

Ulster County Public
Safety Radio Tower
1915 Lucas Ave
Town of Rosendale,
NY

Presentation to the
Towns of Rosendale
and Marbletown
11/08/2023

Approval Process Ulster County

UC will request Lead
Agency Status Under
SEQRA

NEED

ENVIRONMENT

DESIGN

BUILD

Project Need

Problem

Existing radio system is analog (rebroadcast)
Not suited for county-wide communication

Solution

Move to simulcast system
covers a wider geographic area with broadcasts
from multiple transmitter sites and is frequency
efficient

Problem

Critical Coverage Gaps towers must talk to each
other


Solution

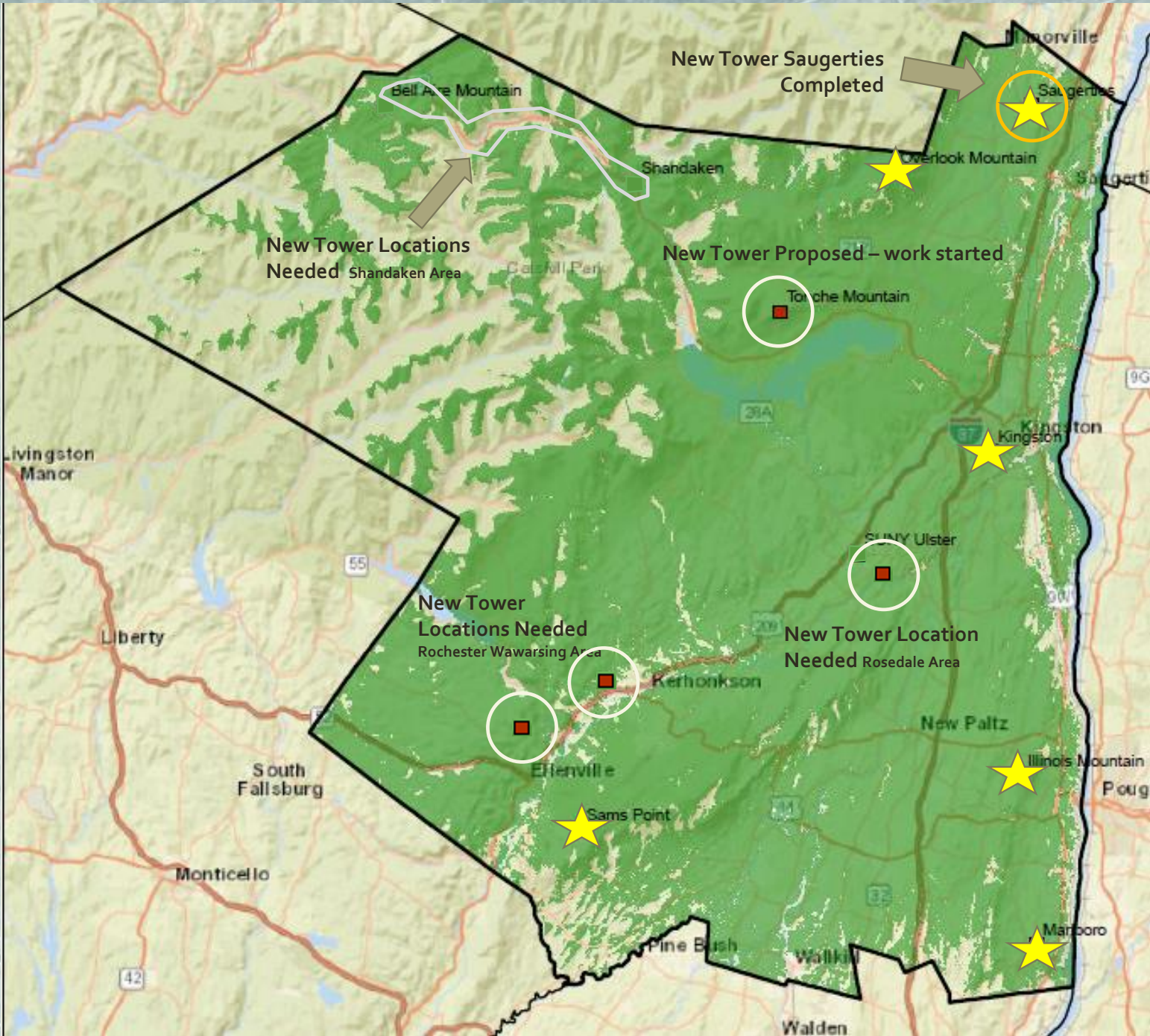
Close Coverage gaps with additional towers
improve existing towers and create backhaul
redundancy



