

**HOUSING AND REDEVELOPMENT AUTHORITY
OF THE CITY OF SAINT PAUL, MINNESOTA**

REPORT TO THE COMMISSIONERS

DATE: APRIL 28, 2021

REGARDING: CINGULAR LEASE OF SPACE AT KELLOGG PARKING RAMP FOR COMMUNICATIONS EQUIPMENT. KELLOGG PARKING RAMP, 129 KELLOGG BOULEVARD, DISTRICT 17, WARD 2

Requested Board Action

Approve lease agreement with New Cingular Wireless PCS, LLC (Cingular) for space at the Kellogg Parking Ramp for the purpose of placing and maintaining communications equipment.

Background

Cingular requests to renew a lease agreement with the HRA to lease space at the Kellogg underground parking ramp to install an antenna and maintain related equipment for communications purposes. Cingular has been leasing this space since 2009. This equipment helps provide 4G and eventually 5G cellular service for the RiverCentre complex and does not interfere in any way with the operation of the ramp.

Lease terms:

Rent for the initial ten-year term will be \$600 per month. There will be two five-year extension terms, with rent \$690 per month for the 1st extension term, and \$793.50/month for the 2nd extension term. At the end of the extension terms the lease is year-to-year with a 3% increase each year.

Budget Action: N/A

Future Action: N/A

Financing Structure: N/A

PED Credit Committee Review: N/A

Compliance: N/A

Green/Sustainable Development: N/A

Environmental Impact Disclosure: N/A

Historic Preservation: N/A

Public Purpose/Comprehensive Plan Conformance:

Allowing Cingular to maintain equipment in the Kellogg Ramp will extend the range of cellular communications servicing the RiverCentre complex.

Statement of Chairman (for Public Hearing)

“Being duly authorized by the Board of commissioners to conduct this Public Hearing, the hearing is now open. This is a Public Hearing called for the purpose of approving a lease with New Cingular Wireless PCS, LLC for a portion of the Kellogg Ramp, located at 129 Kellogg Boulevard in District 17 and owned by the Housing and Redevelopment Authority of the City of Saint Paul, Minnesota (HRA). The property will be leased so that Cingular can install an antenna and maintain related equipment for communications purposes for the RiverCentre complex.

Is there anyone who wishes to be heard on this lease? If not, the Chair will declare this Public Hearing adjourned.”

Recommendation:

The HRA Executive Director recommends approval of the attached resolution which approves a lease agreement with New Cingular Wireless PCS, LLC for space at the Kellogg Parking Ramp for the purpose of placing and maintaining communications equipment.

Sponsored by: Commissioner Noecker

Staff: Gary Grabko 266-6709