

Syracuse Planning Commission

SITE PLAN REVIEW

City Hall Commons – Room 211 – 201 East Washington St – Syracuse, NY 13202-1426 – 315-448-8640

For Office Use
Filing Date Case # Zoning District

Please PRINT or TYPE Information

Subject Property Address:

Property Owner:

Name: **Phone:**

Address:

Representative:

Attorney, **Architect**, **Contractor**, **Other:**

Name: **Phone:**

Address:

Others involved (if applicable):

Lessee, **Contract Purchaser**, **Other:**

Name: **Phone:**

Address:

Proposal:

Please provide a detailed summary of the work scope outlining major elements of the project (use separate sheet of paper if necessary)

Will the proposed project include any of the following: (Please Check all that apply)

- Demolition of any existing structures on property
- New Construction (including any structural additions)
- Exterior renovations

Explain:

SITE PLAN REVIEW

SIGN INFORMATION: (Fill in, for each sign, whether proposed or existing sign to be maintained. Do not list signs to be removed)

(A) **Type of signage:** (Check one) New/Proposed Existing to be retained
Wall Projecting Ground Billboard Other _____
Dimensions: _____ Area: (Include both sides where applicable) _____
Type of Illumination: _____
Maximum height: (measure from ground to top of sign) _____
Setback: (from property line not sidewalk) _____
Building frontage (width of building or space which applicant occupies) _____

(B) **Type of signage:** (Check one) New/Proposed Existing to be retained
Wall Projecting Ground Billboard Other _____
Dimensions: _____ Area: (Include both sides where applicable) _____
Type of Illumination: _____
Maximum height: (measure from ground to top of sign) _____
Setback: (from property line not sidewalk) _____
Building frontage (width of building or space which applicant occupies) _____

(C) **Type of signage:** (Check one) New/Proposed Existing to be retained
Wall Projecting Ground Billboard Other _____
Dimensions: _____ Area: (Include both sides where applicable) _____
Type of Illumination: _____
Maximum height: (measure from ground to top of sign) _____
Setback: (from property line not sidewalk) _____
Building frontage (width of building or space which applicant occupies) _____

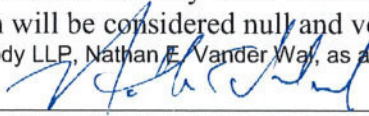
SITE PLAN REVIEW

DECLARATION

I understand that false statements made herein are punishable as a Class A Misdemeanor, pursuant to section 210.45 of the Penal Law of the State of New York. I declare that, subject to the penalties of perjury, any statements made on this application and any attachments are the truth and to the best of my knowledge correct.

I also understand that any false statements and/or attachments presented knowingly in connection with this application will be considered null and void.

Nixon Peabody LLP, Nathan E. Vander War, as attorney for Bell Atlantic Mobile Systems LLC d/b/a Verizon Wireless



7 / 8 / 2021

Signature of CURRENT PROPERTY OWNER
(or owner's LEGAL representative)

Date

See Exhibit K

Printed or typed name of person whose signature is above (if legal representative, also state relationship to owner)

FOR STAFF USE ONLY

REFERRAL NEEDED

ONONDAGA COUNTY PLANNING BOARD

SYRACUSE LANDMARK PRESERVATION BOARD (This project is located within _____ Historic District; is listed individually in the National Register of Historic Places; is Eligible for inclusion in the National Register of Historic Places; or is architecturally significant).

OTHER CITY/COUNTY/STATE AGENCY OR DEPARTMENT(S) _____
.....

EXHIBIT B
PROJECT DESCRIPTION

**APPLICATION FOR APPROVAL TO PERFORM AN ANTENNA UPGRADE
ON THE EXISTING BUILDING ROOFTOP WIRELESS TELECOMMUNICATIONS
FACILITY LOCATED AT 122 SENECA TURNPIKE IN THE CITY OF SYRACUSE,
NEW YORK**

Bell Atlantic Mobile Systems LLC d/b/a Verizon Wireless (“Verizon Wireless”) is a public utility licensed and regulated by the Federal Communications Commission. It is charged with the responsibility of providing reliable wireless telecommunications service in each of its licensed areas, including the neighborhoods and roadways in the area of Route 11 in the City of Syracuse. In order to fulfill its obligation and to continue to provide reliable wireless telecommunications service to emergency services, businesses, and individuals in the Valley-A cell, Verizon Wireless makes this application to upgrade its equipment on an existing building rooftop wireless telecommunications facility (the “Existing Facility”) located at 122 Seneca Turnpike West in the City of Syracuse (Tax Parcel No. 071.-19-21.0) (the “Site”).

1. Overview of Wireless Telecommunication Technology and this Project

Wireless telecommunication use has burgeoned since the technology was introduced in the mid-1980s. There are currently more than 255 million wireless communication users in the United States. Wireless technology provides a critical link for emergency services, such as ambulances, which use this service to transmit vital signs and medical information via medical telemetry. Increasingly, police forces are relying on wireless telecommunications to communicate with dispatch and receive calls for assistance. Additionally, many businesses heavily rely on wireless telecommunications, and individuals use them not only for their convenience, but for safety reasons as well.

Essentially, wireless telecommunication devices operate by transmitting a very low power radio signal (less than ten watts per channel) between the wireless device and an antenna mounted on a tower, pole, building or other structure. The antenna feeds the signal to electronic apparatus housed in a small equipment building near the antenna, where it is connected to the

landline system, and is then routed anywhere in the world. The antenna and equipment building are known as a "cell site."

Because of the low power, a cell site is capable of transmitting to and from wireless phones only within a limited geographic area. This limited geographic area is called a "cell." A cell site must be located within a prescribed area in order to provide coverage and capacity for the entire cell.

Wireless telecommunication technology requires that cells overlap somewhat in order to provide uninterrupted service. When the wireless user moves into a new cell, the transmission is automatically transferred to the cell site in the new cell. If there is no cell site in the new cell, there is no wireless telecommunication service.

Because each cell site must be placed in such a manner as to provide service within a particular cell, and so as to provide overlapping (but not duplicate) coverage with the existing or planned cells around it, there is limited flexibility as to where a cell site can be placed. In the present case, Verizon Wireless has completed a thorough engineering study, using an elaborate computer program known as a "propagation study". A propagation study shows, based on cell boundaries, topography and other factors, where a cell site needs to be located (or upgraded) in order to provide wireless telecommunication coverage in a particular cell. Using this information, Verizon has identified the Site, upon completion of the requested antenna/equipment upgrade, as a continued technologically feasible location for the "Valley-A" cell site.

The primary objective of this Project is to provide continued balanced coverage and to avoid call blocking when call volume in the area reaches high levels.

The Project consists of the removal/upgrade of existing wireless telecommunications equipment, together with other appurtenant site improvements as shown on the enclosed Site Plan prepared by NB+C Engineering Services, LLC.

The Project will not pollute, will not create noise or vibration, will not create any significant increase in traffic, will not create any environmental problems, will not increase

population density, and will not create any demand on governmental facilities. Thus, the Project will not create any detriment to adjoining properties or change the character of the neighborhood. In fact, the Project will enhance governmental facilities and promote the public welfare by improving the communications capability for emergency service providers serving the City, as well as provide modern wireless telecommunication service to business, industry and individuals in the City.



SITE NAME: VALLEY-A

122 SENECA TURNPIKE WEST
 SYRACUSE, NY 13205
 SYRACUSE TOWNSHIP
 ONONDAGA COUNTY



NB+C ENGINEERING SERVICES, LLC.
 1777 SENTRY PARKWAY WEST
 VEVA 17, SUITE 400
 BLUE BELL, PA 19422
 (267) 460-0122



1275 JOHN STREET
 SUITE 100
 WEST HENRIETTA, NY 14586

SITE INFORMATION

SCOPE OF WORK: PROJECT CONSISTS OF INSTALLING ADDITIONAL EQUIPMENT AND/OR ANTENNAS TO AN EXISTING WIRELESS TELECOMMUNICATIONS FACILITY.

SITE ADDRESS: 122 SENECA TURNPIKE WEST SYRACUSE, NY 13205

JURISDICTION: SYRACUSE TOWNSHIP ONONDAGA COUNTY

LATITUDE (NAD 83): 43-0-4.82N (43.00133888°)
 LONGITUDE (NAD 83): 76-8-40.88W (-76.14468888°)

BLOCK NUMBER: 19
 LOT NUMBER: 21
 PARCEL NUMBER: 311500-071-000-0019-021-000-0000

PROPERTY OWNER: VALLEY VISTA HOUSES INC
 101 SOLAR ST
 SYRACUSE, NY 13204

ZONING DISTRICT: FAMILY RESIDENT(210)

VZW SITE ID: 072066

FUZE PROJECT ID: 16272514

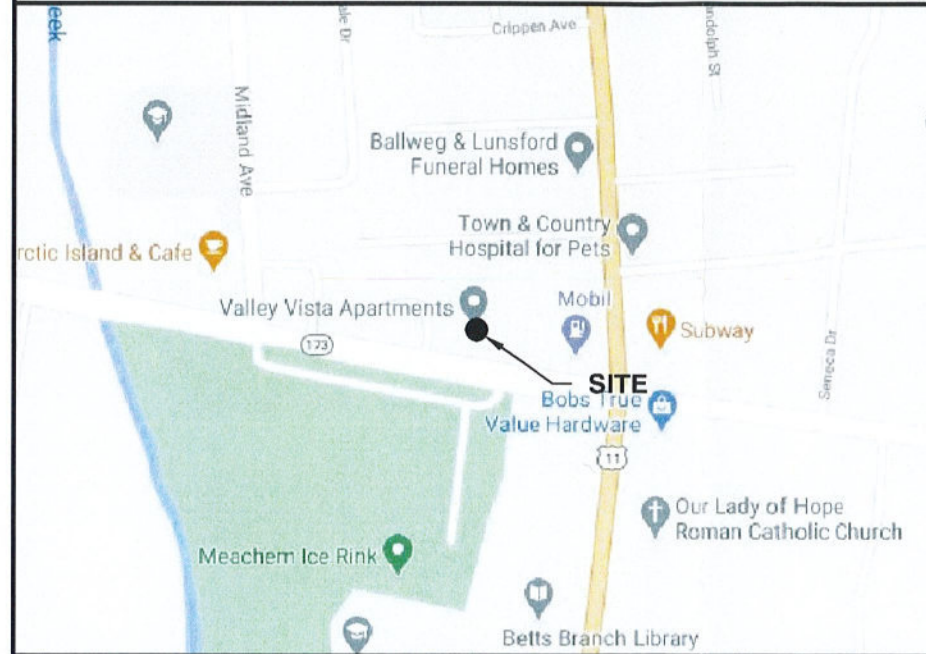
STRUCTURE TYPE: ROOFTOP

CONSTRUCTION TYPE: IIB

USE GROUP: U

GROUND ELEVATION: 409' (AMSL)

