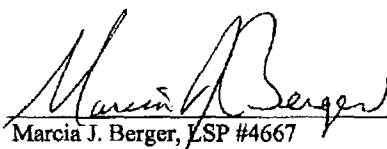
Page 4

- (iii) Relocation of oil-contaminated soil currently located greater than 3 feet below surface grade, unless such activity is first evaluated by an LSP who renders an Opinion which states that such relocation is consistent with maintaining a condition of No Significant Risk at the Site;
 - (iv) The lowering of the current surface grade which would cause the potentially contaminated soil located greater than 3 feet below surface grade to become shallower in depth..
3. Obligations and Conditions Set Forth in the AUL Opinion. If applicable, obligations and/or conditions to be undertaken and/or maintained at the Property to maintain a condition of No Significant Risk as set forth in the AUL Opinion shall include the following:
- (i) A Soil Management Plan must be prepared by an LSP and implemented prior to the commencement of any activity which is likely to disturb potentially contaminated soil located greater than 3 feet below surface grade. The Soil management Plan should describe appropriate soil management, characterization, storage, transport, and disposal procedures in accordance with the provisions of the MCP cited at 310 CMR 40.0030 *et seq.* and include a description of the engineering controls air monitoring procedures necessary to ensure that workers and receptors in the vicinity are not affected by fugitive dust of particulates. Workers who may come in contact with the oil-contaminated soil should be appropriately trained on the requirements of the Plan and the Plan must remain available on-site throughout the course of the project;
 - (ii) A Health and Safety Plan must be prepared and implemented prior to the commencement of any activity which is likely to disturb oil-contaminated soil located greater than 3 feet below surface grade. The Health and Safety Plan must be prepared by a Certified Industrial Hygienist or other qualified individual appropriately trained in worker health and safety procedures and requirements. The Plan should clearly identify the location of the oil-contaminated soil and specifically identify the types of personal protective equipment, monitoring devices, and engineering controls necessary to prevent workers, residents and other potential receptors are not exposed to oil through ingestion, dermal contact, and/or inhalation of particulate dusts. Workers who may come in contact with the oil-contaminated soil should be appropriately trained on the requirements of the Plan, and the Plan must remain available on-site throughout the course of the project;

126

- (iii) To prevent possible human contact with soil below a depth of 3 feet, present landscaped elevations must be generally maintained and erosion prevented. Any excavations performed in the upper 3 feet, must be promptly backfilled with clean soil when the purpose of the excavation has ended to maintain a 3-foot thickness of clean soil above potentially contaminated soil;
- (iv) The potentially contaminated soil located greater than 3 feet below surface grade must remain at the same depth and may not be relocated, unless such activity is first appropriately evaluated by an LSP who renders an Opinion which states that such activity poses no greater risk of harm to health, safety, public welfare, or the environment and ensures that a condition of No Significant Risk is maintained.

The activities, uses, and/or exposures upon which this AUL Opinion is based shall not change at any time without prior evaluation by an LSP in accordance with 310 CMR 40.1080 *et seq.*, and without additional response actions, if necessary, to achieve or maintain a condition of No Significant Risk or to eliminate substantial hazards.



Marcia J. Berger, LSP #4667

April 9, 2002

Date

[LSP SEAL]



BK353679G202

127

EXHIBIT D

AUL Opinion Form (BWSC-114)



Massachusetts Department of Environmental Protection
Bureau of Waste Site Cleanup

BWSC-114

ACTIVITY & USE LIMITATION (AUL) OPINION FORM

Pursuant to 310 CMR 40.1070 - 40.1084 (Subpart J)

Release Tracking Number

3-1656

COMPLETE THIS FORM AND ATTACH AS AN EXHIBIT TO THE AUL DOCUMENT TO BE RECORDED AND/OR REGISTERED WITH THE REGISTRY OF DEEDS AND/OR LAND REGISTRATION OFFICE.

A. LOCATION OF DISPOSAL SITE AND PROPERTY SUBJECT TO AUL:

Disposal Site Name: WALDEN SQUARE APARTMENTS
Street: 21 WALDEN SQUARE ROAD Location Aid: SHERMAN STREET
City/Town: CAMBRIDGE ZIP Code: 02140
Address of property subject to AUL, if different than above. Street: _____
City/Town: _____ ZIP Code: _____

B. THIS FORM IS BEING USED TO: (check one)

- ☒ Provide the LSP Opinion for a Notice of Activity and Use Limitation, pursuant to 310 CMR 40.1074 (complete all sections of this form).
- ☐ Provide the LSP Opinion for an Amended Notice of Activity and Use Limitation, pursuant to 310 CMR 40.1081(4) (complete all sections of this form).
- ☐ Provide the LSP Opinion for a Termination of a Notice of Activity and Use Limitation, pursuant to 310 CMR 40.1083(3) (complete all sections of this form).
- ☐ Provide the LSP Opinion for a Grant of Environmental Restriction, pursuant to 310 CMR 40.1071, (complete all sections of this form).
- ☐ Provide the LSP Opinion for an Amendment of Environmental Restriction, pursuant to 310 CMR 40.1081(3) (complete all sections of this form).
- ☐ Provide the LSP Opinion for a Release of Environmental Restriction, pursuant to 310 CMR 40.1083(2) (complete all sections of this form).

C. LSP OPINION:

I attest under the pains and penalties of perjury that I have personally examined and am familiar with this submittal, including any and all documents accompanying this submittal. In my professional opinion and judgment based upon application of (i) the standard of care in 309 CMR 4.02(1), (ii) the applicable provisions of 309 CMR 4.02(2) and (3), and (iii) the provisions of 309 CMR 4.03(5), to the best of my knowledge, information and belief,

> if Section B indicates that a Notice of Activity and Use Limitation is being registered and/or recorded, the Activity and Use Limitation that is the subject of this submittal (i) is being provided in accordance with the applicable provisions of M.G.L. c. 21E and 310 CMR 40.0000 and (ii) complies with 310 CMR 40.1074(1)(b);

> if Section B indicates that an Amended Notice of Activity and Use Limitation is being registered and/or recorded, the Activity and Use Limitation that is the subject of this submittal (i) is being provided in accordance with the applicable provisions of M.G.L. c. 21E and 310 CMR 40.0000 and (ii) complies with 310 CMR 40.1080(1) and 40.1081(1);

> if Section B indicates that a Termination of a Notice of Activity and Use Limitation is being registered and/or recorded, the Activity and Use Limitation that is the subject of this submittal (i) is being provided in accordance with the applicable provisions of M.G.L. c. 21E and 310 CMR 40.0000 and (ii) complies with 310 CMR 40.1083(3)(a);

> if Section B indicates that a Grant of Environmental Restriction is being registered and/or recorded, the Activity and Use Limitation that is the subject of this submittal (i) is being provided in accordance with the applicable provisions of M.G.L. c. 21E and 310 CMR 40.0000 and (ii) complies with 310 CMR 40.1071(1)(b);

> if Section B indicates that an Amendment to a Grant of Environmental Restriction is being registered and/or recorded, the Activity and Use Limitation that is the subject of this submittal (i) is being provided in accordance with the applicable provisions of M.G.L. c. 21E and 310 CMR 40.0000 and (ii) complies with 310 CMR 40.1080(1) and 40.1081(1);

> if Section B indicates that a Release of Grant of Environmental Restriction is being registered and/or recorded, the Activity and Use Limitation that is the subject of this submittal (i) is being provided in accordance with the applicable provisions of M.G.L. c. 21E and 310 CMR 40.0000 and (ii) complies with 310 CMR 40.1083(3)(a).

