

REQUEST FOR INFORMATION
COLOCATION OF COMMUNICATION EQUIPMENT
ON PUBLIC SAFETY RADIO TOWERS

Issued August 7, 2019

The DeKalb County Sheriff's Office has deployed a new public safety communication (PSC) system in the 700MHz public safety band. The County is offering to unused space on these towers for lease to interested cellular and/or broadband providers. The County is particularly interested in providing better cellular and broadband coverage for the public at large and government by offering to lease the use of the towers.

Interested parties are invited to submit proposals on or before September 13, 2019. Complete submission criteria, including tower heights, are on the following pages.

DeKalb County Government reserves the right to reject any bid and to accept the bid that is in the best interest of the County.

REQUEST FOR INFORMATION
(RFI)

FOR

COLOCATION OF COMMUNICATION EQUIPMENT ON
PUBLIC SAFETY RADIO TOWERS

ON BEHALF OF

DeKalb County Sheriff's Office

ISSUED: August 7, 2019

RESPONSES DUE: September 13, 2019

DeKalb County Sheriff's Office

Request for Information
Colocation on Public Safety Antenna Structure

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Project Scope and Objectives:

The DeKalb County Sheriff's Office (Owner) has deployed a new public safety communication (PSC) system in the 700MHz public safety band. The project included a four-site simulcast system with antenna structures (towers) located in North, South, Central, and Sheriffs office. This system will be used by first responder agencies throughout the county. The PSC system is connected with a 4.9GHz two-way microwave system. All towers have access to fiber systems in the area but the Lessee would be required to provide the final fiber run and connection.

In order to offset the expense of this infrastructure for the continual support of the PSC system, the Owner would like to offer space on these towers for lease to interested cellular and/or broadband providers. The Owner is interested in providing better cellular and broadband cover for the public and government by offering the use of the towers.

Each site compound is approximately 5,600 square feet with a secured chain-link fence system. Refer to Appendix A for basic compound layouts. The Owner will allow the use of the common grounding system that was tested at less than one Ohm. The grounding system includes an Ufer system as well. The antenna structure was designed for several additional antennas at various elevations. Lessees would be required to supply their own power, shelter/cabinets/platforms, offsets, antennas, and gensets.

Interested parties will be asked to negotiate leases for space on the towers. The County intends to negotiate with all interested parties and may award leases to more than one party depending on the space and capacity available of each tower. All sites are available immediately.

Background & Sites:

All the tower structures are self-supportive and as follows:

North Site-NEW

The address is 31900 Irene Road, Kirkland, IL 60146

Coordinates are 42° 5' 38" N 88° 53' 59" W

Structure Height is 350'

The base of Structure elevation is 750'

PSC Antennas located at

700MHz = 314' & 346'

VHF = 232' & 275'

Microwave (3'dia) = 200'

The structure type is a galvanized steel lattice and meets TIA 222G requirements

South Site-NEW

The address is 400 Reimann Sandwich, IL 60548

Coordinates are 41° 38' 47" N 88° 36' 31' W

Structure Height is 660'

The base of Structure elevation is 810'

PSC Antennas located at

700MHz = 220' & 246'

VHF = 143' & 186'

Microwave (3'dia) = 200'

The structure type is a galvanized steel lattice and meets TIA 222G requirements

Central Site-NEW

The address is 8201 Miller Road, Waterman, IL 60556

Coordinates are 41° 48' 21" N 88° 46' 42" W

Structure Height is 350'

The base of Structure elevation is 810'

PSC Antennas located at

700MHz = 314' & 346'

VHF = 242' & 275'

Microwave (3'dia) = 200' & 185'

The structure type is a galvanized steel lattice and meets TIA 222G requirements

Suggested Solutions & Submissions:

The responses to the RFI will be utilized for review purposes by the Owner. The respondent should include as much information as possible for the Owner to make decisions that are for the best interest of all parties involved. These sites are "hardened sites" since they are designed for a PSC system. It is suggested that the responses should include the following, but should not be limited:

1. Sample Lease agreement (needs to include initial security payment)
2. Preferred duration and possibly other various durations
3. Basic time schedule for deployments
4. Coverage maps for each site of interest
5. Antenna array/configuration on structure
6. Proposed location of antennas for each site of interest
7. The basic layout of equipment in the fenced compound area
8. Basic Maintenance program
9. Letter of interest should include the following:
 - a. Sites of interest
 - b. Person of authority for negotiation
 - c. Allowed to use the information among the selection committee
 - d. Indication of any information that is proprietary
 - e. Any duration of the offer(s)

The above information is suggested to be included in the respondent package. These are not requirements for consideration. As suggested, all information will be used to evaluate potential leases for tower usage.