Project Need Coverage Analysis


Tower Locations

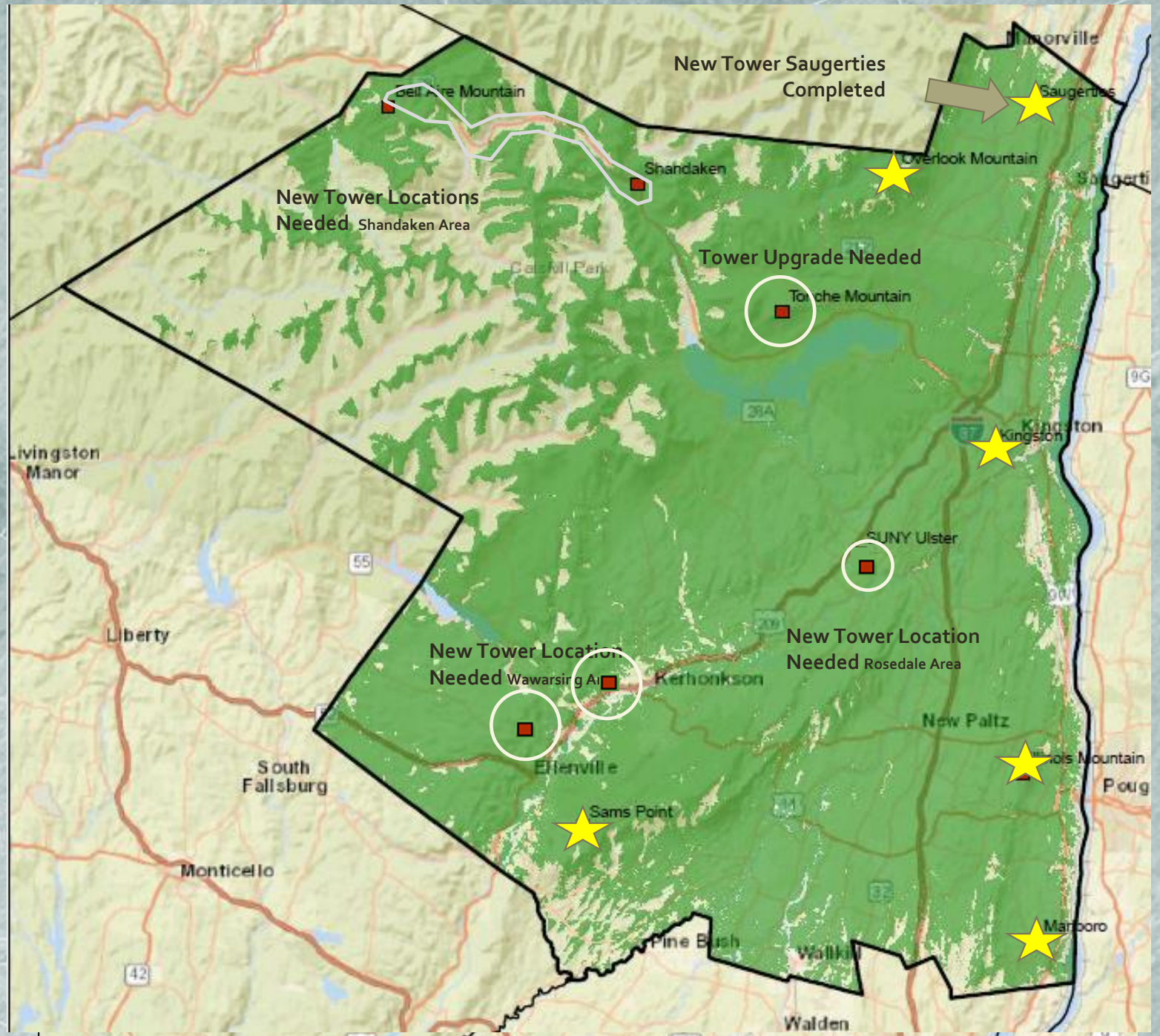
 VHF Simulcast
95% Mobile In
Bound Coverage



