



## Cell Tower Proposal

1019 Charlie Daniels Parkway - Mt. Juliet, TN

April 10, 2025

Vogue Towers is pleased to present the following information for a proposed wireless communication tower to be located at the Police Services Center in Mt. Juliet, Tennessee. Cell towers allow wireless networks to better serve the public and continue to ensure the highest level of safety for residents within a community. The following represents information and financial benefits.

1. Objectives
  - Improved wireless connectivity in and around Mt. Juliet
  - Highest level of emergency response from EMS and law enforcement
  - Provide free space on tower for new drone application
  - Provide free space on tower for EMS and law enforcement (placement and loading to be approved for structural planning and integrity - work with municipality to plan for future needs)
  - Additional revenue to city of Mt. Juliet
2. Tower Site
  - Lease Area: Approximately 55'x55'
  - Tower Type: Monopole
  - Tower Height: Approximately 150' with final height to be determined by carrier propagation
  - Compound: 8' fenced and secured
  - Utilities: Separately metered as carriers provide their own meter into Vogue's H-frame
3. Revenue

Option 1 / Lease: <ul style="list-style-type: none"><li>- Option Payment: \$1,000</li><li>- Monthly Rent: \$1,000</li><li>- Annual Escalation: 1%</li><li>- Term: 5- year term with 7 / 5-year renewals</li></ul>	Option 2 / Easement: <ul style="list-style-type: none"><li>- Option Payment: \$1,000</li><li>- Easement: Perpetual</li><li>- One-Time Payment: \$125,000</li></ul>
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Vogue Towers shall comply fully with all applicable building and safety codes and zoning ordinances in the construction, maintenance, operation and use of its installation and related appurtenances. Vogue Towers is responsible for insuring the tower and all maintenance of the tower and ground space within our Premises.