Lease Fees:

Respondent is expected to include the following proposed “lease fee” for consideration:

1. Sites of interest
2. Lease Fee for a 3-year agreement
3. Lease Fee for a 5-year agreement
4. Lease Fee for a 10-year agreement

Return Date & Questions:

We request that all responses be sent to the following email by September 13, 2019.

Andy Sullivan; asullivan@dekalbcounty.org

Questions regarding this announcement shall be submitted in writing by e-mail to Andy Sullivan at the email address listed above. Verbal questions will NOT be accepted. Questions will be answered by posting answers via email to the parties participating in the RFI process. Questions shall NOT contain proprietary or classified information. The Owner does not guarantee that questions received forty-eight (48) hours prior to the response deadline will be answered. This RFI will also be posted on the Owner’s website at www.dekalbcounty.org.

Confidentiality & Non-Indemnity:

All information included in this RFI is confidential and only for the recipient knowledge. No information included in this document or in discussions connected with this document shall be disclosed to any other party. All respondent information will not be shared with competitive companies.

Any agreement shall include a non-indemnity clause for both parties (Owner and Lessee) since it is only a colocation of an antenna structure. Lessee shall provide the Owner with a certificate of insurance (COI), prior to installation of any equipment. Lessee may be required to provide a performance bond for one year, but this will be part of any negotiated agreement with the Owner.

DeKalb Co. P25 Radio System Infrastructure Project

Project Consultant:



Pyramid Consulting
203 Good Avenue
Indianapolis, IN 46219
Phone: 317-396-9426

Project Engineer:



Survey First
25 W. Marion St.
Danville, IN 46122

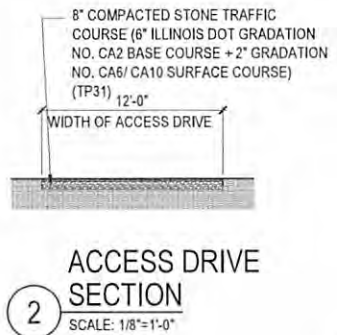
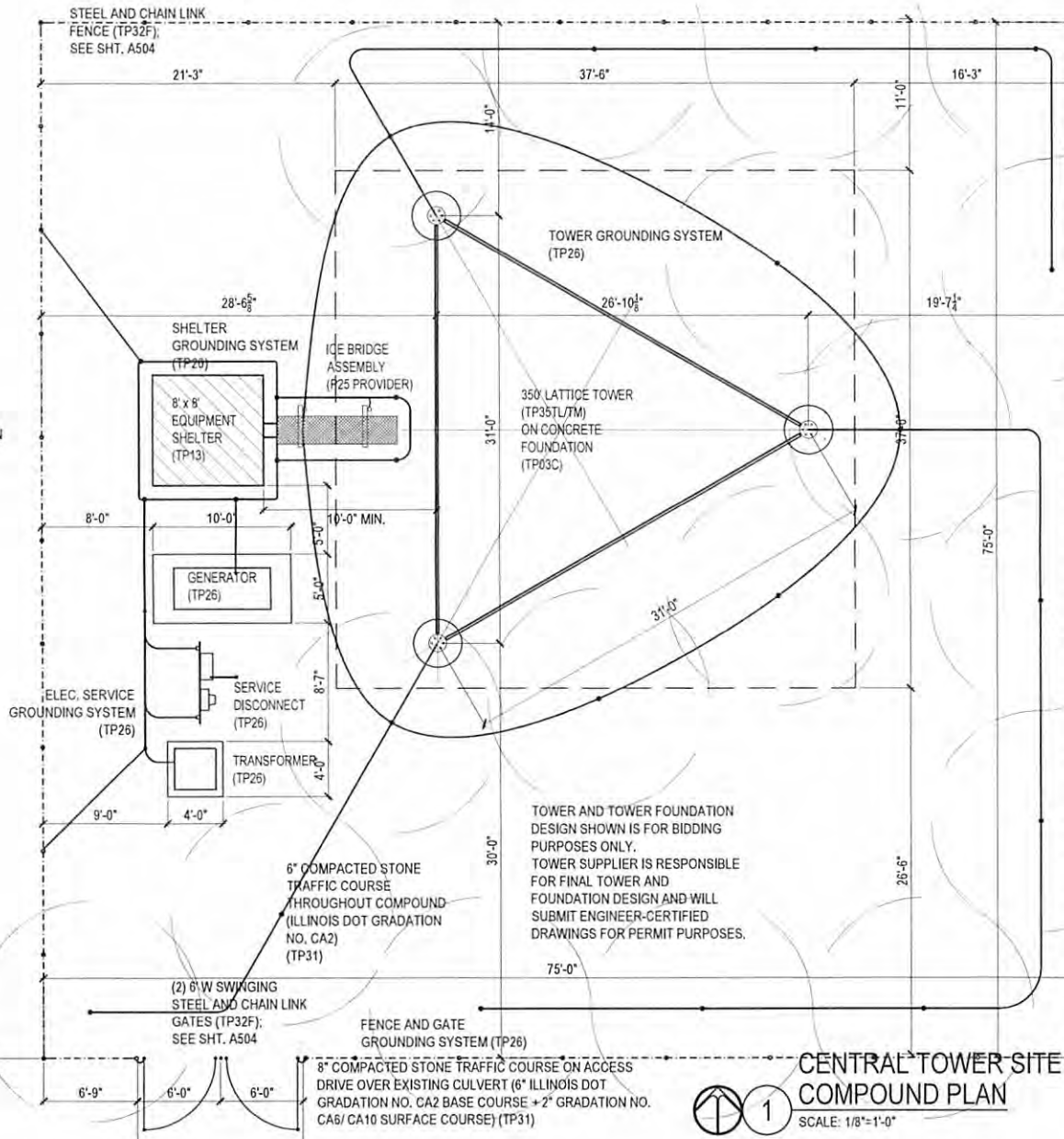