Project Need Coverage Analysis

Tower Locations

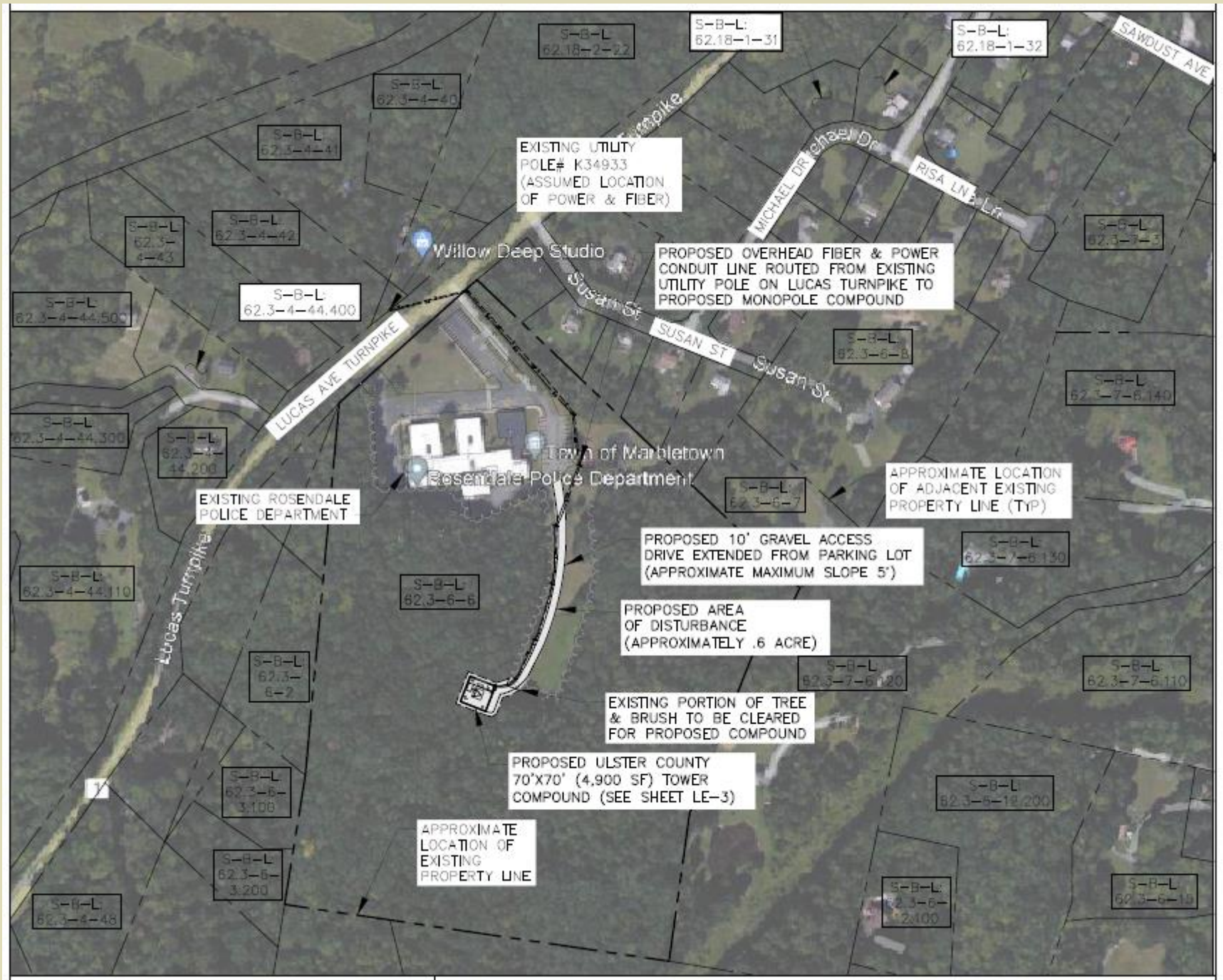
 VHF Simulcast
95% Mobile Out Bound Coverage





