



Site Selection Report – Wireless Communications Site

Rogers Site Code: C3915

Proposed Location: 1480 County Road 504, Apsley Ontario K0L 1A0

Project Description: Deployment of 90-meter-tall guy Tower

Date Submitted: April 10, 2025

Proponent: Spectra Point Inc. – Acting as Agent for Rogers Communications Inc.

Contact: Robert Huras

Phone: (416) 418-1588
rhuras@spectrapoint.ca

Wireless Communications Site

Introduction

The on-going increase in the use of wireless devices such as Smart Phones and Tablets for broadband wireless communication and internet access for personal, business and emergency purposes require the development of new wireless communication infrastructure. This includes new antennas and their support structures to meet demands of increased capacity and broadening services areas. Canadians currently use more than 32 million wireless devices daily. More importantly, each year Canadians place more than 9 million calls to 911 or other emergency numbers from their mobile phones.

Rogers Communications Inc. "Rogers" constantly strives to improve coverage and network quality for the sake of their clients. In the recent past, due to subscriber feedback, our Network Planning and Engineering departments have become aware of coverage deficiencies within the general area of Apsley, Ontario, along Highway 504 east of Whitmore Road west of McCauley's Road.

This document outlines the site selection process in accordance with the requirements of Innovation, Science and Economic Development Canada's Spectrum Management and Telecommunications Policy, CPC-2-0-03, Issue 6 (July 15, 2022) and provides a description of the system associated with the proposed wireless communication installation on property known as 1480 County Road 504, Apsley, Ontario

Background & Coverage Requirement

The selection of a wireless communications site works similarly to fitting a piece into a puzzle. In this case, the puzzle is a complex radio network, situated in a rural setting. Client demand, radio frequency engineering principles, local topography and land use opportunities working in concert with one another to direct the geography of our sites.

In order to achieve a reliable wireless network, carriers must provide a seamless transmission signal to alleviate any gaps in coverage. Gaps in coverage are responsible for dropped calls, and unavailable service to clients. Rogers Communications Inc. would utilize the following proposed site location in order to provide high quality network signal for its high-speed wireless voice and data network. Wireless communication carriers constantly strive to improve coverage and network quality for the sake of their clients. Our current coverage east of Apsley in the general area of Highway 504 east of Whitmore Road west of McCauley's Road, is well below our acceptable standards, and we need to respond to our customers' requests for improved coverage in these areas.

The site as proposed will achieve the necessary engineering coverage objectives for our network. The proposed location will enhance much relied upon communication services in the area such as EMS Response, Police and Fire; will significantly improve our wireless signal quality for the local residents; those traveling along the major roads as well provide local subscribers with Rogers' wireless network coverage and capacity for products and services such as smart phones, tablets, and wireless internet through the Rogers Ignite Internet technology in the surrounding area.

