



APPROVING A LEASE AGREEMENT WITH  
BTS TOWERS, LLC. TO BUILD A CELL  
TOWER AT LION'S CLUB PARK.

RS-25-087

May 6, 2025

# Background

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- On October 18, 2024, Gen 7 Engineering LLC contacted the City of Killeen to discuss the availability of land suitable for constructing a 50' x 50' lease area for a monopole cell tower and a 30' wide access and utility easement.
- The anchor tenant for this project is AT&T, which has identified parcel ID 409117 located at Lion's Club Park within the designated search area.

# Background

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- The easement will be perpetual, while the lease agreement will have an initial term of five years, followed by nine consecutive five-year extensions, totaling up to fifty years.
- The initial agreement stipulates a monthly payment of \$2000, with an annual escalation of 1.5%. Additionally, Vertical Bridge Development, LLC will require a two-year option period, during which they will pay the City of Killeen \$2000 per month.

# Background

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- Cell towers provide significant benefits to cities, improve coverage, which supports public safety and facilitates smart city initiatives, ultimately fostering a more informed and connected community.

# Background

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# Recommendation

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- Authorize the City Manager, or his designee, to approve the lease agreement with BTS TOWERS, LLC. to build a 50' x 50' lease area for a monopole cell tower and utilize a 30' wide access and utility easement at Lion's Club Park.