I am aware that significant penalties may result, including, but not limited to, possible fines and imprisonment, if I submit information which I know to be false, inaccurate or materially incomplete.

— Check here if the Response Action(s) on which this opinion is based, if any, are (were) subject to any order(s), permit(s) and/or approval(s) issued by DEP or EPA. If the box is checked, you MUST attach a statement identifying the applicable provisions thereof.

SECTION C IS CONTINUED ON THE NEXT PAGE.



Massachusetts Department of Environmental Protection
Bureau of Waste Site Cleanup

BWSC-114

ACTIVITY & USE LIMITATION (AUL) OPINION FORM

Pursuant to 310 CMR 40.1070 - 40.1084 (Subpart J)

Release Tracking Number

3 - 1656

129

C. LSP OPINION: (continued)

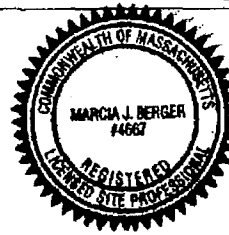
LSP Name: MARCIA J. BERGER LSP #: 4667 Stamp:

Telephone: 781-893-9922 Ext.:

FAX: 781-893-6622

LSP Signature: Marcia J. Berger

Date: Apr. 9, 2002



BK35367PG204

YOU MUST COMPLETE ALL RELEVANT SECTIONS OF THIS
FORM OR DEP MAY FIND THE DOCUMENT TO BE INCOMPLETE.

