



Village of Fox River Grove

ZONING BOARD OF APPEALS FEBRUARY 19, 2014

CALL TO ORDER

Chairman Celske called the meeting to order at 7:05 p.m.

ROLL CALL

Dal Compo polled the members present: Zoning Board members Celske, Karls, Murren, Rosch, Schneider and Weber. Also present was John Donahue, Village Attorney, and Alison Dal Compo, Secretary. Member Dufern was absent.

Trustee Anderson was also in attendance.

APPROVAL OF THE JANUARY 15, 2014 MINUTES--tabled

Chairman Celske swore in all the witnesses present.

Member Murren asked that in the future, the Board packet be mailed out via the USPS rather than just in e-mail, as not all members have access or adequate printing capabilities.

ZONING BOARD CASE 2013-08 SPECIAL USE PERMIT AND VARIANCE FOR NORGE SKI CLUB AND NATIONAL WIRELESS VENTURES, LLC TO ALLOW THE INSTALLATION OF A NEW MONOPOLE AND EQUIPMENT SHELTER

Chairman Celske recognized .Robert Stapleton, President of National Wireless and consultant for AT & T. Chairman Celske acknowledged receipt of the green certified mail return cards required for notice of such a public hearing as well as pictures of two posted signs.

Mr. Stapleton said that the Village Board had asked for photo simulations of the site as proposed. He stated that it was requested these pictures be taken at a distance, these pictures were distributed to those present.

The following details are proposed:

- 1) A 50' x 50' compound, fenced with a shelter. This will contain the tower as well as an equipment compound. This is part of a wide network to bring about additional services. At this site, AT&T will provide conventional as well as 4G services. There will be three separate spectrums as well as high data speeds for new and existing customers.
- 2) A 140 foot monopole adjacent to the ski jump (this is below the overall height of the ski jump).

Chairman Celske asked if there will be any noise concerns due to the generator. Mr. Stapleton said that the generator only kicks in when there is a catastrophic loss of service. Attorney Donahue asked if this is a federal government requirement; he was told it is not currently. Mr. Stapleton further

Village President Robert Nunamaker

Trustees Thomas Anderson / Suzanne Blohm / Joanna Colletti / Steve Knar / Andrew Migdal / Michael Schiestel

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explained that many people now use their home computer for their phone service, as opposed to a traditional land line.

Chairman Celske asked how the height of the tower compares with the overall height of the ski jump. He was told that the ski jump is 173 feet at its highest point. There are already competitive carriers with antennas attached to the actual jump. Due to the fact that the current proposal is for 12 antennas, it was decided to do a separate monopole to contain them.

Chairman Celske noted that Norge is deriving a financial benefit from the monopole. He asked what benefits the town itself would be getting. Mr. Stapleton said that AT&T customers will receive enhanced services, and there is potential for six additional carriers to use the monopole in the future. It will provide faster data services/speeds, faster existing services, and fewer dropped calls. Additionally, children will have better access at school and at home to sharing documents via electronic means. There will also be enhanced 911 services. AT&T is already a tenant on the water tank in the Grove.

Economic development boards are being asked for data tests. Over time, services have migrated from only voice to more data based, such as Twitter and Facebook.

Chairman Celske asked if the tower would interfere with other services that residents currently enjoy. Mr. Stapleton explained that their service already exists on the water tower, and this does not cause interference. The band width is far away from TV band width, and the signal is very compartmentalized. In any event, AT&T is obligated by law to fix any such situations which would potentially come up in a timely fashion. AT&T service is currently operating in hospitals, which have vital equipment. The service does not interfere with that equipment.

Chairman Celske asked if the tower will have any lights. Mr. Stapleton explained that lights are not required, as the tower is not adjacent to any helipads or the like.

Member Schneider asked how this will compare to the AT&T fiber nodes. Mr. Stapleton introduced Andrew Flowers, Senior Real Estate and Construction Manager for AT&T to help answer the question. Mr. Flowers explained that the Barrington fiber nodes are designed to cover a small area, so it would not have the same capabilities that the proposed monopole site would have.

Member Weber asked why the only photo simulation/picture in the Grove was taken from the Northwest. Mr. Stapleton said that the Board had asked for pictures to be taken at a distance of $\frac{1}{4}$ or $\frac{1}{2}$ mile, as coming into the community. Member Schneider said that it would have been helpful to have a picture of how the ski jump would look as facing down Route 14 coming from Cary.

Chairman Celske introduced the packet as Group Exhibit B.

Trustee Anderson said he didn't recall a specific request for the photo simulation pictures to be taken at a distance. He said that residents who are in close proximity to the proposed site would benefit from pictures taken close up.

Chairman Celske recognized resident Judy Mascolino, a long time resident of the Grove. She asked the Board to vote no, as the whole area surrounding Norge is residential. She said that special use petitions are usually for a hardship situation. She feels that the monopole is being placed here because Barrington residents do not want it in their area. Further, she stated that all the proceeds will go to private entities. Additionally, she stated that these antennas cause DNA changes and may cause

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anxiety, brain and liver cancer, leukemia, ADD, as well as health problems in plants and animals. Chairman Celske asked where she got her information from as to health concerns. She said that she found it various places on the internet.

Mrs. Mascolino said that the Grove is already suffering because of the loss of Dominick's. She referred to the tower as a monstrosity.

Resident John Berg asked what variances are being requested. Chairman Celske explained that there is a request for a special use permit. Additionally, a variance is requested because the zoning ordinance only allows structures up to 75 feet, and the proposed tower is to be 140 feet. Mr. Berg wanted to know what any actual differences in service would be, since he is not an AT&T customer.