VICINITY MAP



DIRECTIONS

FROM WEST HENRIETTA, NY: MERGE ONTO I-90 E, TAKE EXIT 39 TOWARD I-690 E, KEEP RIGHT AT THE FORK, FOLLOW SIGNS FOR I-690 E/FAIRGROUNDS/SYRACUSE, CONTINUE ONTO I-690 E, TAKE THE EXIT ONTO I-81 S TOWARD BINGHAMTON, TAKE EXIT 17 FOR S STATE ST TOWARD S SALINA ST/BRIGHTON AVE, TAKE S SALINA ST TO W SENECA TURNPIKE, USE THE MIDDLE LANE TO TURN LEFT ONTO S STATE ST, USE THE RIGHT LANE TO TURN SLIGHTLY RIGHT USE THE RIGHT 2 LANES TO TURN RIGHT TOWARD S SALINA ST, USE THE LEFT 2 LANES TO TURN LEFT ONTO S SALINA ST, TURN RIGHT ONTO W SENECA TURNPIKE.

LEADS TO LATITUDE 43.000986° AND LONGITUDE -76.144517°. (FRONT OF BUILDING)

CODE COMPLIANCE

ALL WORK AND MATERIALS SHALL BE PERFORMED AND INSTALLED IN ACCORDANCE WITH THE CURRENT EDITIONS OF THE FOLLOWING CODES AS ADOPTED BY THE LOCAL GOVERNING AUTHORITIES. NOTHING IN THESE PLANS IS TO BE CONSTRUED TO PERMIT WORK NOT CONFORMING TO THE LATEST EDITIONS OF THE FOLLOWING CODES.

- 2020 BUILDING CODE OF NEW YORK STATE
- 2017 NATIONAL ELECTRICAL CODE
- NFPA 101, LIFE SAFETY CODE
- 2020 NEW YORK STATE FIRE CODE
- AMERICAN CONCRETE INSTITUTE
- AMERICAN INSTITUTE OF STEEL CONSTRUCTION
- MANUAL OF STEEL CONSTRUCTION 13TH EDITION
- ANSI/TIA-222-H (NY EDITION)
- TIA 607
- INSTITUTE FOR ELECTRICAL & ELECTRONICS ENGINEER 81
- IEEE C2 NATIONAL ELECTRIC SAFETY CODE LATEST EDITION
- TELECORDIA GR-1275
- ANSI/T 311

DRAWING INDEX

T-1	TITLE SHEET
C-1	ROOFTOP PLAN
C-2	ELEVATION

DO NOT SCALE DRAWINGS

THESE DRAWINGS ARE FORMATTED TO BE FULL-SIZE AT 22"X34". CONTRACTOR SHALL VERIFY ALL PLANS AND EXISTING DIMENSIONS AND CONDITIONS ON THE JOB SITE AND SHALL IMMEDIATELY NOTIFY THE DESIGNER / ENGINEER IN WRITING OF ANY DISCREPANCIES BEFORE PROCEEDING WITH THE WORK OR MATERIAL ORDERS OR BE RESPONSIBLE FOR THE SAME. CONTRACTOR SHALL USE BEST MANAGEMENT PRACTICE TO PREVENT STORM WATER POLLUTION DURING CONSTRUCTION.

APPROVAL BLOCK

	DATE	APPROVED	APPROVED AS NOTED	DISAPPROVED/REVISE
CONSTRUCTION MANAGER	_____	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
SITE ACQUISITION	_____	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
RF ENGINEER	_____	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
LESSOR/LESSOR REP	_____	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

PROJECT TEAM

APPLICANT: VERIZON WIRELESS
 1275 JOHN STREET
 SUITE# 100
 WEST HENRIETTA, NY 14586

PROJECT MANAGEMENT FIRM: NETWORK BUILDING & CONSULTING, LLC.
 1777 SENTRY PARKWAY WEST
 VEVA 17, SUITE 400
 BLUE BELL, PA 19422
 (267) 460-0122

SITE ACQ.: JEFF SZKOLNIK

ENGINEERING FIRM: NB+C ENGINEERING SERVICES, LLC.
 1777 SENTRY PARKWAY WEST
 VEVA 17, SUITE 400
 BLUE BELL, PA 19422
 (267) 460-0122

ENGINEER

APPLICANT

SITE INFORMATION

DESIGN RECORD

PROFESSIONAL STAMP

ENGINEER

SHEET TITLE

SHEET NUMBER

VALLEY-A
 122 SENECA TURNPIKE
 SYRACUSE, NY 13205
 SYRACUSE TOWNSHIP
 ONONDAGA COUNTY

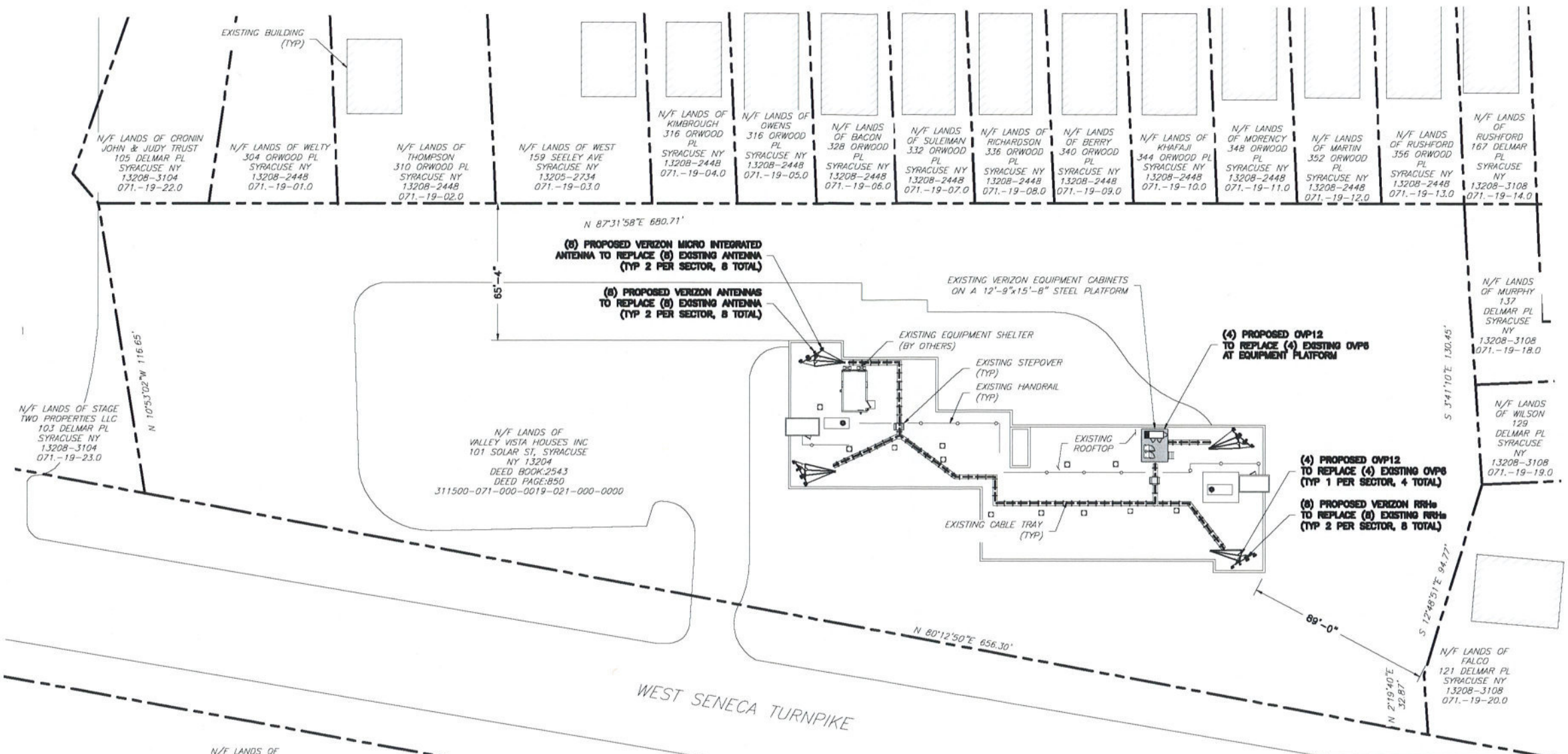
REVISIONS

REV	DATE	DESCRIPTION	BY
0	06/30/21	PRELIMINARY ZDs	JC

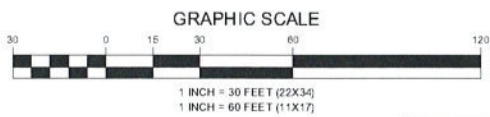
KRUPAKARAN KOLANDAIVELU, P.E.
 STATE OF NEW YORK
 PROFESSIONAL ENGINEER
 LICENSE #091974

