
To: Chairman Board and members of the Public Works Commission
From: Peter Hartz – Water Systems Manager

August 15, 2024

Re: August 27, 2024, Public Works Commission meeting agenda item

Water Systems:

- 1.) Review and take action - approve license agreement between City of Watertown and New Cingular Wireless PCS, LLC., (AT&T) for equipment located on the O’Connell Water Tower (Cellular Site WT/WI1058)

Background: New Cingular Wireless PCS, LLC., is currently operating its equipment at the above site as a holdover Tenant under the Option and Lease Agreement between Watertown Water Commission and AT&T (the “Original Lease”). New Cingular Wireless PCS, LLC., and the City’s representatives have negotiated a replacement Watertown License Agreement (the “Agreement”) between the two parties. Included in the Agreement are construction drawings that have been approved, the project commencement date was pending the agreement to the new lease and terms which has been in negotiations for over 2-years.

Budget goal: This aligns with investments and infrastructure planning.

Financial Impact: This agreement sets the water utility for additional revenue for the next 20 years by providing space for rent by others outside of water rate revenue; the first year rent (license fee) is \$31,200 payable in monthly installments of \$2,600, with increases of 3% each year for a total of four (4), five (5) year renewal terms (20 year total time frame of Initial Term).

Recommendation: I recommend approval of the new agreement which includes a new lease term and the new equipment upgrades. The ‘draft’ resolution for the Common Council included for this item will move forward to the next scheduled meeting; tentatively on September 2, 2024 if approved.

Thank you for your attention to this matter. Should you have any questions, or need further clarification please don’t hesitate to reach out to me.

Best regards,

Peter Hartz
Water Systems Manager