Ulster County
Tower Feasibility Report
1915 Lucas Ave, Cottenkill, NY 12419

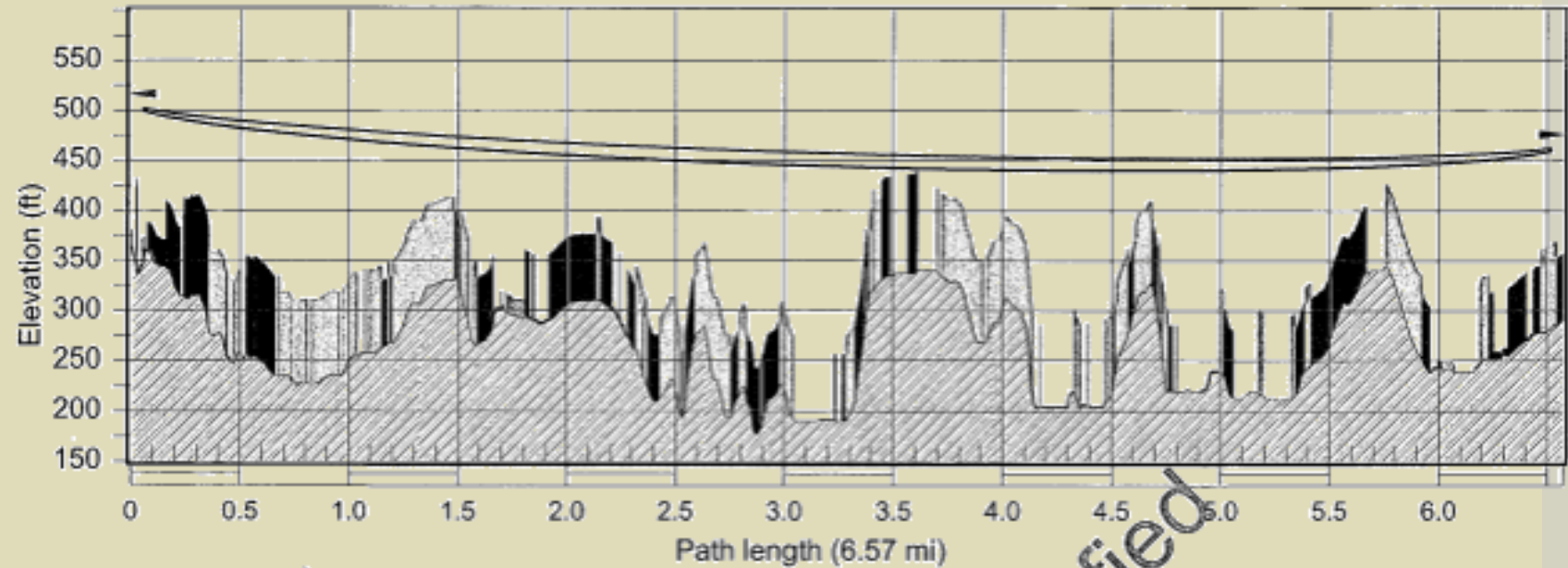
- The proposed tower will be a 190' tall lattice self-support style tower
- The compound will be a 70'x70' fenced area and have new power and fiber utilities brought to it.
- The new access road will be gravel.
- The tower design will allow collocation of cell carriers