Rethink Possible

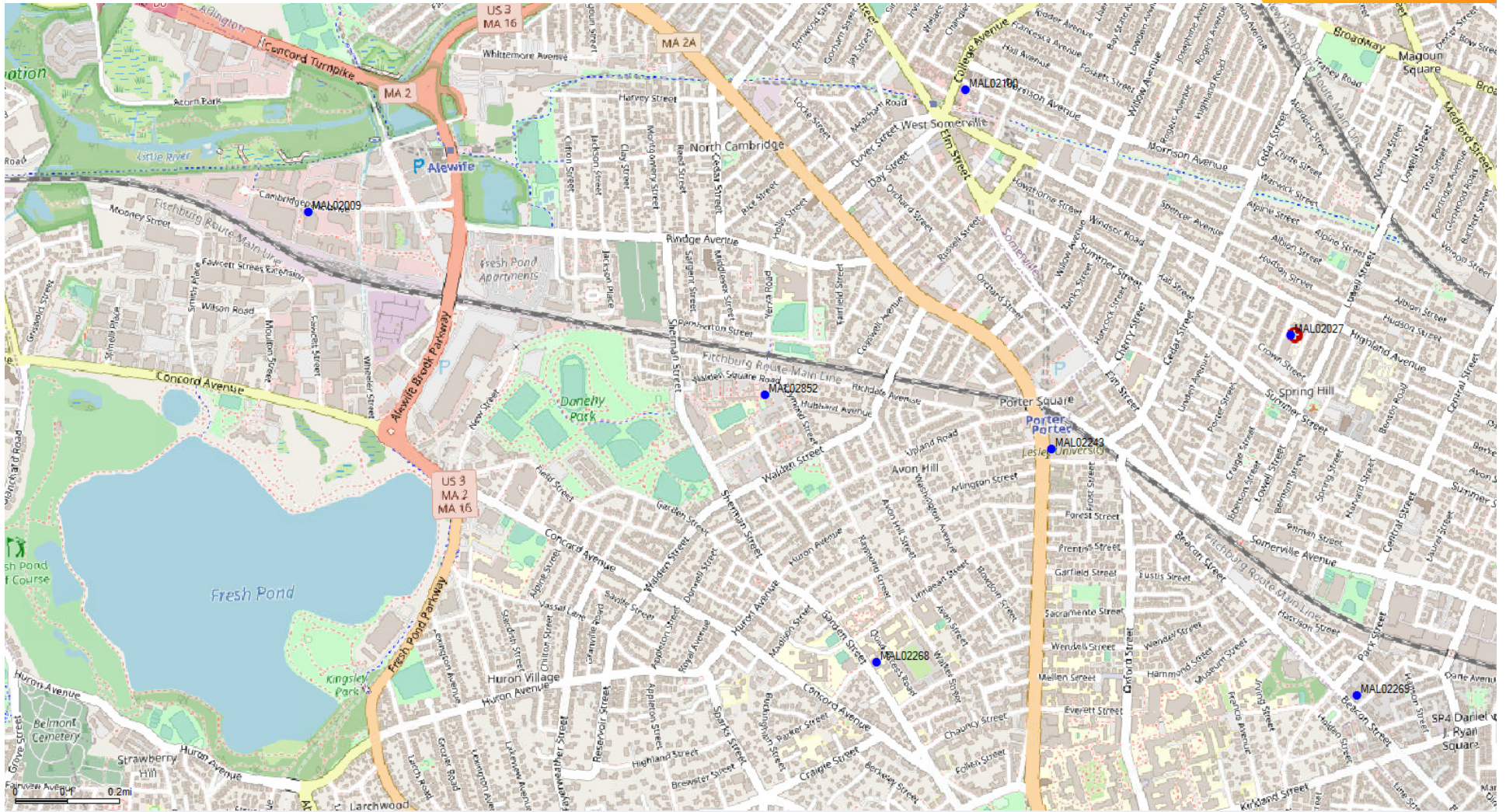


MAL02852 LTE CoveragePlots

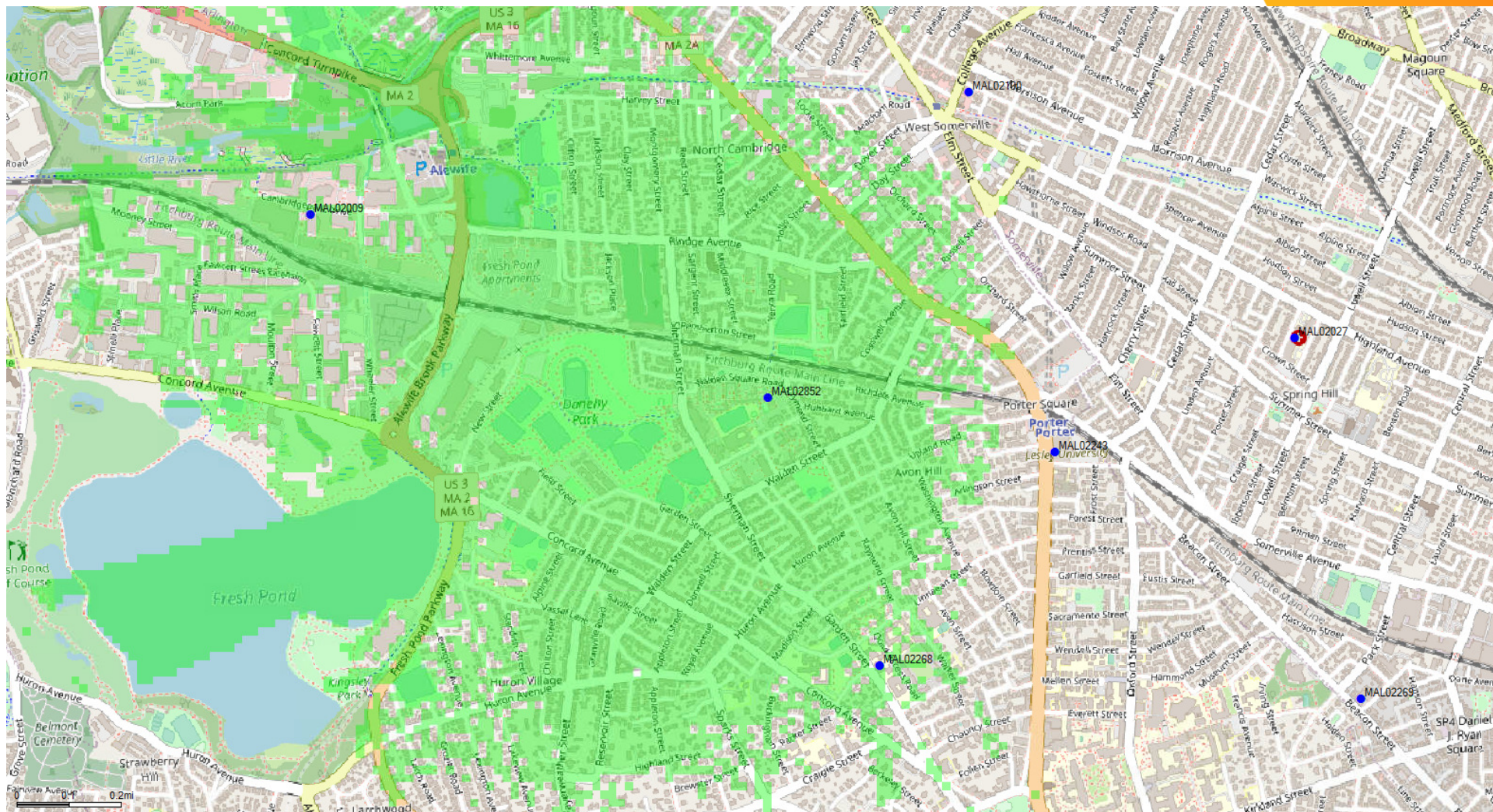
- Zoning Proposed 5G NR 850,
Existing 1900 LTE Band BWE
Project Plots



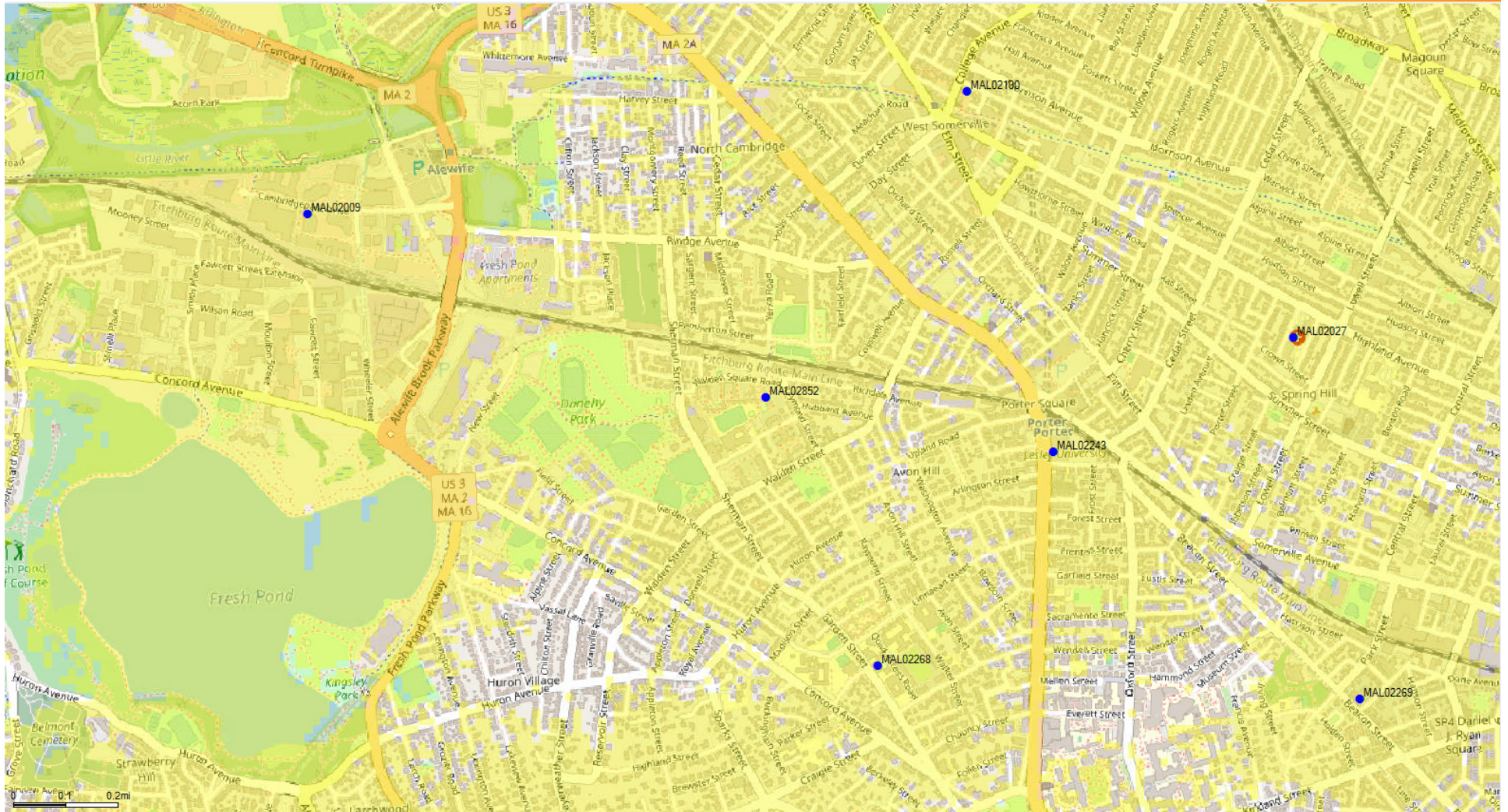
Current 850 5G Band Coverage



With Proposed MAL02852 850 5G Band Coverage



Existing 1900 LTE Band On MAL02852 Area Coverage With Band Width Expansion (BWE) Project





City of Cambridge

MASSACHUSETTS

BOARD OF ZONING APPEAL

831 Mass Avenue, Cambridge, MA.
(617) 349-6100

OFFICE OF THE CITY CLERK
CAMBRIDGE, MASSACHUSETTS

2014 MAR 14 PM 10 47

CASE NO: BZA-002668-2014

LOCATION: 102 Sherman Street
Cambridge, MA

Residence C-2 Zone

PETITIONER: Centerline Communications, LLC
C/o Derek Patton



2014 000443/5

Bk: 63470 Pg: 429 Doc: DECIS
Page: 1 of 4 04/09/2014 01:56 PM

PETITION: Special Permit: AT&T proposes to add twelve (12) antennas on the building rooftop. All antennas will be façade mounted, eight (8) to existing elevator room and four (4) to proposed equipment shelter. Antennas and proposed shelter will be painted to match existing building.