Chairman Celske swore in resident Charles Rodgers, who came in after the start of the meeting. He lives at 211 Violet. He claims that the existing antennas do interfere with his service, and because of this he needs a separate jumper station. He claims that he can tell that radio waves cut through his body because his reception changes when he moves around certain rooms of his house. Mrs. Mascolino added that residents in the Grove do not really suffer from "cold spots" as to service, but that Barrington residents do.

Resident Olaf Senkuler commented that AT&T has dropped 2G services, and that they don't do much for their current customers.

Mr. Berg asked what would happen if in three to five years, the tower was no longer needed. Would AT&T be responsible to take the tower down? Mr. Stapleton said that it is written into the agreement that if the tower becomes obsolete, the tower would be taken down by AT&T. He further commented that the Norge property is zoned R-3, which is what is required for the tower. Any cell tower would require a special use permit.

Mr. Stapleton stated that the American Cancer Society's website says that EMF and RMF emissions from cell towers have not been found to have adverse effects on humans. These cell towers are located inside and outside hospitals, such as Northwestern, Advocate, Adventist and St. Alexis. Their individual Boards have had to review the equipment's safety. Mrs. Mascolino said that small children in particular are susceptible to emissions from cell towers, and in this case there are multiple antennas, not just one.

Mr. Flowers said that AT&T is only asking for the 12 antennas currently under review for the foreseeable future. AT&T will be sun setting some antennas in the future. They desired to attach the antennas directly to the ski jump, but this would have required re-construction of the ski jump itself.

Mrs. Mascolino said that Norge is not the only area that could be used; this will be marring a beautiful neighborhood with much nature to offer. Mr. Stapleton reiterated that the high point of the jump is 173 feet, and the cell tower is 140 feet. First Net is the interagency communication company that searches for cell tower sites. There are mandates coming from Congress to require interconnection between emergency first responders. When there was a shooting in Washington D.C., there were many agencies involved that were within a 1.5 mile radius of one another. Even though they were in close proximity, they had difficulties communicating. First Net will help with this type of situation throughout the country. Mr. Stapleton reiterated that the Zoning Board previously supported the petition, and hopes they will do so again.

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Mr. Berg asked what the true and compelling reason was for choosing the Norge location. Why could it not be built in the Pepper Road commercial area, for example? Mr. Flowers explained that the first thing AT&T does when choosing a new site is to do a population density study. They also study the pattern of dropped calls, and seek to make sure that all 911 calls connect. The height of 140 feet is needed for this. Cell service is like pieces to a puzzle, if they do not fit together exactly then there will be gaps in service. At 75 feet, the leaves from trees reflect back rays and cause dropped calls and again, gaps in service. Currently, cell phones use about ½ watt of power, whereas they used to use as much as 5 watts of power. Due to this, most cell sites need to be placed about 1.5 to 2 miles apart.

Chairman Celske asked if this location was chosen due to ground elevation. Since the water tower and the ski jump are the high points in town, are these the only acceptable locations or would others work just as well? Mr. Flowers noted that three other cell carriers have already done this research and come to the same place/conclusion that the ski jump is the best location.

Mr. Senkuler stated that the antennas have noisy fans. Member Schneider said that Village ordinance specifically spells out permissible decibel levels. Mr. Flowers added that the generator for the monopole is inside the equipment shelter, and the specs are below the Village's levels. Mrs. Mascolino stated that there was a gas leak recently, which she believed was from the work being done on the tower. She thought they hadn't been able to complete the work because of the cold weather. Mr. Stapleton explained that work has not yet started on the tower.

Member Murren looked up the American Cancer Society website as previously cited by Mr. Stapleton. Member Murren said that the site claims that power levels from cell towers are low, signals transmit intermittently, and it is very unlikely that a person could be exposed to RF levels in excess of acceptable levels.

Member Rosch asked about the Spring Beach tower and its location. Mr. Flowers reiterated the jigsaw puzzle illustration. If the towers are too close together, this can cause interference.

Mr. Rodgers noted the "tear drop effect" as to cell service. He said that he has had to switch carriers several times, and he feels it has been due to the addition of new antennas. He feels we live in a weaker area for cell reception.

Member Murren noted that the ski club is in a depressed area, and that the revenue could be used to improve the area. Member Rosch stated that since the addition of the previous antennas, his cell reception at his home has improved.

A MOTION was made by Murren and seconded by Rosch to accept the findings of fact with regard to the petition made by National Wireless Ventures, LLC and Norge Ski Club to allow installation of a new monopole and equipment shelter and recommend for approval the special use permit and variance. A roll call vote was taken. Celske—no, Karls—yes, Murren—yes, Rosch, yes, Schneider—abstain, Weber, no. Motion Carried.

Attorney Donahue checked Illinois law, and said that abstaining counts as approval; thus the reason the motion carried.

Chairman Celske explained that the Zoning Board only makes recommendations to the Village Board, who will have the final say. Any in attendance who had further concerns were advised to attend the meeting on March 6 of the Village Board.

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Case 2013-08 was concluded at 8:31 p.m.

OTHER BUSINESS-

NEXT MEETING—(currently not known)

ADJOURNMENT

A motion was made by Karls and seconded by Murren to adjourn the meeting. All were in favor. The meeting adjourned at 8:32 p.m.

Daniel A. Celske, Chairman

Alison Dal Compo, Secretary

Date approved