



# City of San Antonio

## Legislation Details (With Text)

**File #:** 19-2062

**Type:** Real Property Lease

**In control:** City Council A Session

**On agenda:** 3/7/2019

**Title:** Ordinance approving multiple tower lease agreements to secure radio tower sites for the installation of radio communications equipment in support of the Alamo Area Regional Radio System used by City of San Antonio Police and Fire Departments, CPS Energy, Bexar County and surrounding participating agencies. Costs for this item will be shared by the entities based on the Interlocal Agreement approved by the City, CPS Energy and Bexar County. [Ben Gorzell, Chief Financial Officer; Craig Hopkins, Chief Information Officer, Information Technology Services]

**Sponsors:**

**Indexes:**

**Code sections:**

**Attachments:** 1. San Antonio Public Safety Radio System - Attachment A, 2. Draft Ordinance, 3. Ordinance 2019-03-07-0187

Date	Ver.	Action By	Action	Result
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**DEPARTMENT:** Information Technology Services Department

**DEPARTMENT HEAD:** Craig Hopkins

**COUNCIL DISTRICTS IMPACTED:** City Wide

**SUBJECT:**

San Antonio Public Safety Radio System

**SUMMARY:**

Consideration of the following ordinance authorizing multiple tower lease agreements to secure radio tower sites for the installation of radio communications equipment in support of the Alamo Area Regional Radio System used by City of San Antonio (“City”) Police and Fire Departments, CPS Energy, Bexar County (“County”) and surrounding participating agencies. Costs for this item will be shared by the entities based on the Interlocal Agreement approved by the City, CPS Energy and Bexar County.

**BACKGROUND INFORMATION:**

On February 15, 2018, Council approved a contract with Dailey & Wells for the construction, system delivery, and system operation of a new P25 compliant public safety radio system, referred to as the Alamo Area Regional Radio System (“AARRS”). On the same date, Council also authorized the execution of an Interlocal Agreement (ILA) between the City, Bexar County (County), and CPS Energy (CPS) for County and CPS to make financial contributions to obtain minority ownership interests in the AARRS. The ILA sets out the terms of the shared ownership including, but not limited to, financial contributions, fiscal controls, governance, management, vendor oversight, construction, testing, delivery, operation, maintenance, technology upgrades and enhancements, selection of equipment, and the admission of radio subscribers.

To fund the City’s obligations created pursuant to the ILA and the Radio Contract, the City has set up an AARRS Project fund. The AARRS will replace the current Enhanced Digital Access Communication System (EDACS) and will provide public safety grade two-way radio communications for the City, Bexar County, CPS and surrounding participating agencies. Once installed, the system will manage an average of 400,000 radio calls per day from approximately 13,000 radios, which includes external agencies. The radio system will cover over 1,200 square miles of Bexar County and provide a single source of communications to dispatch all Police and Fire/EMS in the City and County in response to any emergency.

The AARRS consists of a network made up of interconnected system tower sites and related communications facilities that provide wireless connectivity to public safety users. To provide the coverage needed by the AARRS, the current radio network consisting of 14-cell tower sites is being increased to a 28-site network. The sites for the additional cell towers have been identified based on multiple factors to include overall tenant radio subscriber service, area growth, and projected public safety needs of the future.

The Information and Technology Services Department provided a project status update to City Council at B Session on February 20. During the briefing, staff provided an overview of next steps, which included approval of lease agreements and change order requests related to the AARRS. This council action will approve seventeen (17) lease agreements, which include the additional tower sites and extend leases for existing tower sites, required to support the AARRS, as well as one (1) backup core location. The remaining lease agreements will be brought forward to City Council for consideration at a future date.

During B Session, City Council was also briefed on change orders and additional work being recommended for the project. Those items will be brought forward to City Council for consideration at a future date.

**ISSUE:**

This ordinance authorizes the following lease agreements for tower sites in support of the AARRS with:

- Crown Castle USA, Inc.
- American Tower
- Bexar Metro
- CPSE
- SAWS

These agreements comprise seventeen (17) of the twenty eight (28) radio tower sites, as well as one (1) backup core location. The lease agreements will support the locations during a transition period starting April 1, 2019 then ending January 31, 2022. The purpose of the transition period is to secure the necessary tower heights which are optimal for the P25 design, then build, install and test the radio equipment which will be used by the new P25 system. The new P25 system goes into full use following go-live on the project, which is scheduled

for September 2021.

This agreement will allow the City to install critical communication equipment to allow for continuity of radio communications and provide public safety services to the community. Attachment A summarizes the eighteen (18) lease sites (17 of the 28 radio tower sites, as well as 1 backup core location) by provider, cost of the lease, and terms of the agreement. Furthermore, the lease costs are broken down between transition costs and post go-live costs. Transition costs reflect additional lease costs incurred prior to go-live to support implementation of the new P25 system. Post go-live lease costs reflect annual costs to support future operations of the system. With respect to the lease agreements with commercial entities, the business terms vary in some cases due to negotiations with the commercial entity and take into consideration negotiation position, industry practices, risk analysis, and economic terms.

#### **ALTERNATIVES:**

Should this action not be approved, alternate tower sites would have to be identified and leases renegotiated delaying the installation of the AARRS and requiring continued reliance on the current emergency radio network which is nearing end of life.

#### **FISCAL IMPACT:**

Lease costs associated with this item are identified in Attachment A. Transition costs, which are lease costs incurred during system implementation, will be capitalized. Lease costs incurred post go-live will be an operating expense and subject to annual appropriation.

The city is authorized to pay the entities identified in Attachment A and to bill the other AARRS partners in accordance with the Interlocal Agreement.

#### **RECOMMENDATION:**

Staff recommends approval of the multiple tower lease agreements to secure radio tower sites for the installation of radio communications equipment in support of the Alamo Area Regional Radio System.