

Cell Tower Lease Option Summary

UWO-FC Tower Site

Proposal December 2022		3%	3%	3%	3%	
Years - Initial Term	1	2	3	4	5	
Monthly Rent Amounts	\$3,000	\$3,090	\$3,183	\$3,278	\$3,377	
Months	12	12	12	12	12	Contract Total Payments
Annual Rent	\$36,000	\$37,080	\$38,192	\$39,338	\$40,518	\$191,129
Years - Renewal 1	6	7	8	9	10	
Monthly Rent Amounts	\$3,478	\$3,583	\$3,690	\$3,801	\$3,915	
Months	12	12	12	12	12	
Annual Rent	\$41,363	\$42,604	\$43,882	\$45,198	\$46,554	\$219,600
Years - Renewal 2	11	12	13	14	15	
Monthly Rent Amounts	\$4,032	\$4,153	\$4,278	\$4,406	\$4,539	
Months	12	12	12	12	12	
Annual Rent	\$48,389	\$49,841	\$51,336	\$52,876	\$54,463	\$256,906
Years - Renewal 3	16	17	18	19	20	
Monthly Rent Amounts	\$4,675	\$4,815	\$4,960	\$5,109	\$5,262	
Months	12	12	12	12	12	
Annual Rent	\$56,102	\$57,785	\$59,519	\$61,304	\$63,143	\$297,853
Years - Renewal 4	21	22	23	24	25	
Monthly Rent Amounts	\$5,420	\$5,582	\$5,750	\$5,922	\$6,100	
Months	12	12	12	12	12	
Annual Rent	\$65,038	\$66,989	\$68,999	\$71,069	\$73,201	\$345,297
Years - Renewal 5	26	27	28	29	30	
Monthly Rent Amounts	\$6,283	\$6,471	\$6,666	\$6,866	\$7,072	
Months	12	12	12	12	12	
Annual Rent	\$75,396	\$77,658	\$79,988	\$82,387	\$84,859	\$400,288
Years - Renewal 6	31	32	33	34	35	
Monthly Rent Amounts	\$7,284	\$7,503	\$7,728	\$7,960	\$8,198	
Months	12	12	12	12	12	
Annual Rent	\$87,410	\$90,032	\$92,733	\$95,515	\$98,381	\$464,071
Total of Initial and all option renewals						\$2,175,145