



Adirondack Park Agency

ANDREW M. CUOMO
Governor

TERRY MARTINO
Executive Director

INDIVIDUAL LOT DEVELOPMENT REVIEW – P2018-211

If a subdivision: 7000± square foot lease parcel – irregularly shaped

Reviewed by: _____ Date: _____

Existing Development

PRINCIPAL BUILDINGS

Structure	Pre-existing (Y/N)?	Lawfully constructed (Y/N)?
none		

ACCESSORY STRUCTURES

Structure	Pre-existing (Y/N)?	Lawfully constructed (Y/N)?
none		

Proposed Development

PRINCIPAL BUILDINGS

Structure	Footprint	Height	# Bedrooms	Slopes
none				

Check if portions or all below is nj

[]

Check if proposed as a non-building lot: []

Have necessary density? Y N
remaining potential principal buildings = from [] survey or [] estimate

ACCESSORY STRUCTURES

Structure	Footprint	Height	Slopes
AT&T Equipment platform	12.5' x 20'	10.7 feet	0-3± %
T-Mobile Equipment shelter	12' x 20'	10.7 feet	0-3± %

TELECOMMUNICATIONS TOWER

Two Towers are Proposed:

Tower 1: (AT&T)

One 90-foot-tall tall tower concealed as 95-foot-tall simulated tree
Six panel antennas mounted at 88-foot centerline height – 8 feet tall
Fifteen remote radio heads (RRHs) and Remote Radio Units (RRUs) – 15.0 to 18.1 inches tall
Four DC6 squid surge suppressors – 27 inches tall

Tower 2: (T-Mobile)

One 85-foot-tall tall tower concealed as 90-foot-tall simulated tree
Six panel antennas mounted at 83-foot centerline height – Three @ 8 feet tall and three @ 5 feet tall
Six remote radio heads (RRHs) and Remote Radio Units (RRUs) – 14.9 to 17.91 inches tall

ACCESS *Consult RASS engineer for driveway > 12% slope / *consult RASS ecologist for driveway > ¼ mile

Driveway is [] existing / [] proposed Length: Width:

Sight distance evaluated? Y N Slopes:

Need Clearing/Grading? Y N Comments: (Note if HOA or shared maintenance involved)

Need hwy access permit? Y N access drive is on the 1.5±-acre parent parcel

Need easement?	Y	N	(not this lease parcel)
Need signs?	Y	N	

VISUAL / AESTHETIC

Yes Proposed development visible from public areas (list)

Yes* Existing topography / vegetation will screen, if retained

No Planting plan proposed [] If Yes, RASS forestry analyst consulted

***Existing vegetation will conceal the equipment platform and help to conceal the tower, but the tower needs to be concealed as simulated trees in order to comply with the Agency's Towers Policy.**

WASTEWATER TREATMENT (WWTS) **Consult RASS engineer for engineered plans* **None proposed**

[] Individual on-site [] Municipal [] Community

Y N Slope suitable for WWTS (i.e., ≤8% shallow, ≤15% conventional)?

Y N Soil suitable for WWTS (i.e., depth to SHGW and bedrock)?

Y N All water bodies or streams > 100 feet WWTS? (If No, needs variance – from Town if ALLUP)

Y N If fast perc (1-3 min/in), water > 200 feet WWTS? (If No, amended soils required)

Y N All jurisdictional wetlands > 100 feet WWTS? (If No, counts as permit jurisdiction)

Y N Suitable 100% replacement area identified?

[] Existing and proposed to remain (needs suitable 100% replacement area)

WATER SUPPLY **None proposed**

[] Individual on-site [] Municipal

Y N All water supplies, on-site and off-site, > 100 feet WWTS? (If No, need DOH waiver)

STORMWATER / EROSION & SEDIMENT CONTROL **Consult RASS engineer*

Yes Does proposed development maintain existing drainage patterns?

Yes < 1 acre disturbance proposed (May need E&S Control Plan if water/slope/soil resources at risk)

No > 1 acre disturbance proposed (SWPPP required, which includes E&S Control Plan)

UTILITIES

Available on site?	Yes	[X] Overhead	[] Underground
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Available at road?	Yes	[X] Overhead	[] Underground
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Proposed for site?	Yes	[] Overhead	[X] Underground
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