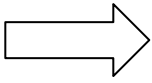


Quote Request

Cell Tower Consultant

Quotes due May 31st at 11:00 AM



**Fax to Samantha Tirk at (412) 456-5007 or
email to Samantha.Tirk@HACP.org**

Cellular Tower Consultant

Scope of Work

HACP is soliciting requests for bids from Vendors interested in serving as HACP's Cell Tower Lease Consultant. Interested Vendors must have recent cell tower lease experience, which includes but is not limited to fair market value evaluations, property assessments, carrier negotiations, site location and future expansion assessments, ground space leasing, cell tower site selection and cellular site feasibility audits. HACP currently has approximately 5 rooftop/tower sites.

In addition to consulting services, Vendor shall be required to provide to HACP a report which evaluates HACP's existing Cell Tower Sites and Leasing Program and make recommendations to maximize market competitiveness and future leasing opportunities.

Cellular Rooftop/Tower Lease Review and Negotiation: Vendor will review the Housing Authority of the City of Pittsburgh's (HACP) current rooftop/tower leases on Site to identify current financial, liability, and compliance issues, as well as future development and disposition concerns that may need to be addressed in the Leases going forward. Vendor will assist in negotiating new or renewal lease contracts with cell service providers/tenants.

Cellular Rooftop/Tower Site Evaluation: Vendor shall evaluate the current rooftop/tower sites (approximately 5 locations) and surrounding areas to determine factors that include, but shall not be limited to, the following:

- The type of telecommunications equipment currently located at the respective Site; the current value of such equipment to tenant based upon wireless coverage/data needs in immediate area; and potential necessity for future equipment upgrades or premises expansion;
- Characteristics of the respective Site, as applicable, including carrier name, site classification, latitude and longitude data, FCC ASR Number, FAA Study Number, date installed/constructed, structure height, ground elevation, compound size; wireless carrier spectrum information; immediate population densities and wireless subscriber demographics that the site serves;
- Comparable existing or proposed rooftop, structure (water tower, flagpole, billboard, etc.) or tower sites in the immediate area that are currently or are scheduled to be used for comparable telecommunications equipment; and an assessment of the characteristics of such existing or proposed wireless facilities and their impact on the respective Site; and
- Determination of short-term and long-term viability of the respective Site due to technological advancement and resulting wireless site redundancy, telecommunications industry corporate

Quote Request

Cell Tower Consultant

restructuring and mergers; and contraction or expansion of the subject wireless network in the immediate subject areas.

Cellular Lease Evaluation: Vendor shall present to HACP, based upon a Lease and Tower Site Evaluation and comparable available rent data, a valuation of what the current rent range should be for the occupancy and use of the respective Sites. Vendor shall also provide HACP general consultation regarding both immediate value of the respective Site to the applicable tenant, as well as long-term value due to the expansion or contraction of the utility of the respective Site.

Cellular Site Lease Negotiation: Using information gained in the Lease and Tower Site Evaluation, Vendor shall assist HACP in the negotiation of new or renewed leases for the sites prior to the expiry of lease terms with current tenants.

HACP Consultation Services: Vendor shall, upon HACP's review and analysis of the above-described evaluations, scheduled time(s) for follow-up conference call(s) that shall be for the purposes of discussion of such evaluations and the information provided therein and to assist HACP's counsel in the negotiation of new, renewal or amended lease contracts at the Site(s).

For more information or questions, please contact Samantha Tirk @ 412-456-5000 x 2900 or Samantha.Tirk@HACP.org

Quote Request

Cell Tower Consultant

May 31, 2021 at 11:00 AM

Hourly Rate: \$ _____
Cost per hour of consultation services.

Hourly Rate: \$ _____
(in words)

Contract award will be based on lowest responsive and responsible bid amount

(Please print clearly)

Company Name: _____

Address: _____
(of company)

Signature: _____

Print Name: _____
(of person signing)

Phone Number: _____ Fax: _____

Email: _____