TITLE SHEET

T-1

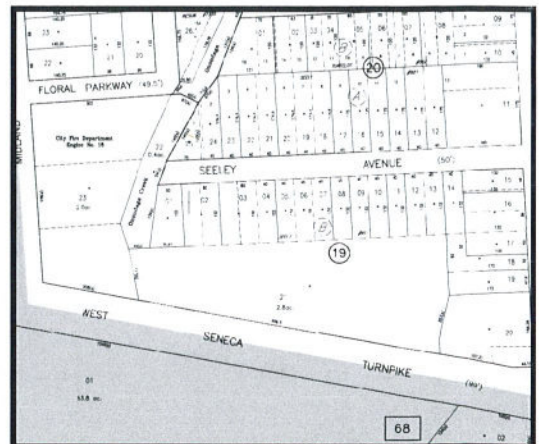


1 ROOFTOP PLAN
SCALE: 1" = 30' (22X34)
SCALE: 1" = 60' (11X17)



APPROVALS:
TOWNSHIP BOARD CHAIRMAN
TOWNSHIP BOARD SECRETARY
TOWNSHIP BOARD ENGINEER

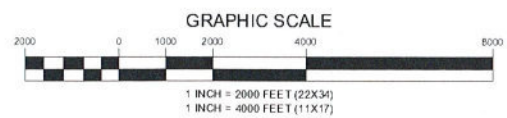
LEGEND table with symbols for iron bar/pipe, concrete monument, utility pole, fire hydrant, trees/landscaping, manholes, property line, adjacent property line, property setback line, right of way, zoning district line, and electric lines.



GENERAL NOTES

- 1. PROPERTY LINE INFORMATION WAS PREPARED USING TAX MAPS. NO SURVEY WAS CONDUCTED.
2. THIS PLAN IS SUBJECT TO ALL EASEMENTS AND RESTRICTIONS OF RECORD.
3. NO SIGNIFICANT NOISE, SMOKE, DUST, OR ODOR WILL RESULT FROM THIS FACILITY.
4. THE FACILITY IS UNMANNED AND NOT INTENDED FOR HUMAN HABITATION. THERE IS NO HANDICAP ACCESS REQUIRED.
5. THE FACILITY IS UNMANNED AND DOES NOT REQUIRE POTABLE WATER OR SANITARY SERVICE.
6. ACCORDING TO FEMA FLOOD INSURANCE RATE MAP NUMBER 34023C0044F PANEL 44 OF 286 EFFECTIVE DATE JULY 6, 2010. THE PROPOSED FACILITY IS NOT IN A FLOOD PLAIN.

1 TAXMAP
SCALE: 1" = 2000' (22X34)
SCALE: 1" = 4000' (11X17)



BULK ZONING TABLE with columns: DIMENSION, REQUIRED, EXISTING, PROPOSED. Rows include min lot area, min lot width, min lot depth, min front yard, min side yard, min rear yard, max building coverage, max height, max lot coverage, and gas pipeline buffer.

WIRELESS ORDINANCE REQUIREMENTS table with columns: ORDINANCE REQUIRED, REQUIRED, PROPOSED, COMPLIANCE. Rows include max tower insert height, max equipment height, max equipment area, and max equipment cabinet shelters.



NB+C ENGINEERING SERVICES, LLC. 1777 BENTLEY PARKWAY WEST SUITE 117, SUITE 400 BLUE BELLS, PA 19002 (267) 460-0022



1275 JOHN STREET SUITE 100 WEST HENRIETTA, NY 14586

VALLEY-A 122 SENECA TURNPIKE SYRACUSE, NY 13205 SYRACUSE TOWNSHIP ONONDAGA COUNTY

REVISIONS

Table with columns: REV, DATE, DESCRIPTION, BY. Row 0: 06/30/21, PRELIMINARY ZDs, JC.

ENGINEER, APPLICANT, SITE INFORMATION, DESIGN RECORD, PROFESSIONAL STAMP, ENGINEER, SHEET TITLE, SHEET NUMBER

KRUPAKARAN KOLANDAIVELU, P.E. STATE OF NEW YORK PROFESSIONAL ENGINEER LICENSE #091974

ROOFTOP PLAN

C-1

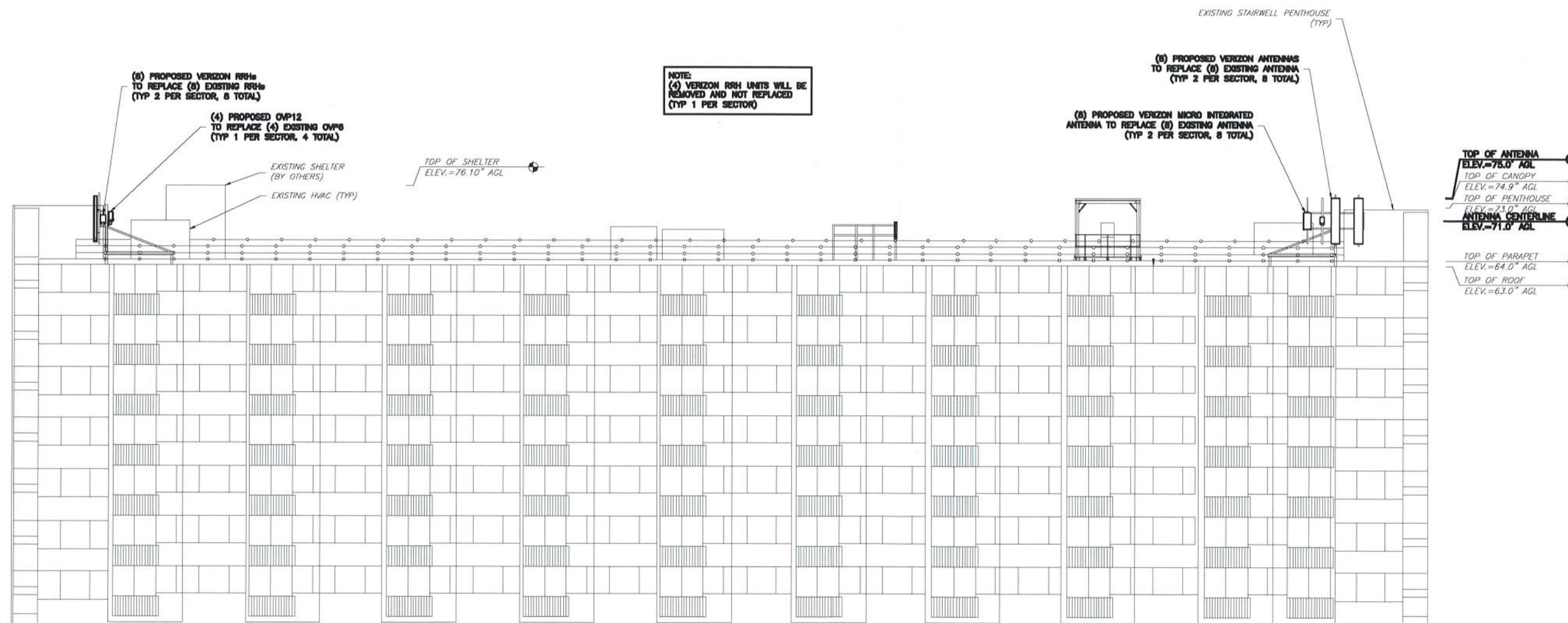
REVISIONS

REV	DATE	DESCRIPTION	BY
0	06/30/21	PRELIMINARY ZDs	JC

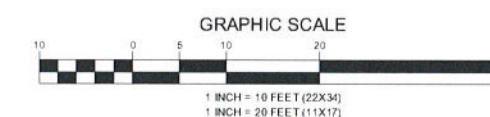
KRUPAKARAN KOLANDAIVELU, P.E.
STATE OF NEW YORK
PROFESSIONAL ENGINEER
LICENSE #091974

ELEVATION

C-2



1 ELEVATION
SCALE: 1" = 10' (22X34)
SCALE: 1" = 20' (11X17)
C-2





June 28, 2021

To: City Board Members, City of Syracuse

RE: Verizon Wireless Valley Macro Site Located at: 122 Seneca Turnpike West

To Whom It May Concern,

We write to inform you that Verizon Wireless has performed a radio frequency (RF) compliance pre-construction evaluation for the above-noted proposed site and based on the result of the evaluation, the site will be compliant with FCC Guidelines.

The FCC has established safety rules relating to potential RF exposure from cell sites. The rules are codified at 47 C.F.R § 1.1310. The FCC provides guidance on how to ensure compliance with its rules in the FCC Office of Engineering and Technology Bulletin 65 (available at https://transition.fcc.gov/Bureaus/Engineering_Technology/Documents/bulletins/oet65/oet65.pdf). The FCC developed the RF standards, known as Maximum Permissible Exposure (MPE) limits, in consultation with numerous other federal agencies, including the Environmental Protection Agency, the Food and Drug Administration, and the Occupational Safety and Health Administration. The FCC provides information about the safety of radio frequency (RF) emissions from cell towers on its website at: <https://www.fcc.gov/engineering-technology/electromagnetic-compatibility-division/radio-frequency-safety/faq/rf-safety>.

Please refer to the FCC Office of Engineering and Technology Bulletin 65 and the attached Verizon Wireless RF Brochure for information on RF exposure guidelines, RF safety, and landlord responsibilities. Questions related to compliance with federal regulations should be directed to VZWRFCompliance@VerizonWireless.com.

Please contact your local Verizon Wireless resource below if you have additional site-specific questions.