Establishing Tower Height

Rosendale

microwave path study



Golden Hill	
Latitude	41 54 59.00 N
Longitude	074 01 11.00 W
Azimuth	224.43°
Elevation	384 ft ASL
Antenna CL	152.0 ft AGL

Frequency (MHz)	= 6175.0
Main 1 K	= 1.330 %F1 = 100.00 FH = 10.00 ft
Main 2 K	= 1.000 %F1 = 60.00 FH = 10.00 ft

Rosendale	
Latitude	41 50 54.00 N
Longitude	074 06 32.00 W
Azimuth	44.37°
Elevation	291 ft ASL
Antenna CL	185.0 ft AGL

Not field verified

Environment

Studies needed

SEQRA Short EAF & NEPA

Viewshed Analysis

Photo Simulations

Historic and Archeological

Report

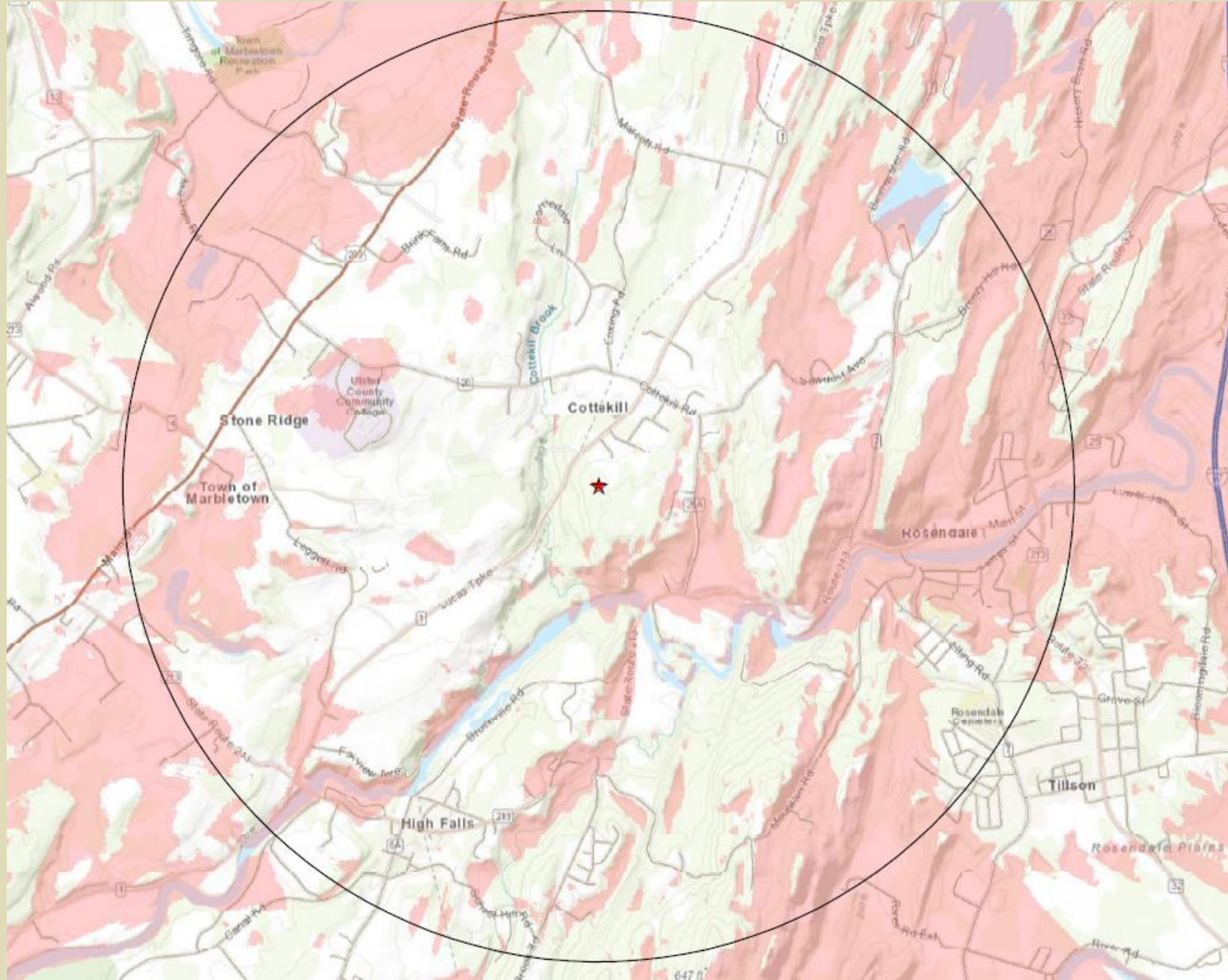
Design

Site Plan

Rosendale Site: 1915 Lucas Avenue, Cottenkill		
Permit Items	Applicable (Yes/No)	Notes
NYSDEC SPDES GP 0-20-001	No	Disturbance < 1 acre
NYCDEP Watershed	No	Not within DEP watershed.
NYCDEP SWPPP Review	No	Not within DEP watershed.
NYSDEC regulated wetlands and watercourses	No	None shown on mapper
Federal regulated wetlands and watercourses	No	None shown on mapper
State/federal regulated threatened or endangered species	Yes	Bats indicated on NYSDEC ERM. Potential seasonal restrictions on tree removal
Floodplains	No	
Highway Entrance Permit	No	Access through Municipal Building Lot

Viewshed Analysis

This zone-of-visibility map takes into consideration the existing topography (only) of the area **It does not assume** any intervening vegetation. Ulster County will conduct a detailed visual analysis that include the necessary balloon float and visual simulations.



Viewshed Analysis

