

ORDINANCE NO. 2013- 37

AN ORDINANCE ACCEPTING THE BID OF NEW CINGULAR WIRELESS PCS LLC, BY ITS MANAGER AT&T MOBILITY CORP., KING OF PRUSSIA, PA, FOR THE LEASE OF A PORTION OF CITY OWNED PROPERTY KNOWN AS BLOCK 5223, LOT 2 AND AUTHORIZING THE MAYOR AND CITY CLERK TO EXECUTE THE LEASE AGREEMENT.

WHEREAS, the City Council of the City of Vineland authorized the Business Administrator to issue a Request for Proposals for the lease of certain municipal property located on Magnolia Road, known as Block 5223, Lot 2, for the siting of wireless communications facilities; and

WHEREAS, a Request for Proposals was issued to telecommunications carriers inviting the submission of sealed proposals for the lease of said property for a period of five (5) years commencing from the date that the Lease Agreement is fully signed by the parties; and

WHEREAS, New Cingular Wireless PCS LLC, , by its Manager AT&T Mobility Corp., King of Prussia, PA, submitted a proposal for the lease of the property for a term of five (5) years with option for renewal for four (4) consecutive five (5) year periods, commencing from the date that the Lease Agreement is fully signed by the parties, at a base fee of \$24,000.00 per annum to be increased by 3% per annum for the term of the lease and the terms of the lease to be in conformity with the requirements of the City’s Legal Department; and

WHEREAS, the acceptance of said terms are considered to be in the best interest of the City of Vineland.

NOW, THEREFORE, be it Ordained by the City Council of the City of Vineland as follows:

1. That the Proposal submitted for New Cingular Wireless PCS LLC, by its Manager AT&T Mobility Corp., King of Prussia, PA, as approved by the Legal Department for the lease of a portion of City owned property known as Block 5223, Lot 2, be and the same is hereby accepted.
2. That the Mayor and City Clerk are hereby authorized to execute an Agreement with New Cingular Wireless PCS LLC, by its Manager AT&T Mobility Corp., King of Prussia, PA, setting forth the terms and conditions with respect to the lease of said property.

Passed first reading:

Passed final reading:

\_\_\_\_\_  
President of Council

Approved by the Mayor:

\_\_\_\_\_  
Mayor

ATTEST:

\_\_\_\_\_  
City Clerk

**REQUEST FOR PROPOSALS**  
**LEASE OF SPACE ON ELEVATED WATER TANK**  
**BLOCK 5223, LOT 2 LOCATED ON**  
**MAGNOLIA ROAD**  
**MAY 14, 2013**



Engineer's Estimate - N/A

	<b>New Cingular Wireless PCS LLC by its Manager AT&amp;T Mobility Corp 200 N Warner Road King of Prussia PA</b>
Proposal	YES
Non-Collusion Affidavit	YES
Corporate Disclosure	YES
Check List	YES
Exhibit B	YES
<b>Base Annual Rental Payment</b>	<b>\$24,000</b>
<b>Lease Term</b>	<b>5 YEARS*</b>
<b>Annual Increase in Base Rental</b>	<b>3%</b>

\* With four (4) five (5) year extension terms

**Requests sent to the following:**

Damiano Long  
 T-Mobile USA  
 Site Acquisition Services Inc.  
 Smartlink LLC  
 Sprint/Nextel  
 Frank Colasurdo Architect Inc.  
 Nextel Communications  
 Velocitel

Motorola  
 Network Building & Consulting  
 MAS Inc  
 John Tallman Jr.  
 Verizon  
 Voice Stream Communications  
 Arionda LLC  
 Unison

See attached project summary.

**RFP SUMMARY  
LEASE OF SPACE ON ELEVATED WATER TANK  
MAGNOLIA ROAD (PAGLIUGHY PARK)**

The intent of the proposal is to ascertain the highest bid for lease of space for placement of a telecommunications antenna installation, equipment building(s) and appurtenances on a portion of property owned by the City of Vineland which is not needed for use by the municipality at this time.

The term of the proposed lease shall not exceed 25 years which shall include any initial term and any option(s) to extend which may be exercised by the Carrier, based upon the Minimum Base Rent, as well as annual percentage increases.