Contact Name	Contact Email	Contact Phone
Timothy Zarneke, RF Engineer	Tim.zarneke@verizonwireless.com	585-297-7006

Sincerely,

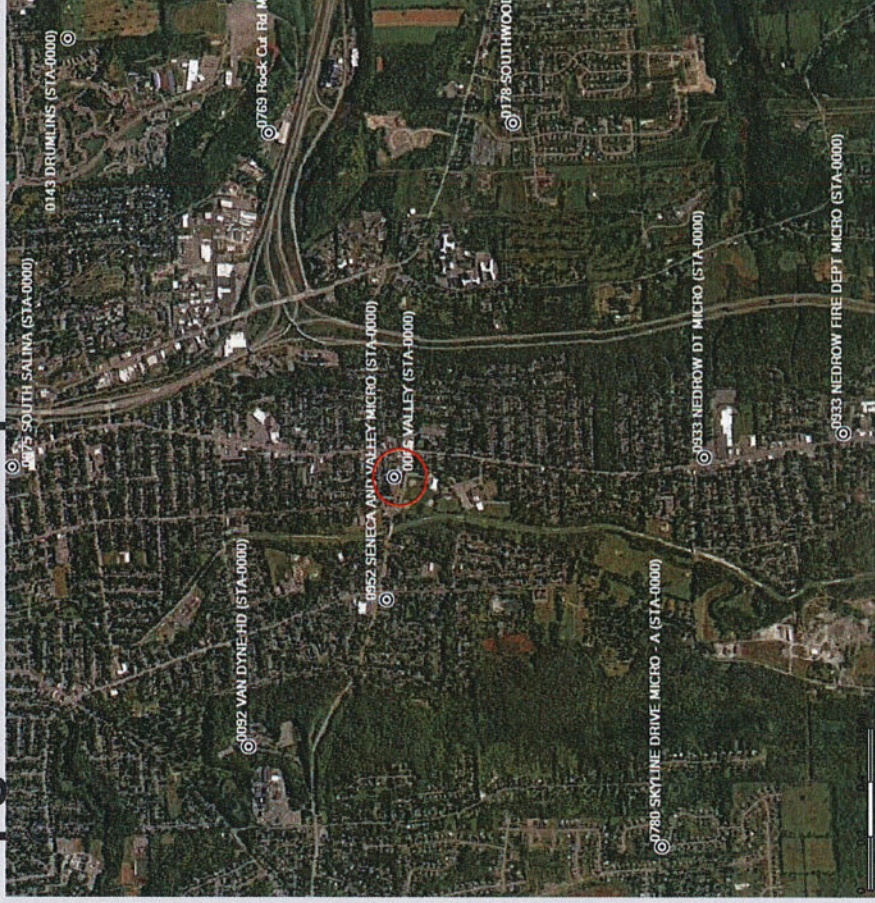
Shawn Flynn

Shawn Flynn

Manager-RF System Design

Verizon Wireless

Verizon Wireless Communications Facility Engineering Upgrades and Updates – “VALLEY” Site



Prepared by: Timothy Zarneke

The project contemplates the installation of new antennas and equipment to existing rooftop wireless telecommunications site in the City of Syracuse (the “Project Facility”).



July 22, 2021

Introduction

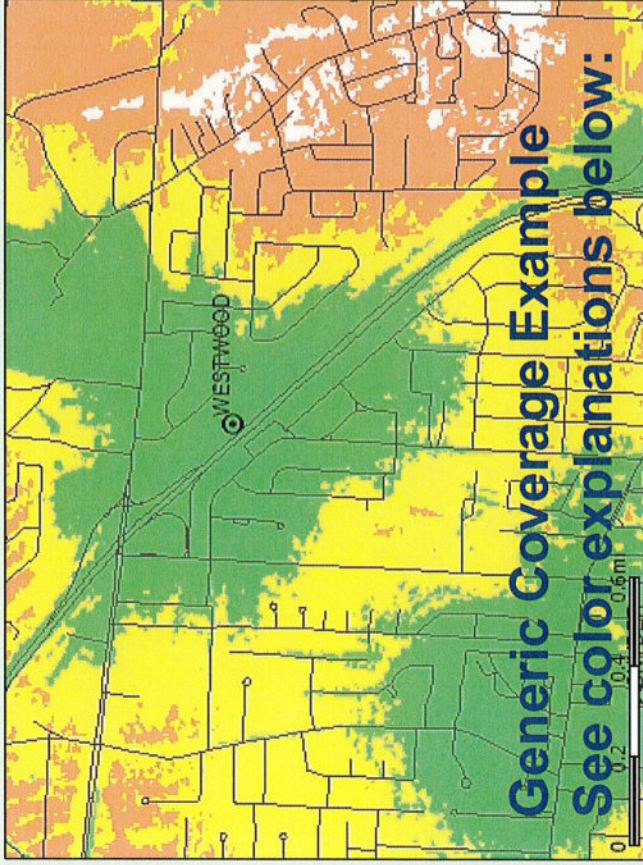
The purpose of this document is to show that there is little change to the actual coverage area of the VALLEY macro site in the City of Syracuse following an equipment change.

This equipment change is considered an update and upgrade to existing equipment. Newer, better antennas that include Remote Electrical Tilt (RET) controls so that the site can be changed remotely to better stay with our system and keeping site visits to a minimum.

New radios are also being deployed, making our tower footprint smaller with new technology. These new radios reduce the number needed for current LTE (700, PCS, and AWS) from 3 to 2 per sector, totaling 6 for the site instead of the current 9, and avoids needing to add another for 850 MHz.

New equipment will be added for more capacity, adding 2 new frequencies bands. These will help alleviate capacity issues as well as introduce Verizon's 5G service.

Explanation of Wireless Coverage



Coverage is best shown via coverage maps. RF engineers use computer simulation tools that take into account terrain, vegetation, building types, and site specifics to model the RF environment. This model is used to simulate the real world network and assist engineers to evaluate the impact of a proposed site (along with industry experience and other tools).

Many Verizon Wireless sites provide 3G CDMA at 850 MHz and 4G LTE at 700 MHz. As capacity requirements increase, higher frequency PCS (1900 MHz) and AWS (2100 MHz) carriers are added. In some mountaintop situations the high band AWS and PCS carriers are not effective due to excessive distance from the user population.

Coverage provided by a given site is affected by the frequencies used. Lower frequencies propagate further distances, and are less attenuated by clutter than higher frequencies. To provide similar coverage levels at higher frequencies, a denser network of sites is required (network densification).

Note the affect of clutter on the predicted coverage footprint above

Green \geq -85dBm RSRP, typically serves suburban residential and light commercial buildings (stronger coverage levels may be needed for proper evaluation in urban applications or where more substantial building construction exists)

Yellow \geq -95dBm RSRP, typically serves most rural/suburban-residential and in car applications

Orange \geq -105dBm RSRP, rural highway coverage, subject to variable conditions including fading and seasonality gaps

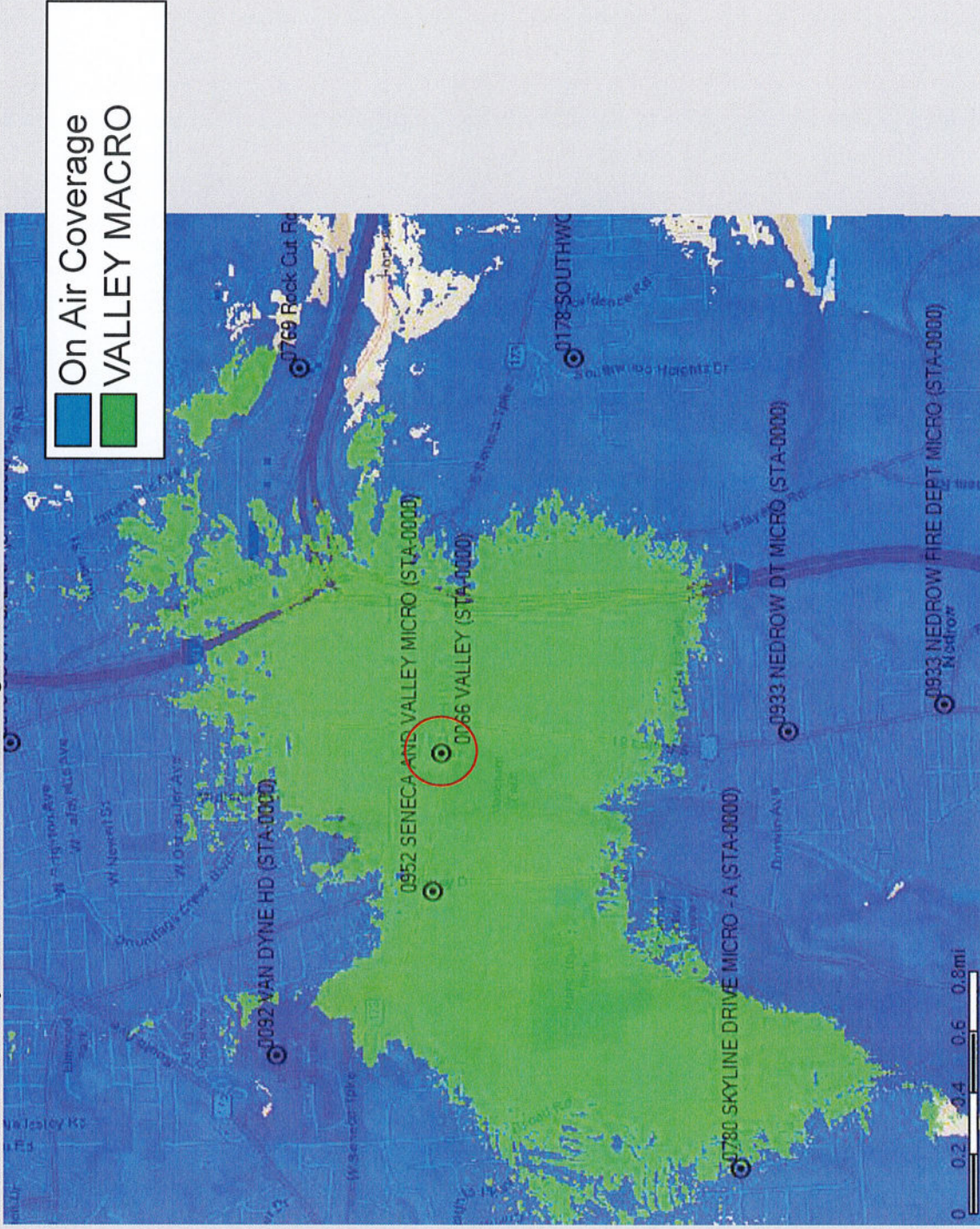
White = $<$ -105dBm RSRP, variable to no reliable coverage gap area

