

Board Meeting Date July 9, 1996



Agenda Item # 10A

SCHOOL DISTRICT OF PALM BEACH COUNTY
BOARD AGENDA ITEM SUMMARY

PLANNING AND REAL ESTATE

- A I recommend approval of the following three agreements with Sprint Spectrum L.P. 1) Agreement Respecting Construction and Placement of Communications Facilities 2) Gift Agreement and 3) Master Lease Agreement; and authorize the Chairman and Superintendent to sign necessary documents; and authorize necessary budget amendments.
- Sprint Spectrum has designated and requested certain school sites for the installation and/or leasing of telecommunications Towers (to include groundspace).
 - The Agreement Respecting Construction and Placement of Telecommunications Facilities defines the three (3) categories of Tower lease implementation.
 - The Gift Agreement is applicable to and governs all terms and conditions relative to the construction of new Towers, which shall be donated to the School District.
 - The Master Lease Agreement is applicable to and governs all terms and conditions relative to the leasing of space on the Tower as well as groundspace.
 - Revenues will be distributed as directed in School Board Policy 7.18 on a ratio of 60% to the area office and 40% to the school.

BOARD GOAL/PRIORITY/BELIEF: _____

CONTACT: Lawrence G. Zabik/Carol A. Dubinsky/Vern Crawford

FUND SOURCE:

Dept. N ^o	Dept. Name	Budgeted	Amount Used	Balance	Requested Expenditure
9242	Planning & Real Estate	N/A	N/A	N/A	N/A

CONSENT AGENDA ITEM

ADDITIONAL INFORMATION
MASTER LEASE AGREEMENT BETWEEN THE SCHOOL BOARD AND SPRINT
SPECTRUM L.P. FOR THE INSTALLATION AND/OR LEASING OF
TELECOMMUNICATION TOWERS AT SCHOOL SITES

Depending on the current Tower facilities at existing school sites, one of the following will be implemented: 1) Sprint Spectrum L.P. will lease space on an existing school monopole, tower, or light pole; 2) Sprint Spectrum L.P. will enhance or replace an existing school monopole, tower, or light pole and lease space on same; and 3) Sprint Spectrum L.P. will construct a new telecommunications monopole or tower and lease space on same. In all cases, Sprint Spectrum L.P. will prepare all zoning permits and applications and bear the cost thereof; will comply with all rules, laws, zoning restrictions etc.; and will take affirmative steps to advertise the Tower or pole and solicit possible co-location tenants.

Lease Revenue for items 1) and 2) will be \$18,000 per year, i.e. \$90,000 for five years, paid in advance; and lease revenue for 3) will be \$15,000 per year, i.e. \$75,000 for five years, paid in advance. The two renewable Five Year Lease Terms will be at a minimum increase of 4% per year compounded annually and rent will be paid in advance. Succeeding Annual Lease Terms will be at an increase to be determined (but not less than 4%).

All enhanced, replaced, or new Towers will provide lease space to third party lessees which will provide additional rental income to the School District.