VIOLATION: Art. 4.000, Sec. 4.32.G.1 & Sec. 4.40 (Footnote 49) (Telecommunication Facility). Art. 10.000, Sec. 10.40 (Special Permit).

DATE OF PUBLIC NOTICE: November 21 & 28, 2014

DATE OF PUBLIC HEARING: December 5, 2013, January 30, 2014, February 13, 2014

MEMBERS OF THE BOARD:

CONSTANTINE ALEXANDER – CHAIR
TIMOTHY HUGHES – VICE-CHAIR
BRENDAN SULLIVAN
THOMAS SCOTT
JANET O. GREEN

✓
✓
✓
✓

ASSOCIATE MEMBERS:

DOUGLAS MYERS
SLATER W. ANDERSON
LINDSEY T. THORNE-BINGHAM
ANDREA A. HICKEY
ARCH HORST

✓

Members of the Board of Zoning Appeal heard testimony and viewed materials submitted regarding the above request for relief from the requirements of the Cambridge Zoning Ordinance. The Board is familiar with the location of the petitioner's property, the layout and other characteristics as well as the surrounding district.

WSQ, LP
Bk 31876 Pg 596

Case No. BZA-002668-2013
Location: 102 Sherman Street
Petitioner: Centerline Communications. LLC c/o Derek Patton

On February 13, 2014, Petitioner Derek Patton appeared before the Board of Zoning Appeal with his attorney Susan Roberts requesting a special permit in order to add twelve antennas on the roof, where eight antennas would be façade mounted to the existing elevator room and four antennas would be façade mounted to a proposed equipment shelter. The Petitioner requested relief from Article 4, Section 4.32.g.1 of the Cambridge Zoning Ordinance ("Ordinance"). The Petitioner submitted application materials including information about the project, plans, and photographs.

Ms. Roberts stated that AT&T was properly licensed to operate a telecommunications facility. She stated that the visual impacts of the facility had been minimized by painting it to match the building. She stated that while the site was in a residential zone, non residential uses such as office, retail, industry, and open space predominated in the neighborhood. She stated that no traffic would be created and that there would be no adverse impacts on the neighbors.

The Chair asked if anyone wished to be heard, no one indicated such. The Chair read a letter of support from the Planning Board with suggestions that the Petitioner had followed.

After discussion, the Chair moved that the Board grant the special permit for relief in order to add twelve antennas on the roof, where eight antennas would be façade mounted to the existing elevator room and four antennas would be façade mounted to a proposed equipment shelter based on the finding that there was a demonstrated public need for the facility at the proposed location in order to eliminate reoccurring dead spots and to improve the telecommunications services in the area. The Chair moved that the Board find that there were no alternative functionally suitable sites in nonresidential districts available. The Chair moved that the Board find that the character of the installation was consistent with prevailing uses in the area. The Chair moved that the Board find that nonresidential uses predominated in the vicinity of the proposed location, and that the telecommunication facility was not inconsistent with the character that prevailed in the surrounding neighborhood. The Chair moved that the Board find that traffic generated or patterns of access or egress would not cause congestion, hazard, or substantial change in established neighborhood character. The Chair moved that the Board find that telecommunications antenna needed minimal maintenance, typically once a month servicing. The Chair moved that the Board find that the continued operation and development of adjacent uses would not be adversely affected by the nature of the installation. The Chair moved that the

Board find that there were other telecommunication antennas in the area and that the continued development of uses in the neighborhood would not be affected by one more telecommunications installation. The Chair moved that the Board find that no nuisance or hazard would be created to the detriment of the health, safety, and welfare of the occupant or the citizens of the city. The Chair moved that the Board find that the proposed use would not impair the integrity of the district or adjoining district or otherwise derogate from the intent and purpose of the Ordinance. The Chair moved that the Board find that the project had the support of the Planning Board. The Chair moved that the Board find that there would be no detrimental impact on the neighborhood. The Chair moved that the Board grant the Special Permit subject to the following conditions:

1. that the work proceed in accordance with plans submitted by the Petitioner for option 2, dated February 7, 2014, numbered T1, Z1, Z2, Z3, and Z4, with the first page initialed by the Chair,
2. that the work proceed in accordance with photo simulations submitted by the Petitioner identified as option 2, taken September 13, 2013, with the first page initialed by the Chair,
3. that the equipment be maintained in its initial condition and not deteriorate to the visual detriment of the city,
4. that should the antennas not be used for a period of six months or more, they be removed and the building be restored to its previous condition to the extent reasonably practical,
5. that the generator proposed to be installed on the ground comply with all codes and ordinances, including the Cambridge Noise Control Ordinance.

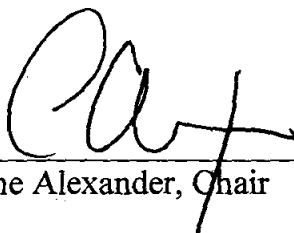
The five member Board voted unanimously in favor of granting the special permit (Alexander, Hughes, Scott, Green, and Horst). Therefore, the special permit is granted.

The Board based its decision upon all the information presented, the above findings and upon the following:

- 1) The meeting of the requirements of the Ordinance;
- 2) Traffic generated or patterns of access or egress would not cause congestion, hazard, or substantial change in the established neighborhood character;
- 3) The continued operation of or the development of adjacent uses as permitted in the Ordinance would not be adversely affected by the nature of the proposed uses;
- 4) Nuisance or hazard would not be created to the detriment of the health, safety and /or welfare of the occupants of the proposed use;
- 5) The proposed use would not impair the integrity of the district or adjoining district or otherwise derogate from the Ordinance, and in fact would be a significant improvement to the structure and benefit the neighborhood, and;

- 6) The new use or building construction is not inconsistent with the Urban Design Objectives set forth in Section 19.30 of the Cambridge Zoning Ordinance.

The Board of Zoning Appeal is empowered to waive local zoning regulations only. This decision therefore does not relieve the petitioner in any way from the duty to comply with local ordinances and regulations of the other local agencies, including, but not limited to the Historical Commission, License Commission and/or compliance with requirements pursuant to the Building Code and other applicable codes.


Constantine Alexander, Chair

Attest: A true and correct copy of decision filed with the offices of the City Clerk and Planning Board on 3/14/14 by Maria Pacheco, Clerk.

Twenty days have elapsed since the filing of this decision.

No appeal has been filed ✓

Appeal has been filed and dismissed or denied.

Date: April 9, 2014 Donna P. Lopez City Clerk.