More detailed, site-specific coverage slides are later in the presentation

*Signal strength requirements vary as dictated by specific market conditions

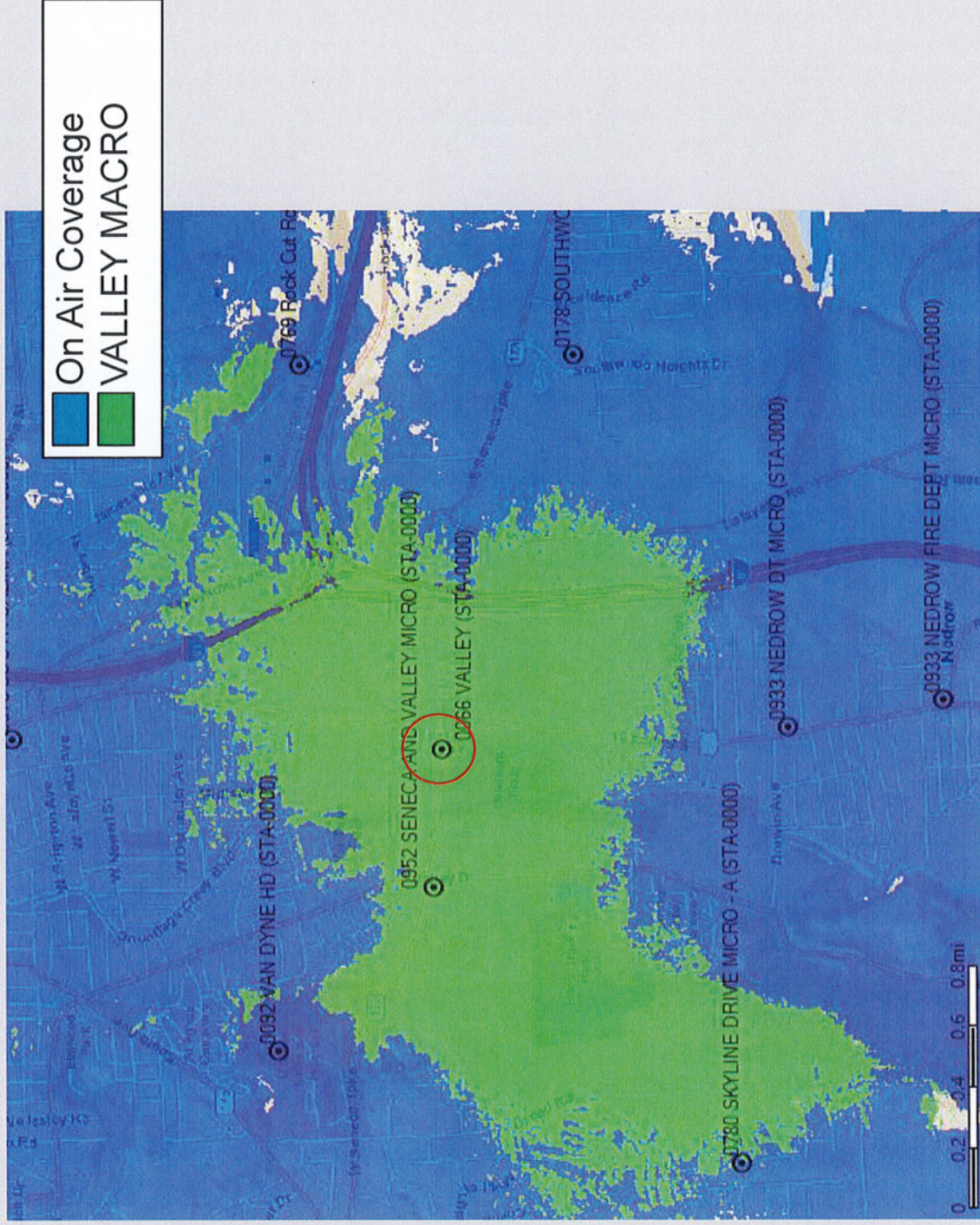
Existing 700MHz Best Server -105dBm RSRP

Best Server plots depict the actual footprint of each sector in question at one threshold so the viewer can accurately evaluate the area offloaded by the new sites dominant signal area.



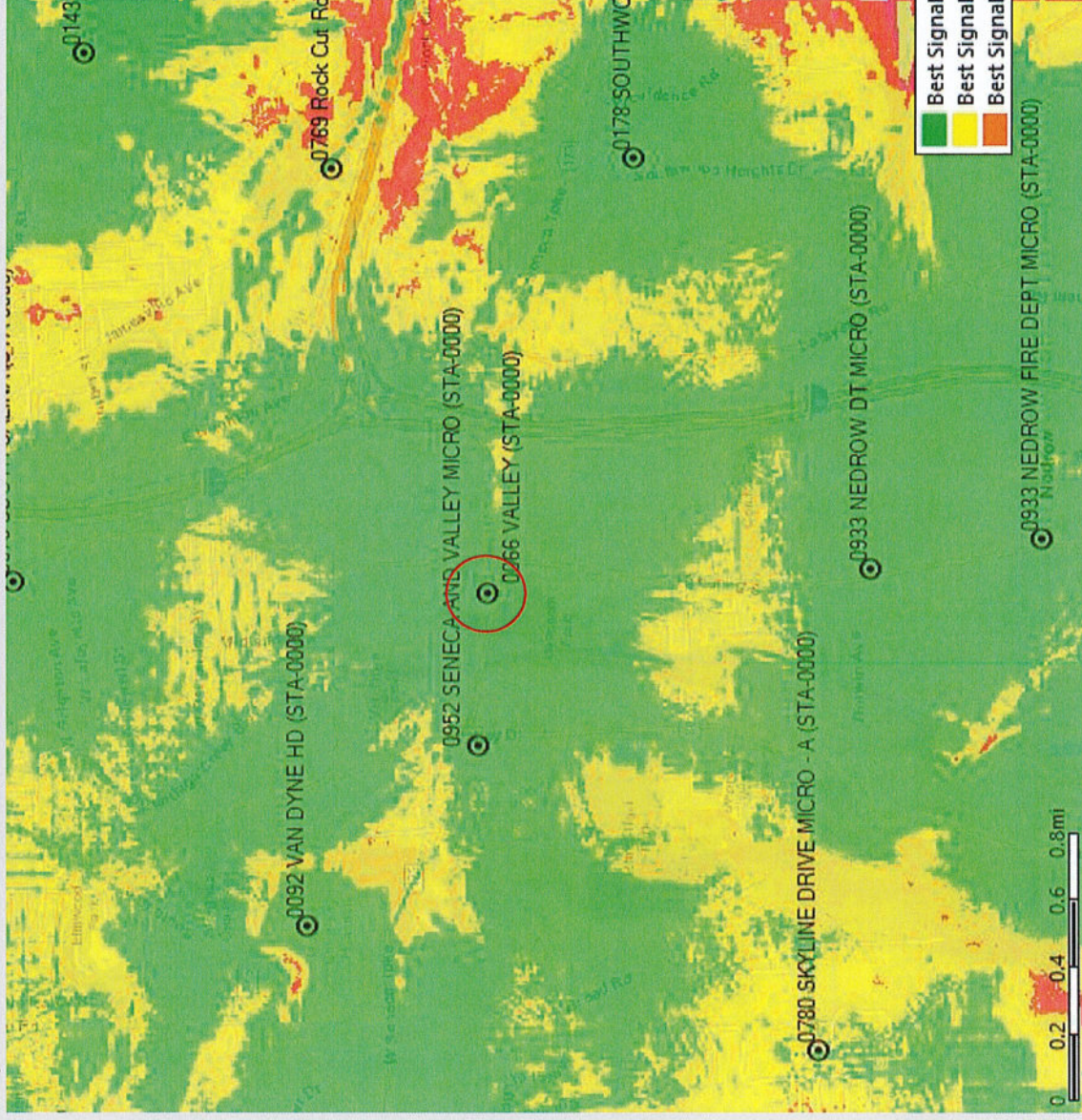
Proposed 700MHz Best Server -105dBm RSRP

Best Server plots depict the actual footprint of each sector in question at one threshold so the viewer can accurately evaluate the area.