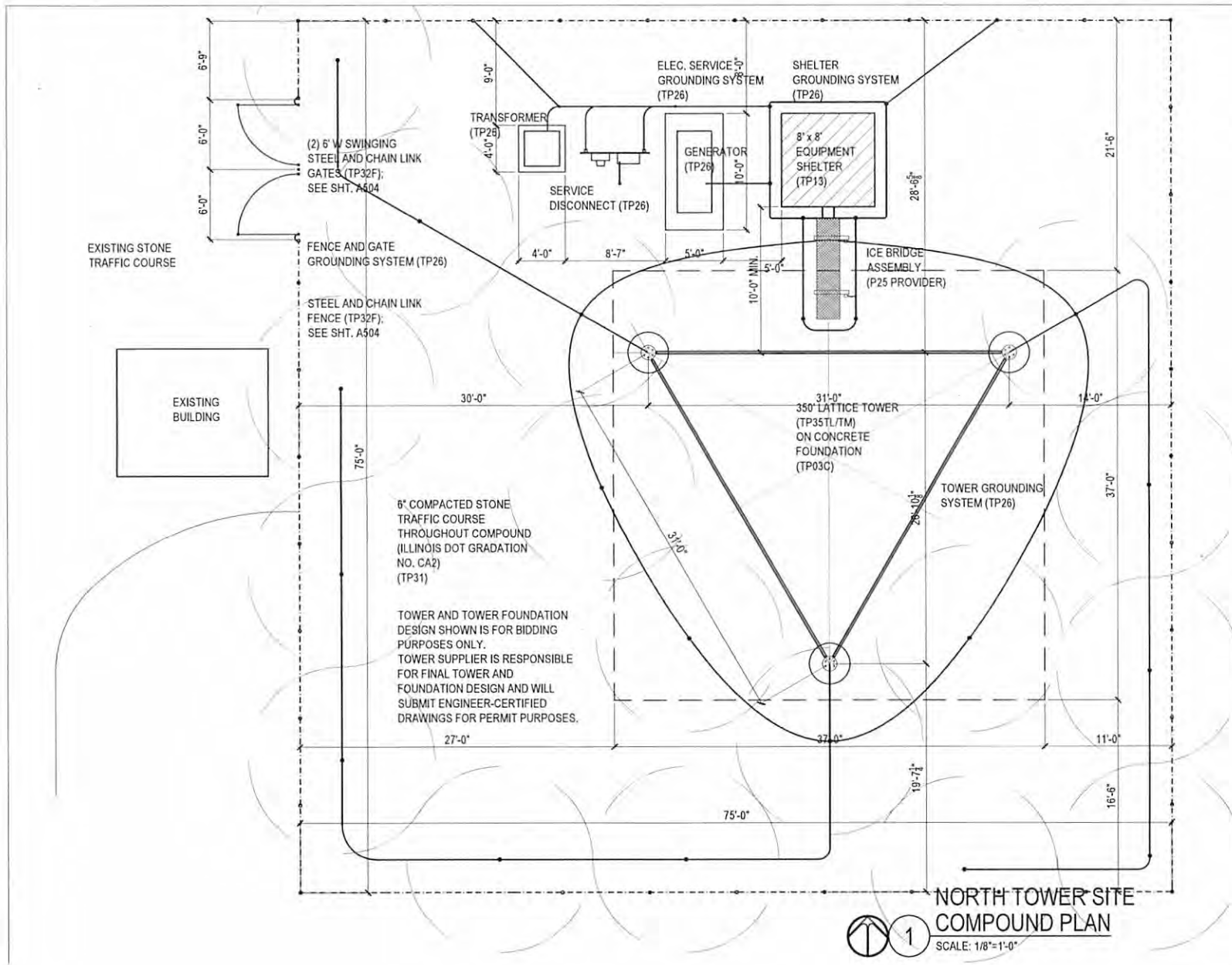
EXPIRES 11/30/2018
FIRM ID 1805618-0010 EXPIRES 04/30/2019
Timothy D. Hogue
Signed: 10/24/2018

