

2022 09 14

Mayor and Members of North Kawartha Township

Re: Proposed Cell Tower Jack Lake South

This is further to my e mail to Council Sept 5th expressing concern about the Economic Development Officer's (EDO) report before Council the next day recommending that the Mayor and Clerk be authorized by Council to execute a telecommunications site plan agreement with Rodgers for the purpose of leasing municipal land for the construction and operation of a telecommunications tower at the junction of Jack Lake Road and FR 51.

I did view the video of the Council meeting of Sept 6th and significant additional information was verbally provided to Council which was not included in the written report dated August 29 2022which was the information relied upon in myself and others who expressed concerns about entering into the Lease with Rodgers. The main focus of the staff recommendation was that this lease proposal for that property "***was a good deal for the municipality***" and ***the lease created a long-term non-tax revenue stream for the Township***". No concerns were raised regarding the limited size of the site and proximity to existing established waterfront properties.

The staff report did not:

- Provide any map showing the location which would have assisted Council members appreciating the proximity to waterfront residences
- Indicate the height of the tower
- Indicate whether the proposed tower was self-supporting or cabled supported
- Whether the tower would be shared with other providers such as Tellus and Bell to avoid proliferation of towers
- That a candidate site needed to be serviced by road and hydro
- What area boundaries that Rogers was considering for a new tower in for this area
- What area that enhanced serviced would be available to
- What site development work would be required relative to existing tree cover
- Whether light mitigation design would used

At the Sept 6th Council meeting, the EDO provided Council with more detailed verbal report with helpful information about the Roger's proposal not included in the written report.

Of particular concern to me was that Rogers had according to what was told to Council ...had not been able to find any other landowner willing host after having approached a few (landowners) and not successful.

Taking away the waterfront property owners..... there are only a couple of other landowners in that area in a position to provide a suitable tower site for consideration.

Frankly, putting myself in the shoes of the Councillors, faced with voting on the alleged only available site vs not having and enhanced cell services to the Jack Lake areaI can appreciate why 3 Council members supported the motion to approve in principle the Municipal Site.

After the meeting, I was very trouble and confused by the verbal report that Rogers had not ben able to find another willing tower host in the area. I also suspected that the township was motivated to have their own property utilized based on financial benefits. Most Jack Lake waterfront property owners back onto Crown Lands around Jack Lake.... but in this particular neighborhood there is a major private land holding serviced by roads and hydro which was the obvious location to accommodate Roger's needs ...while also mitigating various impacts on established waterfront property owners.

Hoping that this landowner had not turned down an approach from Roger, I contacted that person and based on a very short discussion ...learn that the owner was receptive to working with Roger to make a community contribution in moving the proposed municipally owned site from a very bad location to a much better and more acceptable location.

I understand the alternative private property has been brought to the attention of the Township for consideration and under the circumstances recommend Council consider they the following motion:

Whereas with respect to a proposed Jack Lake South Cell Tower location another candidate site has been offered for consideration

Be it resolved North Kawartha Council does not proceed with further consideration of the municipally owned candidate site until a determination is made that the private property owner and Rogers are able to explore and reach agreement on an alternative site further away from Jack Lake and existing cottages.



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