

Greg Ulman

From: James Davel
Sent: Monday, July 13, 2026 1:54 PM
To: Dan Joling
Cc: Greg Ulman
Subject: RE: [External] Unison Infrastructure Contact Information, Preliminary Offer and Future Revenue Sharing Opportunity

I think we should focus on the renewal of AT&T and focus on other issues at this time.

Jim

James A. Davel
Village of Kronenwetter
Village Administrator

Phone: 715—692-1727
Email: jdavel@kronenwetter.gov

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Kronenwetter, WI 54455

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From: Dan Joling <djoling@kronenwetter.gov>
Sent: Monday, July 13, 2026 1:53 PM
To: Greg Ulman <gulman@kronenwetter.gov>
Cc: James Davel <jdavel@kronenwetter.gov>
Subject: Fwd: [External] Unison Infrastructure Contact Information, Preliminary Offer and Future Revenue Sharing Opportunity

Gentlemen,

Maybe it's time that we decide. Are we going to move forward or entertain any offers or are we just gonna put this all on the back burner? That way I can tell these people that just keep contacting me what the intent of the Village is with regards to these tower leases.

Dan-VP
Sent from my iPad

Begin forwarded message:

From: Scott Tonnesen <stonnesen@unisoninfra.com>
Date: July 13, 2026 at 1:33:01 PM CDT
To: Dan Joling <djoling@kronenwetter.gov>

Subject: RE: [External] Unison Infrastructure Contact Information, Preliminary Offer and Future Revenue Sharing Opportunity

Hi Dan,

I tried to reach you a little earlier. Just checking in to see if you received any feedback from the Committee regarding my offer?

Let me know!

Scott



Scott Tonnesen

Managing Director

678-447-0557

stonnesen@unisoninfra.com

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From: Dan Joling <djoling@kronenwetter.gov>

Sent: Wednesday, May 13, 2026 3:13 PM

To: Scott Tonnesen <stonnesen@unisoninfra.com>

Subject: Re: [External] Unison Infrastructure Contact Information, Preliminary Offer and Future Revenue Sharing Opportunity

Mr. Tonnesen,

Apologize just getting around to going through emails here. Yes, I did receive it and yes I will forward to the proper committee.

Dan Joling

Sent from my iPad

On May 12, 2026, at 9:18 AM, Scott Tonnesen <stonnesen@unisoninfra.com> wrote:

Hey Dan, (please reply to this email that you received it)

Per our conversation this morning, please see our preliminary offers below for the Utility's review and consideration. As discussed, please email me a copy of the AT&T lease agreement so I can put a more formal offer letter together.

Unison Offer

1. For approximately \$31,000 in annual rent from AT&T
 1. **20-year Term Easement - \$362,000.00 Lump Sum**
 2. **35-year Term Easement - \$415,000.00 Lump Sum**

Revenue Share

1. Unison markets the property and splits new revenue from additional tenants 50/50 on an additional 100 square feet

Next step to get a formal offer:

2. Copy of the lease and all amendments
3. Proof of Rent

Founded in 2003, Unison Infrastructure LLC has purchased over \$2B in leases from private property owners, commercial property owners, non-profits, and municipalities.

<https://www.unisoninfra.com/>

<image001.png>

Best regards,

Scott

<image002.png>

Scott Tonnesen

Managing Director

678-447-0557

stonnesen@unisoninfra.com

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