Proposed Site Location

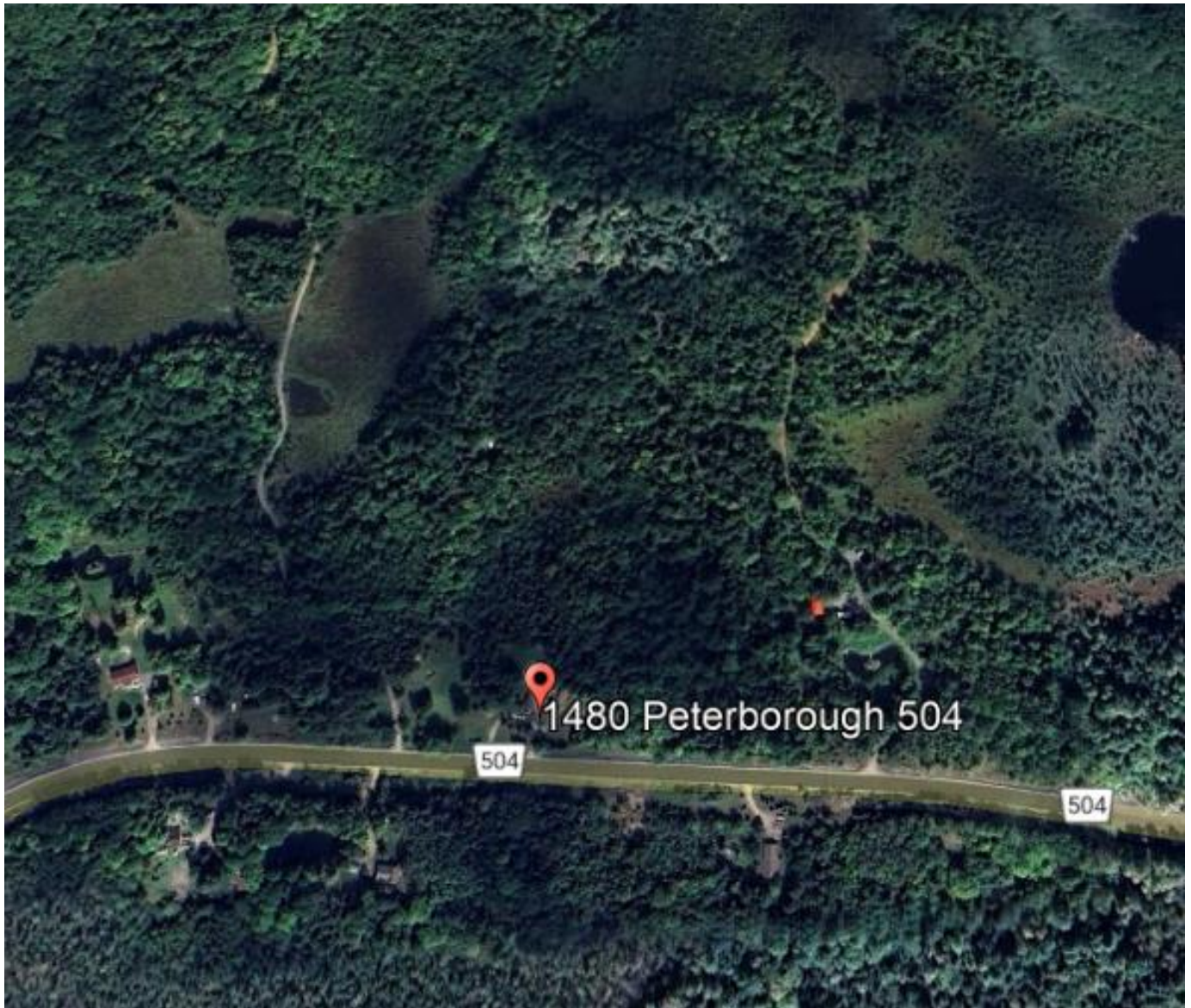
The Subject Property, with an approximate area of 23 Hectares is known as 1480 County Road 504, Apsley, Ontario

The geographic coordinates for the site are as follows:

Latitude 44.762955

Longitude -78.011423

Figure 1 – Property Location Map: Property Location shown in map below.



Proposed Facility Location

The proposed wireless communication installation will be located on the north side of County Road 504. The property is partially forested and currently unused.

A copy of Rogers' surveyed site plan has been attached for your reference and information.

Figure 2 – Tower Location Map: Location is shown in aerial photo below.



Description of Proposed System

As determined by Rogers' radio frequency engineers, Rogers is proposing to construct a 90-metre high (approximately 295 feet) guy Tower, which will be able to meet our network requirements.

This site is designed to provide 3-sectored LTE 700/2100/2600 MHz & DSS 600MHz LTE & NR, 5G 3.5 GHz (8x8 RRU) services.

The Guy Tower design has been used throughout Southern Ontario and is appropriate for rural areas such as the Township of North Kawartha. The design, construction and installation of the facility will be consistent with required engineering practices including structural adequacy.

Rogers's installation as proposed will not affect the existing drainage runoff patterns at the area of the property where the tower is proposed.

Access to the installation during construction and for maintenance purposes will be via an existing entrance from County Road 504 to the proposed entrance gate on the subject property. The site would occupy an area of approximately 7007 sq. meters, which will include both tower, anchor points, power and fiber access routes and ground equipment at the base of the tower. The compound will contain a walk-in equipment cabinet (WIC) containing radio equipment, backup battery power, maintenance tools, manuals and a first aid kit.

The installation would provide an opportunity to accommodate future technology services as well as potential co-location with other licensed carriers helping reduce the number of future structures in the area, which is beneficial to the Township of North Kawartha and Innovation, Science and Economic Development Canada.