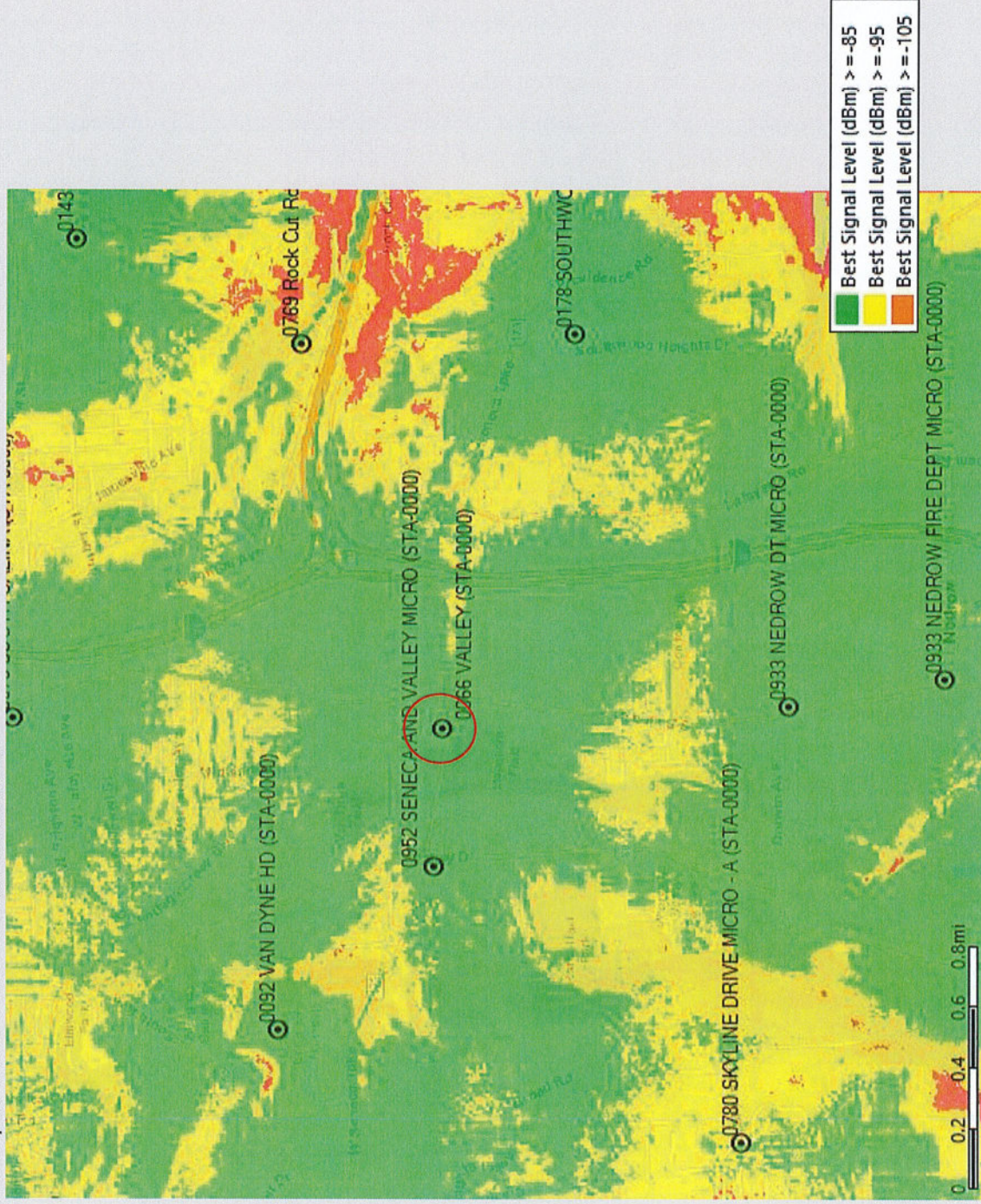
Existing 700MHz Coverage

This coverage map shows how weak the RF conditions are in and around the VALLEY site area. Refer to slide 3 for further explanation of these color thresholds



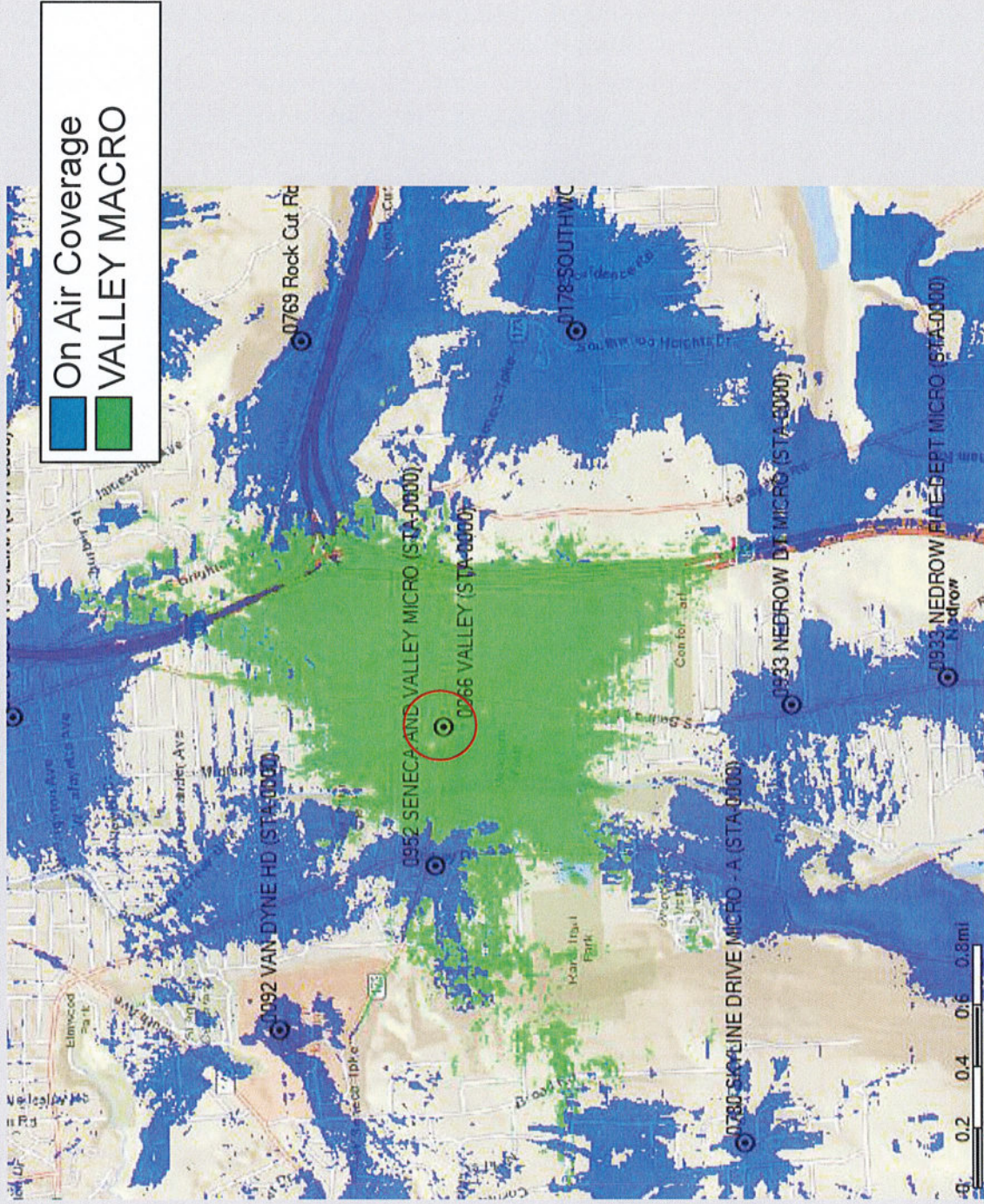
Proposed 700MHz Coverage

This coverage map shows the RF conditions in and around the VALLEY site area after upgrades. Refer to slide 3 for further explanation of these color thresholds



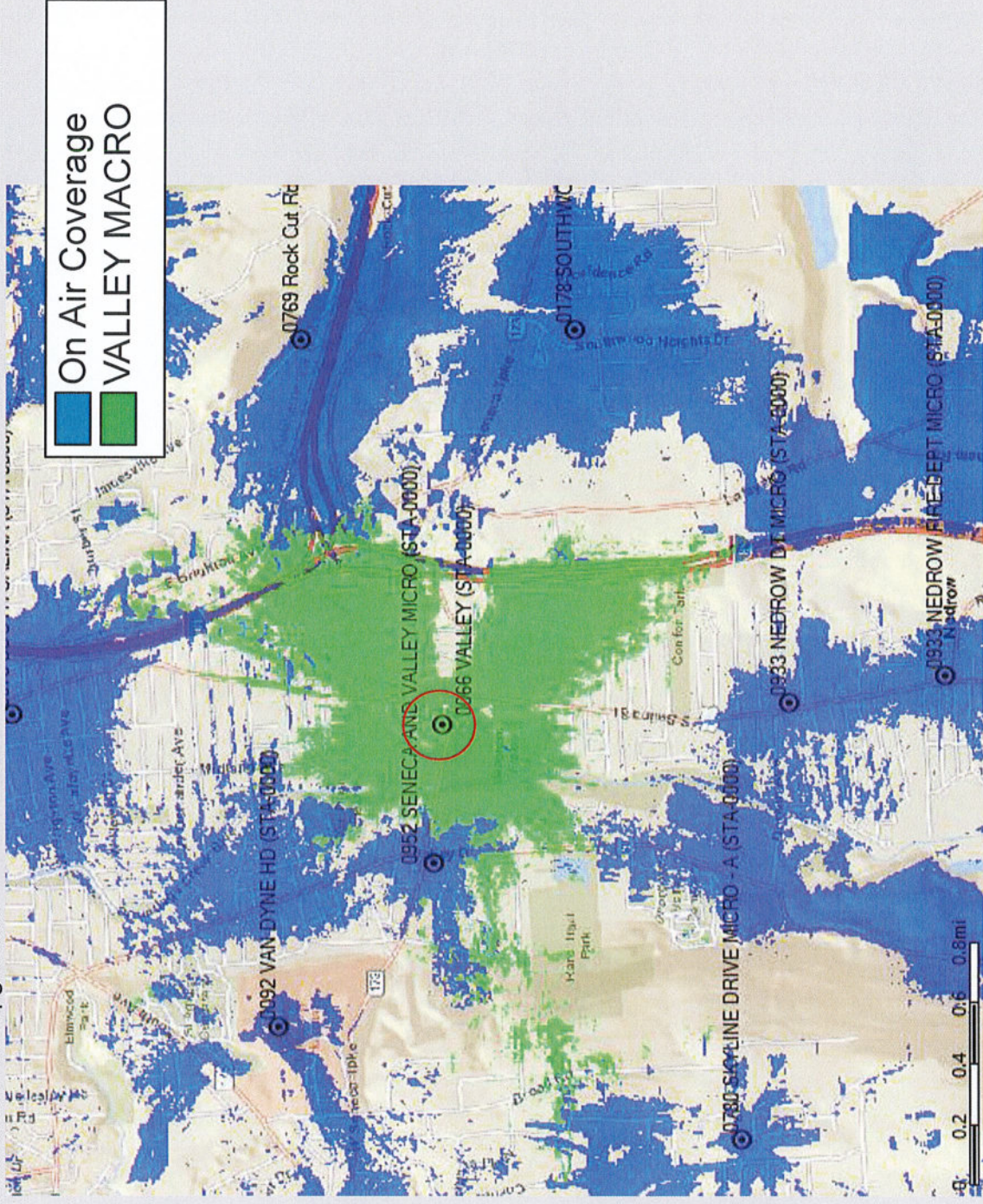
Existing 2100MHz Best Server -105dBm RSRP

Best Server plots depict the actual footprint of each sector in question at one threshold so the viewer can accurately evaluate the area.



