

City of Ballwin

Memo

To: Robert Kuntz, City Administrator

From: Thomas H. Aiken, AICP, Assistant City Administrator / City Planner



Date: 6/21/13

Re: New Ballwin Park Cell Tower

AT&T has not been able to find a solution to the flag knotting problem at the cell tower / flag pole in New Ballwin Park. I have been contacted by Michael Douchant, a real estate broker working for AT&T wanting to convert the tower from a flagpole to a simple monopole tower. They want to remove the flag and the lighting.

Mr. Douchant has proposed to increase the monthly lease payment by \$100 (\$1,200 per year) in exchange for this conversion. This amount has been represented as the monthly cost to AT&T for the maintenance of the flag and the operation of the lighting. The current lease for this tower is approximately \$1,209/ month (\$14,515 per year).

The special use exception granting AT&T the authorization to erect and operate the tower in New Ballwin Park and the ground lease specifically stipulate that the tower is to be a stealth facility disguised as a flagpole. In order for the change to be permitted, AT&T will have to submit an SUE amendment to provide for the different style tower and a new lease agreement will need to be signed that removes the flagpole as a requirement.

Shall I notify AT&T to proceed?