

Approved 9/25/12

**CITY OF ROCKLAND
ZONING BOARD OF APPEALS
Minutes of Meeting
May 29, 2012**

Board Present: Chairman H. Grover, B. Carter, M. Lund, and H. Simmons

Board Absent: None

Staff Present: CEO J. Root and Secretary D. Sealey

The Chairman called the meeting to order at 5:15 P.M. A roll call was taken and a quorum declared.

Communications: None

Minutes of Previous Meeting: 2/28/12

ACTION: Mr. Lund made a motion, seconded by Mr. Carter, to accept the minutes of the 2/28/12 meeting as written.
Carried 4-0-0

New Business:

Knox County – 301 Park Street – Request for Special Exception for a Communications Tower: Bill Lane of Gartley & Dorsky said the county proposed to build a communications tower at the rear of and adjacent to its building addition at 301 Park St. Initially, the fixed portion of the tower would be 60' high, expandable at a later date to 90' if the infrastructure would support it. The various antenna whips to back up EMA were not included in the height. Mr. Lane said 301 Park St. would house EMA, dispatch, and the Sheriff's Office. The freestanding triangular communications tower would be 5' on each side at the base. The tower would be built to withstand a wind velocity of 100 mph and a 40 mph basic wind with ice on it.

Mr. Carter said there was an overall height for towers. CEO Root said the ordinance had been amended to read that there were no restrictions on the height of towers for voice or data transmissions for use by the general public. Communications Director Linwood Lothrop had provided a mock load for a 90' tower, saying only one-half of that would be on a 60' tower. Mr. Carter pointed out that a nearby 105' tower had already been subjected to local winds. Mr. Root commented that the Planning Board would also have to approve the plan and he would have to inspect both the County's building addition and tower. Mr. Lund asked what authority the ZBA had to say no or alter what the County wanted. CEO Root read aloud relevant portions of Ordinance Sections 19-304 and 19-309.

Chair Grover asked if members had any concerns. Mr. Carter asked if, in case of collapse, the tower would fall only on County property. Mr. Lane replied that it would not.

The Chair opened and closed the Public Hearing at 5:36 P.M.; no one spoke.

ACTION: Mr. Simmons made a motion, seconded by Mr. Lund, to approve the Special Exception as requested.
Carried 4-0-0

Adjournment:

ACTION: Mr. Carter made a motion, seconded by Mr. Lund, to adjourn at 5:40 P.M.
Carried 4-0-0

Respectfully submitted,

Deborah E. Sealey
Recording Secretary