

ORDINANCE 2026-O-_____

Authorizing the City Manager to execute a First Amendment to Lease Agreement ("First Amendment") by and between the City of Laredo ("Landlord"), a Texas municipality and SBA Steel LLC, a Florida limited liability company ("Tenant"), dated January 10, 2006, for the construction of a 140' self-supporting tower and equipment building for the purpose of providing cellular services; and attached hereto; to extend the term of the lease one (1) additional five (5) year term commencing January 10, 2031; with an additional three (3) five (5) year terms. Rent shall increase from \$39,799.00 to \$45,000.00 per year with a four (4) percent escalation; all other terms and conditions remain in full force and effect.

WHEREAS, Landlord and Tenant entered into a Ground Lease dated January 10, 2006, whereby Landlord leased to Tenant ground space at the McPherson water Tower located at 8711 McPherson, Laredo, Webb County, to construct on said premises and equipment building an a 140' self-supporting type tower for the purpose of providing cellular services; and related equipment for use in connection with its communications business.

WHEREAS, Tenant desires to amend the Lease to extend the term for an additional four (4) five (5) year terms effective January 10, 2031.

WHEREAS, Landlord and Tenant agree and acknowledge that Tenant's rent shall increase from \$39,799.00 per year to \$45,000.00 per year commencing on January 10, 2031 and shall thereafter increase by 4% each year. All other terms and conditions of the Lease remain in full force and effect.

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LAREDO THAT:

Section 1. Authorizing the City Manager to execute a First Amendment to Lease Agreement ("First Amendment") by and between the City of Laredo ("Landlord"), a Texas municipality and SBA Steel LLC, a Florida limited liability company ("Tenant"), dated January 10, 2006 for the construction of a 140' self-supporting tower and equipment building for the purpose of providing cellular service; and attached hereto; to extend the term of the lease one (1) additional five (5) year term commencing January 10, 2031; with an additional three (3) five (5) year terms. Rent shall increase from \$39,799.00 to

\$45,000.00 per year with a four (4) percent escalation; all other terms and conditions remain in full force and effect.

Section 2. This Ordinance shall become effective upon passage hereof.

PASSED BY THE CITY COUNCIL AND APPROVED BY THE MAYOR ON THIS
THE ____ DAY OF FEBRUARY 2, 2026.

By: Dr. Victor D. Trevino
MAYOR

ATTEST:

By: Mario Maldonado, Jr.
CITY SECRETARY

APPROVED AS TO FORM:

Doanh "Zone" T. Nguyen
CITY ATTORNEY

By: Rodolfo Morales, III
ASSISTANT CITY ATTORNEY