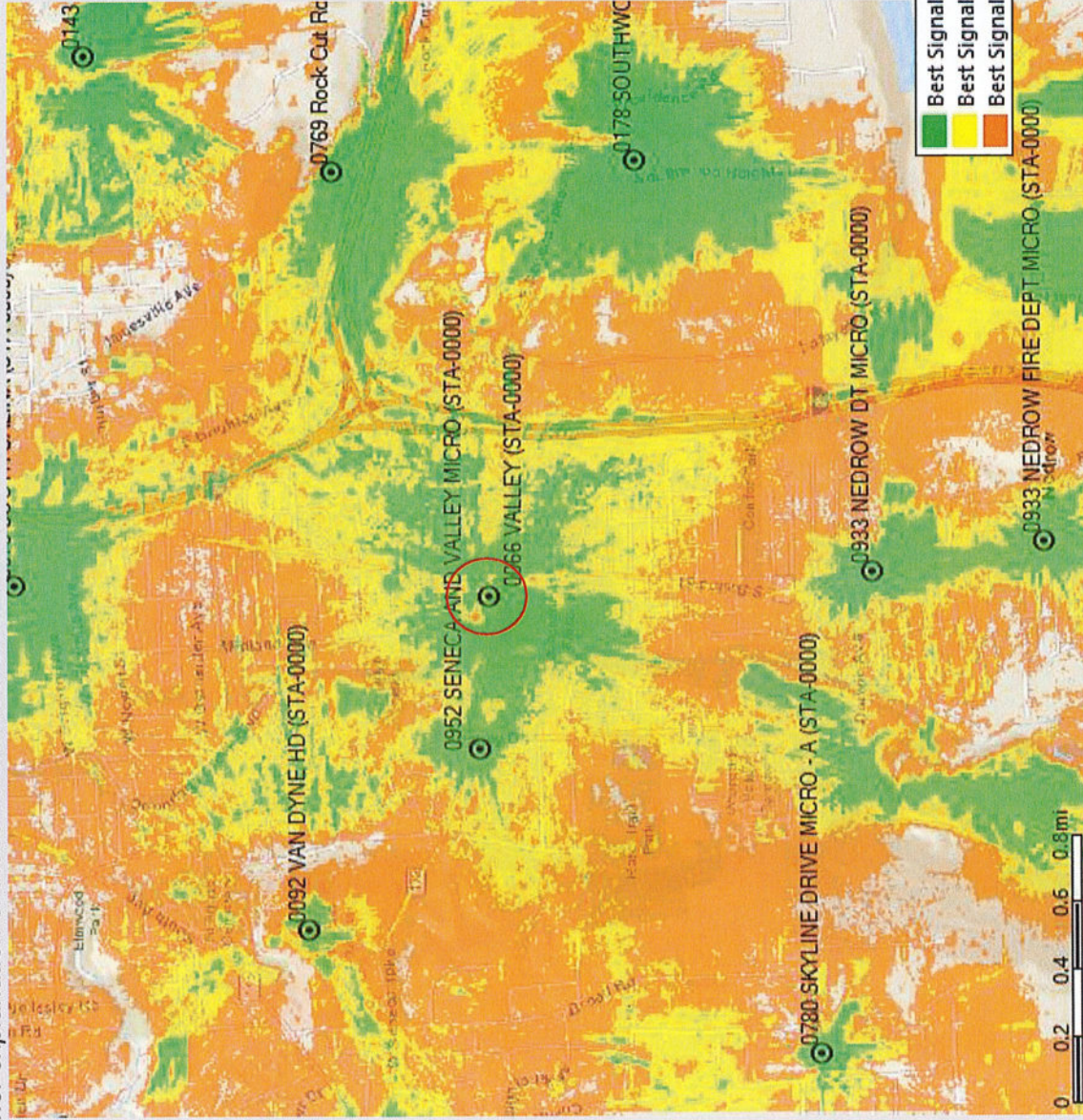
Proposed 2100MHz Best Server -105dBm RSRP

Best Server plots depict the actual footprint of each sector in question at one threshold so the viewer can accurately evaluate the area after the upgrades.



Existing 2100MHz Coverage

This coverage map shows how weak the RF conditions are in and around the VALLEY site area. Refer to slide 3 for further explanation of these color thresholds



Proposed 2100MHz Coverage

This coverage map shows how improved the RF conditions will be in and around the VALLEY site area after the upgrades. Refer to slide 3 for further explanation of these color thresholds



1.0 INTRODUCTION

The existing structure is a 64.0' ± tall building in Syracuse, NY. Verizon Wireless has proposed to upgrade the existing installation as listed in Table 1 below. Pursuant to your request, **Network Building + Consulting Engineering Services (“NB+C ES”)** has performed a structural analysis of the existing mounts to determine if the loads induced due to the proposed installation can be safely supported by the existing mount structure and to verify that the mount structure is in compliance with the applicable codes and standards. This analysis is based on the information obtained from:

- Preliminary Construction Drawings prepared by **NB+C ES** dated March 25, 2021
- Final Construction Drawings prepared by C&S Companies dated September 29, 2016
- Previous Structural Analysis Report by C&S Companies dated September 29, 2016
- Mapping Notes and Photos by **NB+C ES** dated March 30, 2021
- RFDS prepared by Verizon Wireless dated January 26, 2021

2.0 APPURTENANCES LOADING

As per the information provided to us, the following Table 1 shows the existing and proposed antenna and feed line information.

Table 1 – Final Antenna and Cable Information

Center Line Elevation (ft) (AGL)	No. of Antennas	Antenna Model/ Mount	Carrier	Feed Line (in)
71	16	(4) Samsung CBRS RT4401-48A Integrated Antenna (4) Samsung MT6407-77A Integrated Antenna (8) Commscope NHH-45C-R2B (4) Samsung B2/B66A RRH-BR049 (RFV01U-D1A) RRHs (4) Samsung B5/B13 RRH-BR04C (RFV01U-D2A) RRHs (4) Raycap RVZDC-6627-PF-48 OVP Box	Verizon	(4) 6x12 Hybrid (4) 6x12 Hybrid

Note: Proposed equipment shown in **BOLD** print.

3.0 ASSUMPTIONS

This report is based on the theoretical capacity of the existing/proposed structural elements and is not an assessment of the overall suitability of the existing Structure or its components for any particular use other than specified here in this report:

- This report makes no warranties, expressed and/or implied, and disclaims any liability arising from material, fabrication and erection of the existing Structure and any existing or proposed components or appurtenances.
- All existing and proposed antennas, mounts, coaxial cable and appurtenances are assumed to be properly installed and configured according to manufacturer requirements.
- All existing structural elements are assumed to be in place and in good condition, and was previously designed and constructed in accordance with applicable codes and standards.
- Contractor to verify existing site condition including the antenna mount connections to the existing parapet wall and antenna locations prior to fabrication and construction. In the event the existing building conditions are different than the assumptions made in this report, Contractor shall notify the engineer of record before proceeding any further with bidding, fabrication, and/or erection.
- The following material grades are assumed for the analysis:
 - Round HSS: ASTM A500 Gr. B (fy = 58 ksi)
 - Steel Pipe: ASTM A500 Type E or S Gr. B (fy = 58)
 - Angles, Channels, and Plates: ASTM A36 Gr. 36 (fy = 36 ksi)
- All welds and connections are assumed to develop at least the member capacity unless determined otherwise and explicitly stated in this report.

4.0 APPLICABLE CODES AND STANDARDS

The existing structure was analyzed/designed per the provisions of following applicable codes and standards:

- *2020 Building Code of New York State*
- *ANSI/TIA-222-H – Structural Standards for Antenna Supporting Structures and Antennas and Small Wind Turbine Support Structures*
- *Minimum Design Loads and Associated Criteria for Buildings and Other Structures ASCE/SEI 7-16*
- *AISC Manual of Steel Construction, 15th Edition – ANSI/AISC 360-16*

5.0 ANALYSIS

Design Loads:

- Ultimate Wind Speed 109 mph
- Ice Wind Speed: 40 mph
- Ice Thickness: 1.5 inch
- Risk Category (mounts only): II
- Exposure: B
- Topographic Category: 1
- Design Acceleration, Sds: 0.148

Load Combinations:

- 1.4D
- 1.2D + 1.0Wo
- 1.2D + 1.0Di + 1.0Wi
- 1.2D + 1.0Ev + 1.0Eh

6.0 CONCLUSIONS & RECOMMENDATIONS

Based on the performed analysis of this structure for applied gravity and lateral loads, the existing antenna mount members were calculated to have **adequate** structural capacity to support the existing and proposed Verizon Wireless telecommunication antennas and are in compliance with the codes and standards listed here in this report.

The results of our analysis show that, under the induced gravity and lateral loads, the existing mount members are stressed to a maximum of **60.0%** of their theoretical capacities. The existing 3/4" Dia. A325 thru bolts used to connect the existing mast pipe to the existing steel platform will be stressed to approximately **0.86%** of their theoretical capacities. Therefore, the existing mount is determined to have **adequate** structural capacity for the existing appurtenance. Refer to the construction drawings prepared by **NB+C ES** for additional details.

