



Village of Arlington Heights
33 South Arlington Heights Road
Arlington Heights, Illinois 60005-1499
(847) 368-5000
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December 22, 2023

Rachel Ceckowski
Mountain Ltd., as agent for Verizon
52 Farm View Drive, Suite 201
New Gloucester, ME 04260

***RE: Plan Commission Application, Round 1 Comments – Verizon Wireless, 1500 W Shure Road –
Case# PC-23-017***

Dear Ms. Ceckowski,

On December 5th, 2023, a complete Plan Commission application packet was submitted to the Department of Planning and Community Development along with payment. The application packet for both the temporary and permanent cell phone towers were circulated for preliminary review by the relevant department. This does not preclude departments from submitting new or amended comments during the Conceptual Plan Review, Plan Commission or Village Board processes. Below, please find the preliminary Round 1 comments. Please provide any response to these comments so that they are received by our office by **January 5, 2024** in order for staff to have the appropriate time to share the information with the Conceptual Plan Review Committee and Plan Commission.

Planning and Community Development

1. It is recommended that options be explored for placing the antennas on the rooftop instead of the face of the building.
2. If the antennas are placed on the face of the building, the antennas must be painted to match the existing building. Provide renderings to confirm the visual impact of the installation.
3. Remove the temporary installations as per the agreement.
4. Please provide the renderings of the Northeast elevation that were missing from the submitted plans.
5. Remove all abandoned or unused communication equipment from the building façade.
6. Any future installations should be ideally located on the roof and screened by the parapet walls.

Engineering Department

7. The petitioner is notified that these comments are being provided to ensure that the project meets the requirements for submittal to the Plan Commission. Approval by the Plan Commission is not an endorsement or approval of these documents to obtain the required building permits, engineering approval, or permits required by other government or permitting agencies for construction. Detailed plan review with associated comments will be provided upon submittal of plans for a building permit. The petitioner shall acknowledge that they accept this understanding.
8. The temporary site has already been installed. The Public Works Department and Engineering Division have no comments on the temporary site.

9. The Village GIS information shows the following utilities in the vicinity of the proposed conduit:
- a) A 12" sanitary sewer is located north of the property line in an easement. The location of the sanitary sewer and the manholes in the area of the proposed work should be shown on the engineering plans. Provide the invert elevations for the manholes.
 - b) Street light conduit located behind the curb on the north side of Shure Dr. Provide a note on the plans.
 - c) Water meter located in a meter pit approximately 7 ft west of the parking lot curb. Show the location of the water meter pit and the water service for the building.
 - d) The location of the conduit may need to be adjusted to avoid conflicts with the existing utilities.
 - e) These items can be addressed at permit.
10. The Public Works Department and Engineering Division have no additional comments.

Building and Life Safety

- No objections or comments.

Health Department

- No comments.

Police Department

- No concerns with this application.

Fire Department

- No comments at this time

Sincerely,



Michael Lysicatos, AICP – Assistant Director
Department of Planning and Community Development

C: Charles Witherington-Perkins, Director of Planning & Community Development
Sam Hubbard, Development Planner
File PC 23-0197