Drone picture looking
northeast leaf-on



Town Hall Parking lot

Viewshed Analysis

Drone picture looking east
leaf-on



Viewshed Simulation

The balloon float will allow photographs that will be used to prepare pictorial representations of before and after views. The assessment report will also include a photo location map and table which provides additional information on the viewpoints selected.



Town of Rosendale Zoning

Balance of Public Interest Test

The County may enjoy limited immunity from the Local Zoning Statute based on a balancing of public interests.

Communications (48)									
Telephone (481) and telegraph services (482)							■	■	■
Radio and television broadcasting (483)	◇	◇	◇				◇	◇	■
Cable television poles and wires (4899)	◇	◇	◇	◇	◇	◇	◇	◇	◇
Miscellaneous communication services, not elsewhere classified (4899)	◇	◇	◇				◇	◇	■
Electric, gas and sanitary services (49) except mixed, manufactured or liquefied petroleum gas production and/or distribution (4925) and refuse systems (4953)	◇	◇	◇	◇	◇	◇	◇	◇	◇

§ 75-28 Conditional uses allowed by special use permit.

(14) Commercial telecommunications facilities. No commercial communications facility (CTF) shall hereafter be used, erected, moved, reconstructed, changed or altered unless in conformity with these regulations. No existing structure shall be modified to serve as commercial communications tower unless in conformity with these regulations. [Amended 9-13-2000 by L.L. No. 4-2000; 2-11-2004 by L.L. No. 1-2004]\