Effective August 1, 2012

BOARD OF ZONING APPEAL (FEE SCHEDULE)

The fee for a public hearing before the Board of Zoning Appeal shall be determined by the category of relief being sought. The fee per case for each category is as follows:

1. Parking
\$100.00 per space for which relief is requested.
2. Signs
\$100.00 per sign plus \$2.00 per square foot of signage requiring relief.
3. Appeal of Building Department Official's Determination
\$100.00
4. Additions, Structural Alterations, Dimensional Violations, Alteration of Non-Conforming Structure
\$100.00 plus \$20.00 per 100 square feet of construction requiring relief.
5. Subdivision
\$500.00 plus \$100.00 per new lot proposed.
6. Conversion to Additional Dwelling Units
\$300.00 plus \$100.00 per dwelling unit requested.
7. Use Variance, Use Special Permit, Alteration or Enlargement of Non-Conforming Uses
\$100.00 base fee, subject to an additional fee of \$100.00 per occupied dwelling) unit or its equivalent requiring relief.
8. Cell Antenna
\$500.00 per application.

Other uses shall be subject to a fee of \$100.00 plus an additional fee of \$.50 per square foot of new construction or conversion requiring relief as follows:

Under the following Sections of the Zoning Ordinance:

Sec. 4.15	<i>Unlisted Uses</i>	Category to be determined by Zoning Specialist.
Sec. 4.32	<i>Transportation, etc.</i>	50 cents per sq. ft.
Sec. 4.33	<i>Institutional</i>	50 cents per sq. ft.
Sec. 4.34	<i>Office and Lab</i>	50 cents per sq. ft.
Sec. 4.35	<i>Retail Business & Consumer Service</i>	50 cents per sq. ft.
Sec. 4.36	<i>Open Air/Drive-In</i>	50 cents per sq. ft.
Sec. 4.37	<i>Light Industry</i>	50 cents per sq. ft.
Sec. 4.38	<i>Heavy Industry</i>	50 cents per sq. ft.

Projects requesting relief in more than one of the above categories shall be required to pay a total of the fees from each applicable category.

Fees are based on the magnitude of the relief being requested and not that ultimately granted.

Notwithstanding the above schedule of fees, City Agencies and Non-Profit Institutions established for the welfare of citizens of the City of Cambridge shall be subject to a maximum fee of \$100.00 or the actual cost of advertisement and notification of the Board of Zoning Appeal's hearing, whichever is greater.

Those structures and uses begun in advance of obtaining necessary relief from the Board of Zoning Appeal shall be subject to a double fee for corrective hearing before the Board of Zoning Appeal.

The fee for renotification of a case pending before the Board of Zoning Appeal shall be \$200.00 or the actual cost of advertisement and notification of the Board of Zoning Appeal's hearing, whichever is greater.

All Board of Zoning Appeal decisions predicated on the fulfillment of certain conditions assigned by the Board shall be subject to certification for compliance with those conditions on an annual or other appropriated basis. The fee for such certification shall be \$100.00 per year.

ADDENDUM TO THE BOARD OF ZONING APPEAL APPLICATION FORM

RE: ADDITIONAL PUBLIC NOTIFICATION REQUIREMENTS FOR VARIANCE OR SPECIAL PERMIT APPLICATIONS.

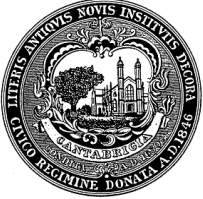
AN AMENDMENT TO THE CAMBRIDGE ZONING ORDINANCE UNDER ARTICLE 10.000, SECTION 10.42.1 REQUIRES THAT APPLICANTS FOR A VARIANCE OR SPECIAL PERMIT ERECT AND MAINTAIN ONE OR MORE NOTIFICATION PANELS AT THE SITE FOR WHICH THE VARIANCE OR SPECIAL PERMIT RELIEF IS REQUESTED. THE REQUIREMENTS ARE AS FOLLOWS:

- A. The number of notification panels required to be erected is based on the street frontage of the property. For the first 200 feet of frontage, one panel is required. Additional panels are required for each additional 500 feet of frontage or portion thereof.
- B. The panels shall be securely mounted on the lot at the street line or within the property, but in any case not more than twenty (20) feet from the street line.
- C. The location of the panel(s) shall be shown on the site plan included with the application documents. The locations are subject to the approval of the Inspectional Services Department.
- D. The panels will be available for pickup by the applicant from the BZA Secretary at the Inspectional Services Department, no later than 3 weeks from the hearing date. The wording on the panels will be completed by the Inspectional Services Department.
- E. The panels must be installed by the applicant at the designated locations, no later than fourteen (14) days prior to the public hearing. Failure to install the panels by this date could result in rescheduling of the public hearing.
- F. The panels must be displayed continuously until such time as the notice of decision is filed with the city clerk. Note: For information purposes, it can take approximately a month and a half between the time of the hearing and the filing of the notice of decision.
- G. After the notice of decision has been filed, the panel shall be promptly removed and discarded.

Note: The following information will be included on the notification panel:

Name of Petitioner;
Description of Premises;
Information concerning the public hearing;
Nature of relief requested;
Case number, and
City point of contact for additional information of submission of comments.

(ATTACHMENT D)



CITY OF CAMBRIDGE
BOARD OF ZONING APPEAL
831 MASSACHUSETTS AVENUE
CAMBRIDGE, MASS. 02139 (617) 349-6100

IMPORTANT NOTICE CONCERNING BZA AND
HISTORICAL COMMISSION COORDINATION

For BZA applications where it is proposed to make exterior changes to structures located in historic or neighborhood conservation districts, designated as landmarks, or subject to preservation restrictions, or removed portions of buildings such that the result would amount to substantial demolition of the structure, it is necessary that the applicant obtain approval from the Historical Commission for these cases as required by Ch. 2.78 of the Municipal Code. In order to insure that any relief that might be granted by the BZA takes into consideration actions by the Historical Commission, it is most important that this approval be obtained prior to the BZA hearing date. For a case where a required Historical Commission review has not been completed, the BZA hearing would likely have to be continued to a later date thereby delaying and inconveniencing the applicant.

As this approval could require a hearing before the Historical Commission, it is most important that discussions with the Historical Commission staff be initiated at the earliest possible time.

If you have any questions as to whether your property is subject to Historical Commission review, you should contact the Historical Commission.



CITY OF CAMBRIDGE
BOARD OF ZONING APPEAL
831 MASSACHUSETTS AVENUE
CAMBRIDGE, MASS. 02139 (617) 349-6100

ADDENDUM TO BOARD OF ZONING APPEAL APPLICATION FORM

SUBJECT: DEVIATIONS FROM PLANS APPROVED BY THE BOARD OF ZONING APPEAL (BZA)

WHEN THE BZA GRANTS A VARIANCE OR SPECIAL PERMIT, SUCH APPROVAL IS CONDITIONED ON CONFORMANCE WITH THE EXTERIOR FEATURES OF THE PLANS AND DRAWINGS APPROVED AT THE HEARING BY THE BOARD. THEREFORE, WHEN APPLYING FOR THE BUILDING PERMIT FOR THE APPROVED PROJECT, THE PLANS MUST BE THE SAME AS THOSE APPROVED BY THE BOARD, INCLUDING THE LOCATION AND SIZE OF WINDOWS.

IF THE PLANS ARE NOT THE SAME, THE BUILDING PERMIT CANNOT BE ISSUED.