Co-location Assessment

Rogers Communications Inc. makes every effort to locate cellular sites where they will be the least visually obtrusive and always makes an initial effort to co-locate on existing structures. Apart from being encouraged by Innovation, Science and Economic Development Canada, co-location is one of the cornerstones of Rogers' site development philosophy.

Other potential site locations were evaluated and opportunities to co-locate onto existing structures were investigated. However, the wireless communication structures in the surrounding area that were evaluated are all beyond the distance or below the height required in order to address the coverage deficiencies in the area; are not suitable for our network needs and would not improve our existing signal coverage to the expected quality levels.

As part of our initial site evaluation process Rogers looked for an existing structure in the area, which would be suitable to install antennas. Unfortunately, there are none. Since there were no suitable structures readily available for co-location to accommodate our network coverage requirements, Rogers Communications Inc. had to consider construction of its own installation.

Below is a map of installations (Figure 3) in the area surrounding our proposed site location.

Figure 3 – Co-location Evaluation Map



- The existing towers shown in above map are too far from the search area and cannot provide adequate service to the required coverage area.

Municipal and Public Consultation Process

Rogers Communications Inc. is regulated and licensed by Innovation, Science and Economic Development Canada to provide inter-provincial wireless voice and data services. As a federal undertaking, Rogers is required by Innovation Science and Economic Development Canada to consult with land-use authorities in siting antenna locations.

The consultation process established under Innovation, Science and Economic Development Canada's authority is intended to allow the local land-use authorities the opportunity to address land-use concerns while respecting the federal government's exclusive jurisdiction in the siting and operation of wireless voice and data systems.

As the provisions of the Ontario Planning Act and other municipal by-laws and regulations do not apply to federal undertakings, wireless communication facilities are not required to obtain municipal permits of any kind. Rogers is, however, required to follow established and documented wireless protocols or processes set forth by land-use authorities.

The Township of North Kawartha does not currently have a specific protocol for establishing telecommunication facilities in the Municipality. In fulfillment of the Municipality's request for public notification, Rogers will be providing an information package that will be sent by the Township of North Kawartha to all those property owners located within a radius of 270 meters from the tower base. Concurrent to the mailing of this information package Rogers will place a notice in the local community newspaper; place a sign on the property notifying the community of the proposal; as well as hold a virtual community open house allowing the opportunity for the public, the Township of North Kawartha, and Rogers to exchange information relevant to the proposal. A copy of this information package will be provided to the Township of North Kawartha Planning Department for review prior to mailing.

Location of Surrounding Residential Dwellings

There appears to be six residential dwellings within the 270-meter notification radius as shown in figure 5 below

Figure 5 – Surrounding residential dwellings.



Federal Requirements

In addition to the requirements for consultation with municipal authorities and the public, Rogers must also fulfill other important obligations including the following:

Canadian Environmental Assessment Act

Innovation, Science and Economic Development Canada requires that the installation and modification of antenna systems be done in a manner that complies with appropriate environmental legislation. This includes the Canadian Environmental Assessment Act, 2012 (CEAA 2012), where the antenna system is incidental to a physical activity or project designated under CEAA 2012 or is located on federal lands.

Rogers attests that the radio antenna system as proposed for this site is not located within federal lands or forms part of or incidental to projects that are designated by the Regulations Designating Physical Activities or otherwise designated by the Minister of the Environment as requiring an environmental assessment. In accordance with the Canadian Environmental Assessment Act, 2012, this installation is excluded from assessment.

For additional detailed information, please consult the Canadian Environmental Assessment Act at:
<http://laws-lois.justice.gc.ca/eng/acts/C-15.21/>

Engineering Practices

Rogers attests that the radio antenna system as proposed for this site will be constructed in compliance with the National Building Code and The Canadian Standard Association, and respect good engineering practices including structural adequacy.

Transport Canada's Aeronautical Obstruction Marking Requirements

Rogers anticipates that the proposed installation will require markings or lighting and will submit the necessary applications to the appropriate parties to obtain the required approvals.

In the instance where our structure requires lighting/markings, these requirements will be in compliance with CAR 621 Standards Obstruction Markings. The aforementioned standards provide for: A combination of a medium intensity flashing white light during the day and steady burning aviation red light and/or flashing aviation red beacons at night.

