

CITY OF BURTON
SPECIAL COUNCIL MEETING MINUTES
JUNE 3, 2013, 6:30 P.M., COUNCIL CHAMBERS
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The Special Council Meeting was called to order by President Thomas Martinbianco at 6:48 p.m.
MEMBERS PRESENT: Martinbianco, Heffner, Smith, Ellenburg, Wells, O'Keefe and Haskins.
MEMBERS ABSENT: None.
OTHERS PRESENT: Mayor P. Zelenko, S. Bassi, Assessor, G. Kray, DPW Director,
Attorney R. Austin and J. Adams, City Clerk.

PURPOSE OF THE MEETING: Public Hearing regarding the following:

- 1. Application for Wireless Communication System, WCS #13-01, submitted by Verizon Wireless, c/o FMHC Corp., 23100 Providence Rd. #133, Southfield, MI 48075, for the erection of a new 153 foot stealth tower facility upon Parcel #59-30-300-001 located behind the South Flint Plaza, provided the applicant furnish a cash bond or performance bond in the amount of \$35,000.00 for the removal of the facility prior to the issuance of a building permit.**

PRESENTATION:

Leland Callaway, 23100 Providence Dr., Suite 133, Southfield, MI., 48075, of FMHC Corp. said they are present for the application of a 153 ft. monopole stealth tower behind the South Flint Plaza. It would be enclosed in a 50 ft. by 50 ft. compound with landscaping around the perimeter to shield it from the neighbors. He said the Zoning Board approved the setback variance from the neighboring parcels on May 16, 2013. He said inside the compound would be an 11 ft. by 16 ft. building as well as a generator to power the antenna if there is ever a loss of electricity. The access to get to the tower would be through the mall property and off their parking lot.

AUDIENCE PARTICIPATION: None.

COUNCIL DISCUSSION:

Mr. Smith referenced a letter from the City Attorney indicating the tower ultimately should be somewhere within the City zoned M-1 or M-2. The letter stated the applicant should be questioned regarding this condition of approval. He asked for clarification.

Mr. Austin said the Ordinance encourages the location of new towers on either industrial zoned sites or municipally owned sites and this site meets neither criteria so under the Ordinance the applicant is charged with the obligation of providing some evidence as to why one of these sites would not provide the necessary placement for such a tower. The Ordinance references coverage and capacity requirements. A lot of times these towers are placed where they can cover a certain area or to meet a demand of cell calls in a specific location so there could be a reason why the location of this tower may not be feasible according to the Ordinance.

Mr. Callaway referred to the map showing towers. He indicated where cell signals were lacking and where they were strong.

Mr. Austin said he understood why they would want the tower in that location and asked if there were no municipally owned or industrial in that vicinity that would suit the purpose.

Mr. Callaway went over why other areas would not be suitable for a tower.

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Mr. O'Keefe said since no one is in the audience opposing and looking at how this has to be placed he would be in support of this.

Mr. Wells asked what kind of enclosure would be around this building.

Mr. Callaway said a 6 ft. fence. There would also be rungs going up the tower starting 20 ft. up to keep people from climbing.

Mrs. Ellenburg asked if there would be soil reports to see if the tower is doing any contamination.

Mr. Callaway said they are bound by the Federal government to make sure any site they build on is environmentally safe. The Federal government and State are notified if there is contamination.

Mr. Austin asked how that co-located facility affixed to the flag pole would be unobtrusive.

Mr. Callaway said they use specialized antennas made to go in a confined area so there would only be 2 antennas per sector but they would take up 2 different heights on the pole. They would probably have an antenna at 150 ft. and 140 ft. on the interior of the pole so they are not seen.

Mr. Austin asked if the ground compound is being built large enough to accommodate that co-located facility so they would not have to come back for additional approval.

Mr. Callaway said the ground space is made for a larger building so there is plenty of room.

Mr. Martinbianco asked who would be handling maintenance on the building.

Mr. Callaway replied the area outside the compound would be cared for by the mall property.

COUNCIL ACTION:

Wells moved and Ellenburg seconded the following motion:

1. Approve and authorize the Application for Wireless Communication System, WCS #13-01, submitted by Verizon Wireless, c/o FMHC Corp., 23100 Providence Rd. #133, Southfield, MI 48075, for the erection of a new 153 foot stealth tower facility upon Parcel #59-30-300-001 located behind the South Flint Plaza, provided the applicant furnish a cash bond or performance bond in the amount of \$35,000.00 for the removal of the facility prior to the issuance of a building permit.

Motion carried 7-0.

Meeting adjourned at 7:05 p.m.

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