IF THE APPLICANT FEELS THAT THE EXTERIOR FEATURES OF THE PLANS ARE LIKELY TO UNDERGO MODIFICATION BETWEEN THE TIME OF THE BZA HEARING AND THE APPLICATION FOR THE BUILDING PERMIT, THIS SHOULD BE BROUGHT TO THE ATTENTION OF THE BOARD AT THE HEARING SO THE DECISION CAN REFLECT THE FINAL CHANGES AS APPROVED BY THE BOARD. NO CHANGES CAN BE MADE TO PLANS APPROVED BY THE BZA SUBSEQUENT TO THE ISSUANCE OF THE BOARD'S DECISION.

(ATTACHMENT F)

PROCEDURES FOR SUBDIVIDING EXISTING BUILDINGS OR PARCELS

1. Petition is made to the Board of Zoning Appeal for subdivision approval.
2. Twenty days after the Board of Zoning Appeal's decision granting the subdivision has been filed, petitioner must bring the decision to the Office of the City Clerk for Certification that there has been no appeal to the Superior Court. Then, the decision must be filed with the Registry of Deeds and evidence of such filing submitted to the Department of Inspectional Services.
3. When an interior lot line is created through an existing building or connected buildings, a total separation is to be made with a fire wall in accordance with the provisions of the Massachusetts State Building Code.
4. An existing fire wall must be certified by a registered professional Architect, Engineer, or qualified person.
5. Where compliance with a fire wall is impractical because of structural or construction difficulties or regulatory conflicts, compliance alternatives may be submitted to the building inspector for consideration and approval.
6. All utilities must be divided and be totally independent in each unit. All penetrations of the separated utilities left in a fire wall must be inspected and approved.
7. Upon compliance with the conditions of the decision and subdivision of the property, an application for a Certificate of Occupancy must be submitted.
8. Prior to issuance of the final Certificate of Occupancy the following items must be on file with the Inspectional Services Department.
 - a) Reports attesting items No. 3, 4, 5, 6 by a registered professional Architect, Engineer or qualified person.
 - b) A copy of the subdivision plan and relevant documents as recorded with the Registry of Deeds.

(ATTACHMENT G)

This is a detailed street map of a portion of Westchester County, New York. The map shows a grid of streets with house numbers. Key features include:

- Streets:** Numerous streets are labeled, including Middlesex St, Yerca Rd, Rindge Ave, Haskell St, Pemberton St, Bolton St, Walden Square Rd, Richdale Ave, Sherman St, Cadbury Rd, Wood St, and Walden St.
- Parks and Fields:** Several parks and fields are labeled, including Peabody School, Rindge Field, Bergin Park, Giacobbe Dog Run, McMath Park, Friends School Field, St. Peter's Field, and Raymond Park/Corcoran Field.
- Landmarks:** The Westchester County Courthouse and the Westchester County Jail are marked.
- Route Highlight:** A red line highlights a specific route through the area, starting from the top left and ending near the bottom right.

202-130
VAILLANT, ELIZA
129-205 RICHDALE AVE., #A/6
CAMBRIDGE, MA 02140

202-130
LIPPERT, SARAH A.
205 RICHDALE AVE. UNIT#A9
CAMBRIDGE, MA 02140

Letthover
SMARTLINK GROUP
C/O KRISTINA COTTONE, AT&T AGENT
85 RANGEWAY ROAD – BLDG 3- SUITE 102
NORTH BILLERICA, MA 01862