County & Local Zoning

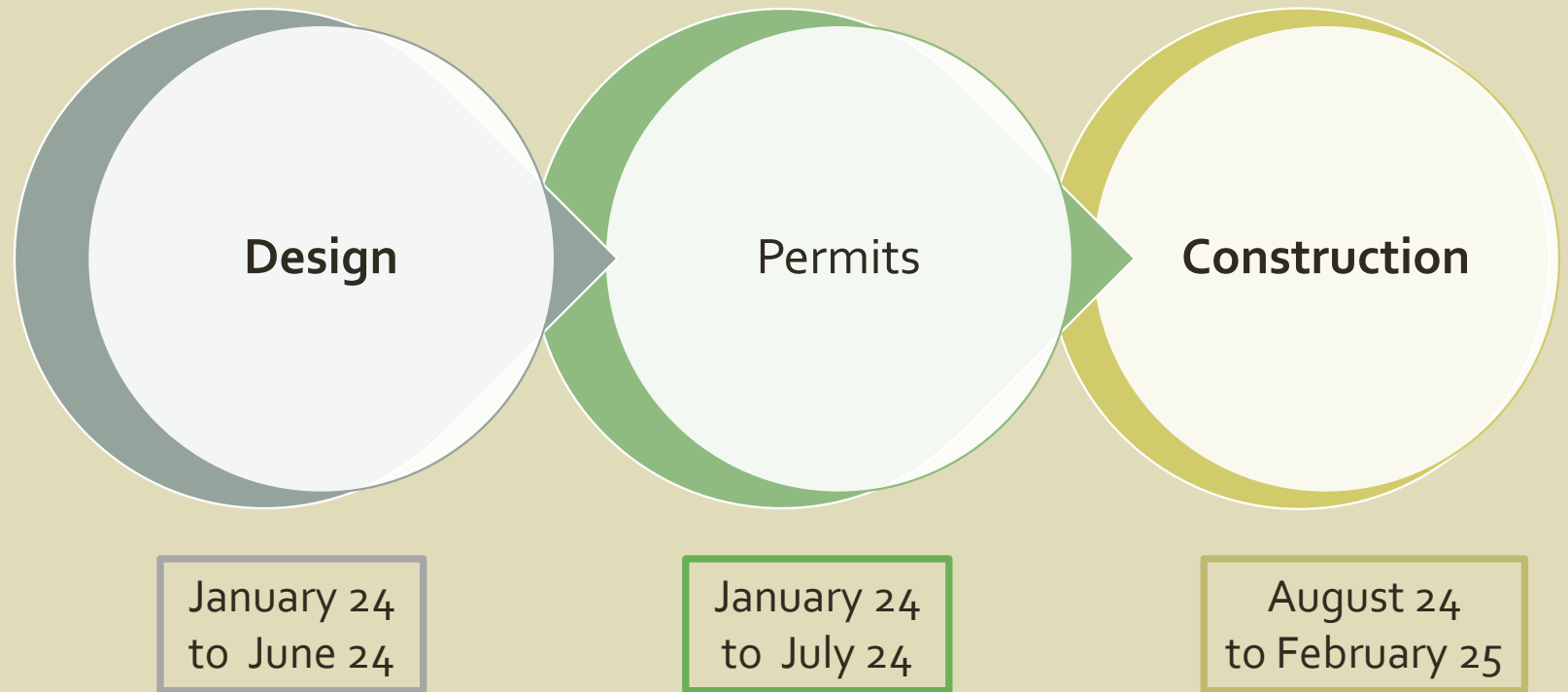
Balance of Public Interest Test

Who Decides?

Balance of Public Interest Test- Items to be considered

1. The nature and scope of the instrumentality seeking immunity
2. The encroaching government's legislative grant of authority;
3. The kind of function or land use involved;
4. The effect local land use regulation would have upon the enterprise concerned;
5. Alternative locations for the facility in less restrictive zoning areas;
6. The impact upon legitimate local interests;
7. Alternative methods of providing the proposed improvement;
8. The extent of the public interest to be served by the improvements; and
9. Intergovernmental participation in the project development process and an opportunity to be heard.

Tentative Schedule





ULSTER COUNTY PUBLIC SAFETY
RADIO TOWER – Rosendale

Thank you

Project Web Page : as material is developed

Comments/Questions?

Submit Comments to:

Steven Peterson: spet@co.ulster.ny.us

or

Dennis Doyle: ddoy@co.ulster.ny.us -845-340-3340

By mail:

Ulster County Planning Department

Box 1800

Kingston NY 12402