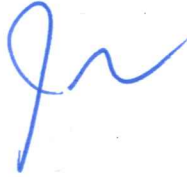


Memo

To: Town Council

From: Jeffrey Nutting



Date: September 27, 2017

Re: Water Tower – Upper Union Street

The attached resolution will allow the town to continue to lease space on the water tower for cell phone carriers. We started leasing space over 20 years ago. We generally get \$50,000 per year per lease that goes into the general fund. We currently have four carriers on the water tank.

I am happy to answer any questions you may have.



Sponsor: Administration

TOWN OF FRANKLIN

RESOLUTION 17-56 DECLARATION AS SURPLUS AND AVAILABLE FOR PARTIAL DISPOSITION (LEASING) AND AUTHORIZATION THEREFOR OF TOWN-OWNED STRUCTURE AND LAND ON UPPER UNION STREET

WHEREAS, Town owns the parcel of land on Upper Union Street shown on Franklin Assessors' Map 319 as Parcel 22 consisting of 8,639 square feet and containing a structure known as "Upper Union Water Tank" and related improvements, and

WHEREAS, Town is not making full use of the exterior of the water tank and immediately surrounding land for municipal purposes and the exterior of the water tank and associated land may therefore be able to be rented for compatible non-municipal use, and

WHEREAS, commercial wireless communications facility(ies) is/are such a use and would provide needed revenue to the Town.

NOW, THEREFORE, BE IT RESOLVED that the Town of Franklin, acting by and through its Town Council:

1. Declares the exterior of the Upper Union Street Water Tank and the Town-owned land on which it is located, more fully described above, to be surplus and available for partial disposition (lease), PROVIDED THAT any non-municipal use be compatible and not interfere with the active ongoing municipal use, i.e.: public water supply system.
2. Authorizes the Town Administrator to prepare and issue an "Invitation to Bid" or "Request for Proposals" for the disposition (lease) of the exterior of said water tank and land to one or more commercial wireless communications providers in accordance with the requirements of G.L. Chapter 30B, Section 16, for use as a wireless communications facility, PROVIDED THAT said use does not interfere with the public water supply system and any other active ongoing municipal use.
3. Authorizes the Town Administrator to enter into a lease of the exterior of said water tank and land with one or more of said commercial wireless communications providers for up to twenty (20) years for use by them as wireless communications facilities for such annual rent and upon such other terms and conditions as the Town Administrator shall

determine to be in Town's best interests, subject to compliance with G.L. Chapter 30B and the restrictions contained in paragraphs one and two above.

This Resolution shall become effective according to the rules and regulations of the Town of Franklin Home Rule Charter.

DATED: _____, 2017

VOTED:

UNANIMOUS _____

A True Record Attest:

YES _____ **NO** _____

Teresa M. Burr
Town Clerk

ABSTAIN _____

ABSENT _____

Judith Pond Pfeffer, Clerk
Franklin Town Council