202-130
WEIGELE, PETER & REBECCA PYE
189 RICHDALE AVE. UNITB/7
CAMBRIDGE, MA 02140

202-130
BERKEL, LINDA A.
205 RICHDALE AVE., UNIT# A/16
CAMBRIDGE, MA 02140

202-130
HEACOCK, JOSHUA J.
205 RICHDALE AVE UNIT A22
CAMBRIDGE, MA 02140

202-130
WEIGEL, JANET
189 RICHDALE AVE. UNIT#B/13
CAMBRIDGE, MA 02140

202-132
KABIR, NURUL & NASIMA KHATOON
202 RICHDALE AVE UNIT 3
CAMBRIDGE, MA 02140

204-8
NICRON, LLC
50 HUNTERS RIDGE RD
CONCORD, MA 01742

202-130
RIVERA, MAYRA L. RIVERA
205 RICHDALE AVE. UNIT A2
CAMBRIDGE, MA 02140

202-130
ZEIN, HAIKEL
129-205 RICHDALE AVE., #A/3
CAMBRIDGE, MA 02140

202-130
BUBRISKI, JENNIFER
205 RICHDALE AVE., UNIT #A4
CAMBRIDGE, MA 02140

202-130
HARTMAN, LISA
205 RICHDALE AVE. UNIT#A/7
CAMBRIDGE, MA 02140

202-130
SIZER, JUDITH R.
205 RICHDALE AVE., UNIT# A/8
CAMBRIDGE, MA 02140

202-130
ADAMJEE, RIAZ & SAEEDA TAHER CARRIMJEE
205 RICHDALE AVE., #A/13
CAMBRIDGE, MA 02140

202-130
MOSES, JOANNE C.
205 RICHDALE AVE., #A-14
CAMBRIDGE, MA 02140

202-130
ASHAR, HIMADRAYA & SHALINI GAUTAM
205 RICHDALE AVE. A/15
CAMBRIDGE, MA 02140

202-130
ROSENBLUM, DEBRA
205 RICHDALE AVE., UNIT# A/17
CAMBRIDGE, MA 02140

202-130
NG, KWONG TIM & EE SAN CHEN
205 RICHDALE AVE. UNIT#A/18
CAMBRIDGE, MA 02140

202-130
GOYAL, BRAJESH & MEGHNA MITTAL
205 RICHDALE AVE. UNIT#A/21
CAMBRIDGE, MA 02140

202-130
GUSTAVSSON, SIMON & KELLY MCQUIGHAN
189 RICHDALE AVE, #B12
CAMBRIDGE, MA 02140

202-44
NELSON, JEAN MARC
189 RAYMOND ST
CAMBRIDGE, MA 02140

202-132
KABIR, NURUL & NASIMA KHATOON
202 RICHDALE AVE UNIT 2
CAMBRIDGE, MA 02140

204-8
HANSEN, RICHARD B., MYONG HUI HANSEN &
SARAH K. HANSEN
225 WHIPPET RUN
CORRALITOS, CA 95076

204-151
BONDER, JULIAN N. &
MARCELA KALINA-BONDER
45 SHERIDAN ST
CAMBRIDGE, MA 02139

204-133
ANDERSEN, ERIC RILEY &
CAREY CAPONE ANDERSEN
29-31 WOOD ST., #31/2
CAMBRIDGE, MA 02140

202-130
MUIR, STEPHEN & KATHERINE BECKER
205 RICHDALE AVE., # A/1
CAMBRIDGE, MA 02140

202-130
RAHMAN, MAHMOODUR & SAIRA S. YUNUS
205 RICHDALE AVE. UNIT#A/5
CAMBRIDGE, MA 02140

202-130
WESSLER, MATTHEW W. & SHARON Y. WONG
189 RICHDALE AVE. UNIT#B/1
CAMBRIDGE, MA 02140

202-130
CHONG, HENRY H.W.
8400 OAKWOOD AVE
MUNSTER, IN 46321

202-130
DAVE, AKSHAY JYOTI.
205 RICHDALE AVE A/24
CAMBRIDGE, MA 02140

204-8
NICRON, LLC
50 HUNTERS RIDGE RD.
CONCORD, MA 01742

204-147
CAMBRIDGE AFFORDABLE PRESIDENTIAL
APARTMENTS LLC.
362 GREEN STREET, 3RD FLOOR
CAMBRIDGE, MA 02139

202-130
LUM, VICTOR.
189 RICHDALE AVE., UNIT# B/5
CAMBRIDGE, MA 02140

202-130
COWEN, ROBERT H. & LISA R. COWEN
129-205 RICHDALE AVE. UNIT#A/23
CAMBRIDGE, MA 02140

202-130
DOSS, DEBORAH S.
189 RICHDALE AVE., #B-11
CAMBRIDGE, MA 02140-3338

204-133
ROUHANI, PARISA & HOUTAN SADAFI
33 BEDFORD ST
BURLINGTON, MA 01803

271-20
KERAMARIS, JOHN & NICHOLAS KERAMARIS
111 SHERMAN ST., #F
CAMBRIDGE, MA 02140

271-20
WEITZMAN, CATHERINE EZELL AND
ARTHUR J. WEITZMAN
4 JOHN F. BELLIS CT
CAMBRIDGE, MA 02140

203A-15
FIGUEROA, MIRIAM J.
75 BOLTON ST., #75B
CAMBRIDGE, MA 02140

202-130
MCLENDON, CHRISTOPHER LEE &
TING-TING WU MCLENDON
205 RICHDALE AVE., #A/27
CAMBRIDGE, MA 02140

204-25
SCANLON, MARTHA R.
41 SHERIDAN ST
CAMBRIDGE, MA 02140-3303

204-133
DIENER, SANDRA R.
31 WOOD ST., #31/1
CAMBRIDGE, MA 02140

202-130
UNGER, BARRY
129-205 RICHDALE AVE., #B-9
CAMBRIDGE, MA 02140

202-130
SMITH, STANTON R. & RAVEN K. BASRAN
205 RICHDALE AVE. UNIT# A/25
CAMBRIDGE, MA 02140

204-8
NICRON, LLC,
C/O RYAN HUNT
11 ELKINS STREET APT # 250
BOSTON, MA 02127

271-20
KIM, JENNIFER Y. & LAWRENCE K. KIM
1 BELLIS CT. UNIT A
CAMBRIDGE, MA 02140

271-20
ROWLANDS, DAVID JOHN &
MARIANNA PAPASPYRIDONOS
2 BELLIS COURT
CAMBRIDGE, MA 02140

203A-10
6 BLAIR PLACE, LLC
C/O HIGH ST. PROPERTY MGMT CORP
92 HIGH ST. SUITE 22
MEDFORD, MA 02155

203A-64
CAMBRIDGE REDEVELOPMENT AUTHORITY
255 MAIN ST., 4TH FLOOR
CAMBRIDGE, MA 02142

202-132
BOULANGER, SUSAN, JOHN TRAVIS &
CITY OF CAMBRIDGE TAX TITLE
202 RICHDALE AVE. UNIT 1
CAMBRIDGE, MA 02140

204-134
KUELZER, HERBERT,
TR. OF 27 WOOD STREET REALTY TRUST
25-27 WOOD STREET
CAMBRIDGE, MA 02140-3307

204-137
WILSON, BRYAN P. & SYLVIA E. WILSON,
TRS OF RAYMOND REALTY TRUST
28 MUZZEY STREET
LEXINGTON, MA 02173-5206

202-130
SUN, CHICHENG
205 RICHDALE AVE., #A/20
CAMBRIDGE, MA 02140

202-130
CHEUNG, LO
189 RICHDALE AVE., UNIT#B10
CAMBRIDGE, MA 02139

204-132
SHEA, ED & BROOKSANY COE
33 WOOD ST
CAMBRIDGE, MA 02140

271-20
GILL, RICHARD J. & SUZAN E. WOLPOW
111 SHERMAN ST UNIT E
CAMBRIDGE, MA 02140

271-20
SUN, GERALD & TING FENG
111 SHERMAN STREET UNIT C
CAMBRIDGE, MA 02138

203A-15
OLUWOLE, BANKE
73B BLOTON STREET
CAMBRIDGE, MA 02140

203A-68
BASILE, MARILYN
9 BLAIR PL.
CAMBRIDGE, MA 02140

203A-5
FITZPATRICK, BRIAN A.
116 SHERMAN ST., UNIT 120.5
CAMBRIDGE, MA 02140

203A-4
CAMBRIDGE ELECTRIC LIGHT CO
C/O NSTAR CO
P.O. BOX 270
HARTFORD, CT 06141-0270

203A-15
NAZIWA, CATHERINE & STEPHEN BABUMBA
71 BOLTON ST., UNIT #71
CAMBRIDGE, MA 02138

203A-15
HICKEY, KATHLEEN M.
73 BOLTON ST., UNIT #73A
CAMBRIDGE, MA 02138

203A-20