For additional detailed information, please consult Transport Canada at:
<http://www.tc.gc.ca/eng/civilaviation/regserv/cars/part6-standards-standard621-3808.htm>

Health Canada's Safety Code 6 Compliance

Health Canada is responsible for research and investigation to determine and promulgate the health protection limits for Exposure to the RF electromagnetic energy. Accordingly, Health Canada has developed a guideline entitled "Limits of Human Exposure to Radiofrequency Electromagnetic Field in the Frequency Range from 3kHz to 300 GHz – Safety Code 6". The exposure limits specified in Safety Code 6 were established from the results of hundreds of studies over the past several decades where the effects of RF energy on biological organisms were examined.

Radio communication, including technical aspects related to broadcasting, is under responsibility of the Ministry of Industry (Innovation, Science and Economic Development Canada), which has the power to establish standards, rules, policies, and procedures. Innovation, Science and Economic Development Canada, under this authority, has adopted Safety Code 6 for the protection of the general public. As such, Innovation, Science and Economic Development Canada requires all proponents and operators to ensure that their installations and apparatus comply with the Safety Code 6 at all times.

Rogers Communications Inc. attests that the radio antenna system described in this notification package will at all times comply with Health Canada's Safety Code 6 limits, as may be amended from time to time, for the protection of the general public including any combined effects of additional carrier co-locations and nearby installations within the local radio environment. In fact, emissions levels of Roger's wireless communication installations are far below the limits outlined in Safety Code 6.

More information in the area of RF exposure and health is available at the following web site: *Safety Code 6*: http://www.hc-sc.gc.ca/ewh-semt/pubs/radiation/radio_guide-lignes_direct-eng.php and <http://www.hc-sc.gc.ca/ewh-semt/radiation/cons/stations/index-eng.php>

Public consultation obligations

Rogers Communications Inc. is committed to effective public consultation. The public will be invited to provide comments to Rogers about this proposal by mail, electronic mail, phone, or fax.

Innovation, Science and Economic Development Canada's rules contain requirements for timely response to your questions, comments, or concerns. We will acknowledge receipt of all communication within **14 days** and will provide a formal response to the Municipality and those members of the public who communicate to Rogers, within **60 days**. The members of the public who communicated with Rogers will then have **21 days** to review and reply to Rogers with a final response.

Innovation, Science and Economic Development Canada's Spectrum Management

Please be advised that the approval of this site and its design is under the exclusive jurisdiction of the Government of Canada through Innovation, Science and Economic Development Canada. For more information on Innovation, Science and Economic Development Canada's public consultation guidelines including CPC-2-0-03 Issue 6 please browse to the following website: (<http://www.ic.gc.ca/epic/site/smt-gst.nsf/en/sf08777e.html>)

Alternately, please contact the local Innovation, Science and Economic Development Canada office at:

Eastern and Northern Ontario District Office

2 Queen Street East
Sault Ste. Marie ON P6A 1Y3
Telephone: 1- 855- 465-6307
Fax: 705- 941- 4607
Email: ic.spectrumenod-spectredeno.ic@canada.ca

General information relating to antenna systems is available on Innovation, Science and Economic Development Canada's Spectrum Management and Telecommunications website:
(<http://www.ic.gc.ca/epic/site/smt-gst.nsf/en/home>)

Conclusion

Access to reliable wireless communications services is of great importance to residents' and travelers' safety and well-being in today's society. Wireless technology has fast become the preferred method of conducting business and personal communications among a large part of the population.

The trend of future telecom is to become truly "wireless", that is the delivery of the voice and data communications via conventional telephone lines, such as telephone poles along streets and roads, will be virtually obsolete. The current wireless infrastructure will be able to meet this trend and still provide a reliable system.

Rogers feels that the proposed site is well located to provide and improve wireless voice and data services in the targeted area. The proposed site is also situated and designed to have minimal impact on surrounding land uses.

Rogers looks forward to working with the Township of North Kawartha in providing improved wireless services to the community.

Rogers Communications Inc.
Network Implementation

Proponent's Contact Information

Spectra Point Inc. – Acting as Agent for Rogers Communications Inc.

3307-89 Dunfield Avenue
Toronto, ON M4S 0A4

Contact: Robert Huras
Phone: (416) 418-1588
rhuras@spectrapoint.ca