The conclusions reached by **NB+C ES** in this report are only applicable for the previously mentioned existing structural members supporting the Verizon Wireless telecommunications equipment. Further, no structural qualification is made or implied by this report for existing structural members not supporting the Verizon Wireless equipment.

***Contractor Post-Modification Inspection (PMI) Requirements: Checklist for Contractor PMI requirements is required for all sites and is included at the end of this MA Report. Refer to the Construction Drawings and Mount Modification Drawings (where applicable) for any additional requirements.**

NB+C ENGINEERING SERVICES, LLC

Prepared by: Thomas F. Bucciaglia, E.I.T.

Respectfully Submitted by:

Krupakaran Kolandaivelu, P.E.

Director of Engineering
NY License No. 91974



4/16/21



TOTALLY COMMITTED

April 21, 2021

Via E-mail: hgates@suttoncos.com

Copy to: cgiessert@chwattys.com

Valley Vista LLC
525 Plum Street
Syracuse, NY 13204

**Re: Notice of Modification of Antenna Facilities
Verizon Wireless –Valley-A; Valley Vista Apartments,
122 W. Seneca Turnpike, City of Syracuse**

Dear Heather,

We spoke a few months ago regarding a proposed Verizon Wireless upgrade to the equipment located on the rooftop at the above address. Per the terms of the agreement, please see below.

Syracuse SMSA Limited Partnership dba Verizon Wireless ("Lessee") entered into a Rooftop Lease Agreement on May 27, 2016 with Valley Vista LLC ("Lessor") for a site located at the above-referenced address (the "Premises"), to install telecommunications equipment as defined therein on the property.

As per the terms of the agreement, this letter is to notify you that Verizon will be performing modifications to its antenna facility located on the property. The proposed modifications will take place within the existing lease area and include the following: removing of and replacing of (12) existing antennas with (16) new antennas. The current exhibit to the agreement identifies a total of (16) antennas to be installed. Existing support equipment such as radio units, lines, and mounts will also be upgraded. Further details can be found in the attached design drawings and the structural analysis documents, both prepared by our engineering. No expansions are necessary to the leased area.

The agreement requires that the Lessor be allowed to review and provide written consent to the modifications. If you concur and approve of the modifications as set forth above, please have the appropriate person for the Lessor sign and date below and kindly return a scanned copy via e-mail to jszkolnik@nbcllc.com. Should you have any questions or concerns, please contact Jeff Szkolnik at (315)350-4025. Thank you for your assistance in this matter.

Sincerely,

Jeff Szkolnik
Network Building +Consulting
Site Acquisition Manager
As Authorized Contractor for Verizon Wireless

**Acknowledged, Accepted and Agreed:
Landlord: Valley Vista LLC**

By: *Janet Furman*

Date: 6/14/21

Attachments

*Please provide a contact name and phone number once approved for our Construction Manager, so that the work can be scheduled once permitted.

Short Environmental Assessment Form

Part 1 - Project Information

Instructions for Completing

Part 1 – Project Information. The applicant or project sponsor is responsible for the completion of Part 1. Responses become part of the application for approval or funding, are subject to public review, and may be subject to further verification. Complete Part 1 based on information currently available. If additional research or investigation would be needed to fully respond to any item, please answer as thoroughly as possible based on current information.

Complete all items in Part 1. You may also provide any additional information which you believe will be needed by or useful to the lead agency; attach additional pages as necessary to supplement any item.

Part 1 – Project and Sponsor Information			
Name of Action or Project: Verizon Wireless telecommunication equipment upgrade - site ID# Valley-A / 273319			
Project Location (describe, and attach a location map): 122 Seneca turnpike, Syracuse, NY 13205			
Brief Description of Proposed Action: Site is the location of an existing rooftop telecommunication installation. Verizon Wireless is proposing to perform maintenance and equipment upgrades to its installation. All modifications will take place within the existing lease area, utilizing the existing rooftop mounts. No height adjustments or enlargement to the the lease area will be required.			
Name of Applicant or Sponsor: Verizon Wireless		Telephone:	
		E-Mail:	
Address: 1275 John St, Suite 100			
City/PO: West Henrietta		State: NY	Zip Code: 14586
1. Does the proposed action only involve the legislative adoption of a plan, local law, ordinance, administrative rule, or regulation? If Yes, attach a narrative description of the intent of the proposed action and the environmental resources that may be affected in the municipality and proceed to Part 2. If no, continue to question 2.			NO <input type="checkbox"/>
			YES <input checked="" type="checkbox"/>
2. Does the proposed action require a permit, approval or funding from any other government Agency? If Yes, list agency(s) name and permit or approval: approval from the City of Syracuse Planning Commission/with Building permit			NO <input type="checkbox"/>
			YES <input checked="" type="checkbox"/>
3. a. Total acreage of the site of the proposed action?		_____ 0.72 acres	
b. Total acreage to be physically disturbed?		_____ 0.0 acres	
c. Total acreage (project site and any contiguous properties) owned or controlled by the applicant or project sponsor?		_____ 0.0 acres	
4. Check all land uses that occur on, are adjoining or near the proposed action:			
<input checked="" type="checkbox"/> Urban <input type="checkbox"/> Rural (non-agriculture) <input type="checkbox"/> Industrial <input type="checkbox"/> Commercial <input type="checkbox"/> Residential (suburban)			
<input type="checkbox"/> Forest <input type="checkbox"/> Agriculture <input type="checkbox"/> Aquatic <input type="checkbox"/> Other(Specify):			
<input checked="" type="checkbox"/> Parkland			

	NO	YES	N/A
5. Is the proposed action, a. A permitted use under the zoning regulations? b. Consistent with the adopted comprehensive plan?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
6. Is the proposed action consistent with the predominant character of the existing built or natural landscape?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	NO YES
7. Is the site of the proposed action located in, or does it adjoin, a state listed Critical Environmental Area? If Yes, identify: _____	<input type="checkbox"/>	<input type="checkbox"/>	NO YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
8. a. Will the proposed action result in a substantial increase in traffic above present levels? b. Are public transportation services available at or near the site of the proposed action? c. Are any pedestrian accommodations or bicycle routes available on or near the site of the proposed action?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	NO YES
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
9. Does the proposed action meet or exceed the state energy code requirements? If the proposed action will exceed requirements, describe design features and technologies: _____ _____	<input type="checkbox"/>	<input type="checkbox"/>	NO YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
10. Will the proposed action connect to an existing public/private water supply? If No, describe method for providing potable water: _____ _____	<input type="checkbox"/>	<input type="checkbox"/>	NO YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
11. Will the proposed action connect to existing wastewater utilities? If No, describe method for providing wastewater treatment: _____ _____	<input type="checkbox"/>	<input type="checkbox"/>	NO YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
12. a. Does the project site contain, or is it substantially contiguous to, a building, archaeological site, or district which is listed on the National or State Register of Historic Places, or that has been determined by the Commissioner of the NYS Office of Parks, Recreation and Historic Preservation to be eligible for listing on the State Register of Historic Places? b. Is the project site, or any portion of it, located in or adjacent to an area designated as sensitive for archaeological sites on the NY State Historic Preservation Office (SHPO) archaeological site inventory?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	NO YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
13. a. Does any portion of the site of the proposed action, or lands adjoining the proposed action, contain wetlands or other waterbodies regulated by a federal, state or local agency? b. Would the proposed action physically alter, or encroach into, any existing wetland or waterbody? If Yes, identify the wetland or waterbody and extent of alterations in square feet or acres: _____ _____ _____	<input checked="" type="checkbox"/>	<input type="checkbox"/>	NO YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	

14. Identify the typical habitat types that occur on, or are likely to be found on the project site. Check all that apply:		
<input type="checkbox"/> Shoreline <input type="checkbox"/> Forest <input type="checkbox"/> Agricultural/grasslands <input type="checkbox"/> Early mid-successional <input type="checkbox"/> Wetland <input checked="" type="checkbox"/> Urban <input type="checkbox"/> Suburban		
15. Does the site of the proposed action contain any species of animal, or associated habitats, listed by the State or Federal government as threatened or endangered?	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
16. Is the project site located in the 100-year flood plan?	NO	YES
	<input type="checkbox"/>	<input checked="" type="checkbox"/>
17. Will the proposed action create storm water discharge, either from point or non-point sources?	NO	YES
If Yes,	<input checked="" type="checkbox"/>	<input type="checkbox"/>
a. Will storm water discharges flow to adjacent properties?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
b. Will storm water discharges be directed to established conveyance systems (runoff and storm drains)?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
If Yes, briefly describe: _____ _____		
18. Does the proposed action include construction or other activities that would result in the impoundment of water or other liquids (e.g., retention pond, waste lagoon, dam)?	NO	YES
If Yes, explain the purpose and size of the impoundment: _____ _____	<input checked="" type="checkbox"/>	<input type="checkbox"/>
19. Has the site of the proposed action or an adjoining property been the location of an active or closed solid waste management facility?	NO	YES
If Yes, describe: _____ _____	<input checked="" type="checkbox"/>	<input type="checkbox"/>
20. Has the site of the proposed action or an adjoining property been the subject of remediation (ongoing or completed) for hazardous waste?	NO	YES
If Yes, describe: _____ _____	<input checked="" type="checkbox"/>	<input type="checkbox"/>
I CERTIFY THAT THE INFORMATION PROVIDED ABOVE IS TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE		
Applicant/sponsor/name: <u>Verizon Wireless</u> Date: _____		
Signature: <u>Jeff Szkolnik, NB+C as authorized Verizon Contractor</u> Title: <u>Site Aquisition Manager</u>		
<i>Jeffrey S. Szkolnik</i>		