LOWER, CHARLES B. & MICHELLE K. LOWER
80 BOLTON ST
CAMBRIDGE, MA 02140

203A-73
BOLTON STREET PARTNERS, LLC.
181 DUDLEY RD
NEWTON, MA 02459-2884

203A-5
WOOLFE, CAROL
10 BRANDYWYNE
WAYLAND, MA 01778

203B-57
CJK SHERMAN LIMITED PARTNERSHIP
C/O CWA
66 SHERMAN ST.
CAMBRIDGE, MA 02140-3527

203B-66
WSQ LIMITED PARTNERSHIP
C/O WINN RESIDENTIAL - ATTN: LI SOSNA
6 FANEUIL HALL MARKETPLACE
BOSTON, MA 02109

203B-68
DINARDO, VALERIE J.
98-100 SHERMAN ST
CAMBRIDGE, MA 02140

203A-15
DESJARDINS, ANNE M.
77A BOLTON ST
CAMBRIDGE, MA 02140

203A-33
WESTON, SYLVIA
78 BOLTON ST.
CAMBRIDGE, MA 02140-3321

203A-65
SINGH, SATINDER KAUR
122 SHERMAN ST., UNIT #2
CAMBRIDGE, MA 02140

203B-69
CAMBRIDGE FRIENDS SCHOOL INC
5 CADBURY RD
CAMBRIDGE, MA 02140

203B-67
SEUFERT, THOMAS S. & CAROLYN F. FISHER
98R SHERMAN ST
CAMBRIDGE, MA 02140

202-130
QI, QIN
189 RICHDALE AVE UNIT #B-3
CAMBRIDGE, MA 02140

203A-5
GANGAL, PUNEET
25 ANNAWAN RD
WABAN, MA 02468

203A-5
KASHINATH, ABISHEK & SRRUTHI MALLIK
116 SHERMAN ST., #120
CAMBRIDGE, MA 02140

203A-15
CHARLES, MARIE R.
75 BOLTON ST., #75A
CAMBRIDGE, MA 02140

203A-15
RETTA, GIRUM & ALEMMTSEHAY MEKONNEN
77B BOLTON ST
CAMBRIDGE, MA 02139

203A-30
EVANS MARY E. & JOHN S. EVANS
74 BOLTON ST
CAMBRIDGE, MA 02140

203B-21
BERTOLI, LEONARD
58 TRENTON ST.
MELROSE, MA 02176

203B-52
KERNOCHAN, JOHN A.,
TR. OF BRICKYARD REALTY TRUST
HAMMOND PROPERTY MGMT
TWO BRATTLE SQ
CAMBRIDGE, MA 02138

203A-67
GRABINER, ELLEN
7 BLAIR PL., UNIT #1
CAMBRIDGE, MA 02139

203A-67
NEWMAN, AARON W. & LISA A. LASSNER
7 BLAIR PL., #2
CAMBRIDGE, MA 02140

203A-75-74 / 264-102
CITY OF CAMBRIDGE
C/O LOUIE DEPASQUALE
CITY MANAGER

203A-75-74 / 264-102
CITY OF CAMBRIDGE
C/O NANCY GLOWA
CITY SOLICITOR

204-138
KENNY, TARA L. & BRANDON T. JAMES
148-150 RAYMOND ST., #148
CAMBRIDGE, MA 02140

204-138
SPEK, ERIK J. & SONJIA J. KENNY
150 RAYMOND STREET, UNIT 150
CAMBRIDGE, MA 02139

204-136
GIVON, LIOR
156 RAYMOND ST. UNIT#2
CAMBRIDGE, MA 02138

203B-25
CAVALIERE, SEAN P.
192 RAYMOND ST. UNIT 7
CAMBRIDGE, MA 02140

203B-25
WANG, QI
192 RAYMOND ST. UNIT 4
CAMBRIDGE, MA 02140

203B-28
STANTON, GARY L. &
REBECCA HANDALI STANTON
184 RAYMOND ST., #5
CAMBRIDGE, MA 02139

203B-28
JAYARAM, HARIHARAN & GEETA D. ATHALYE
184 RAYMOND ST., UNIT #4
CAMBRIDGE, MA 02140

204-33
CATTERUCCIA, FLAMINIA
68 LINE ST., #3
SOMERVILLE, MA 02143

204-135
HELDMAN, NIMROD & HADAS HELDELMAN
21 WOOD ST., #2
CAMBRIDGE, MA 02141

202-130
DEMOTT, SARAH
189 RICHDALE AVE UNIT B/8
CAMBRIDGE, MA 02140

203B-28
HUANG, ZEN SOUN SHU CHEN HUANG, TRS
76 PHILLIPS CIR
WALTHAM, MA 02452

202-130
GEIGER, KATHRYN A.,
TRS THE KATHRYN A. GEIGER REV TRUST
205 RICHDALE AVE UNIT A-19
CAMBRIDGE, MA 02140

203B-28
CUSHING, KAREN B.,
TRS WILLIAM D. B. LOOS, TRS
184 RAYMOND ST UNIT 6
CAMBRIDGE, MA 02140

203B-25
WEINTRAUB, JUSTIN S.
192 RAYMOND ST., #5
CAMBRIDGE, MA 02140

203B-24
FERRER, DOUGLAS W.
180 RAYMOND ST, UNIT #1
CAMBRIDGE, MA 02140

203B-25
O'FARRELL, MICHAEL P.
192 RAYMOND ST. UNIT 8
CAMBRIDGE, MA 02140

204-33
BATTLE, JEREMY D. & JESSICA L. PARKER-BATTLE
5 WOOD ST., #3
CAMBRIDGE, MA 02140

202-130
ANTONUCCIO, ROBERT M.
JEANETTE L. ANTONUCCIO, TRS
126 ABONDANCE DR
PALM BEACH GARDENS, FL 33410

202-130
SIRCAR, MONICA
205 RICHDALE AVENUE UNIT A/26
CAMBRIDGE, MA 02140

203A-31
D'AGATA CAITLIN G. ANDREW M. CRIPPS
76 BOLTON ST
CAMBRIDGE, MA 02140

203B-28
KOUL, ASHISH & DEEPALI DHAR
310 WEST 120TH ST
NEW YORK, NY 10026

203B-25
HSU, KEVIN T. STEPHANIE L. HSU
192 RAYMOND ST UNIT #6
CAMBRIDGE, MA 02140

204-33
QI, QI
2 PEABODY TER. UNIT 901
CAMBRIDGE, MA 02138

204-6
MASFERRER, JAIME L. & ROSSANA SCIOLLA TRS.,
MASFERRER-SCIOLLA REV. LIV. TRS
176-178 RAYMOND ST., #176
CAMBRIDGE, MA 02140

203B-28
SANDRASEGARAN, KUMARESAN &
RUKSHINI SANDRASEGARAN
184 RAYMOND ST., UNIT #2
CAMBRIDGE, MA 02140

203B-24
BENSON, ANDREW C.
180 RAYMOND ST., #2
CAMBRIDGE, MA 02140

204-33
CHAN, JUSTIN H. & FLORENCE Y. ONG
162 SLOCUM CRESCENT
FOREST HILLS, NY 11375

204-135
YU, VIONNIE
21-23 WOOD ST., UNIT #3
CAMBRIDGE, MA 02141

204-136
POSNER, CHARLES & KELSEY KEITH POSNER
156-158 RAYMOND ST UNIT 1
CAMBRIDGE, MA 02138

202-130
YAMIN, M. JEREMY ALICIA ELY YAMIN
205 RICHDALE AVE UNIT A-12
CAMBRIDGE, MA 02140

204-135
FURR, RENEE & WILLIAM FURR
21-23 WOOD STREET 1
CAMBRIDGE, MA 02141

203B-25
CROWE BENJAMIN SMITH-CROWE KRISTIN
192 RAYMOND ST UNIT 3
CAMBRIDGE, MA 02140

202-130
WOLFE, JUSTIN LINDA LIU
189 RICHDALE AVE B-4
CAMBRIDGE, MA 02140

203B-25
KIM MISO
192 RAYMOND ST #2
CAMBRIDGE, MA 02140

203B-25
TRYZELAAR LIESBETH
192 RAYMOND ST - UNIT 1
CAMBRIDGE, MA 02140

264-102
CAMBRIDGE CITY OF PWD
147 HAMPSHIRE ST
CAMBRIDGE, MA 02139

202-130
BOUCHER WINSTON BYRON WANG &
JACQUELINE MARIE FLOOD ET-AL
205 RICHDAL AVE A 10
CAMBRIDGE, MA 02140

203A-65
STECHER RYAN G WEI SIQI
122 SHERMAN ST - UNIT 1
CAMBRIDGE, MA 02140

202-130
GHASSEM-ZADEH, SEAN AMIR
SHANA LEIGH WICKETT
205 RICHDAL AVE, UNIT A/11
CAMBRIDGE, MA 02140

204-6
MAKARIOUS MINA S.
DANIELLE D MAKARIOUS TRS
178 RAYMOND ST
CAMBRIDGE, MA 02140