STATEMENT OF COPYRIGHT	DATE
10/11/2018	10/26/2012
10/26/2012	10/26/2018
10/26/2018	10/26/2018

CENTRAL TOWER SITE
COMPOUND PLAN

A100c





DeKalb Co.
P25 Radio System
Infrastructure Project

Project Consultant:



Pyramid Consulting
 203 Good Avenue
 Indianapolis, IN 46219
 Phone: 317-395-6426

Project Engineer:



Survey First
 25 W. Marion St.
 Danville, IN 46122

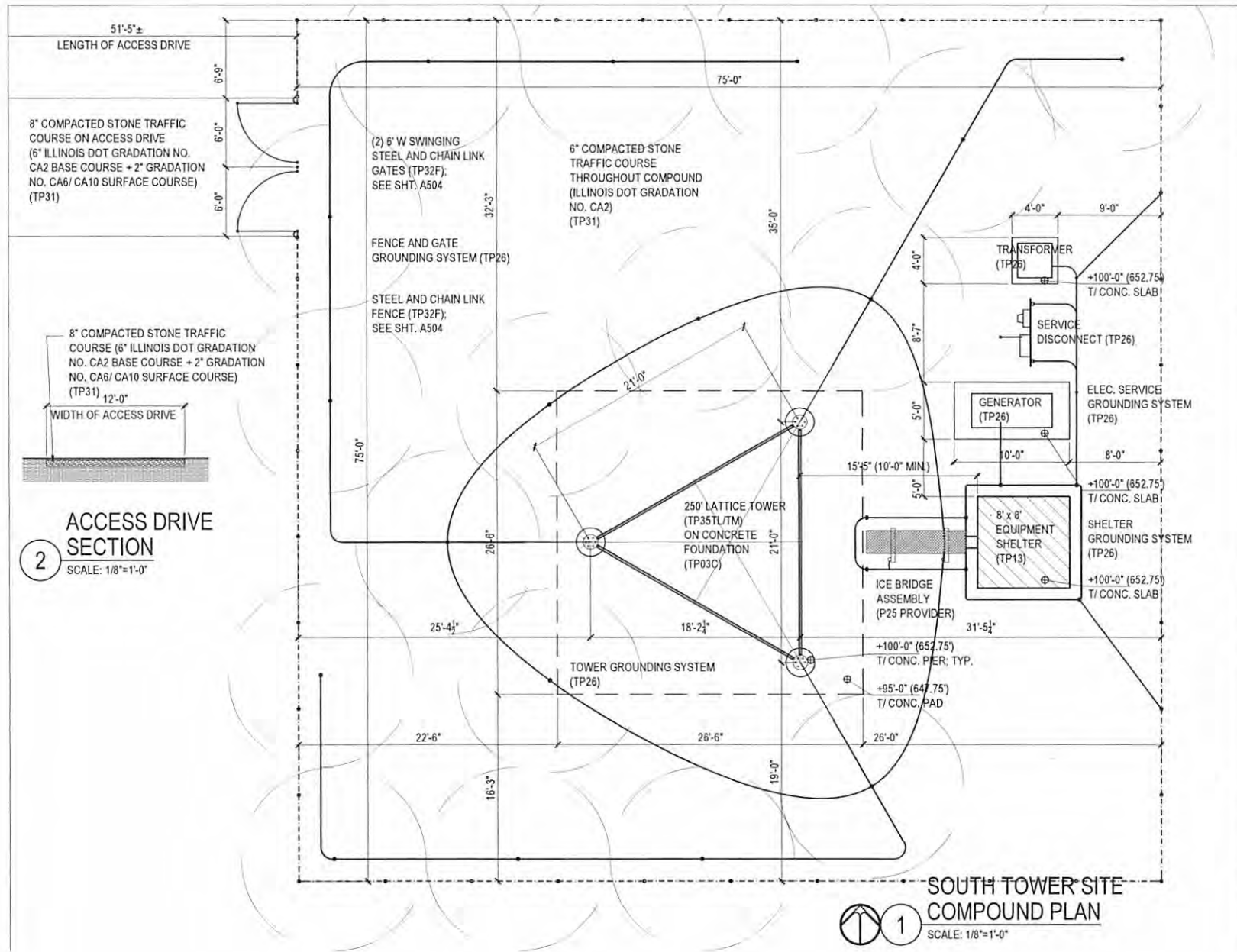


EXPIRES 11/30/2018
 FIRM ID: 1800419-0212 EXPIRES 04/30/2019
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 Signed: 10/24/2018

STATEMENT OF COPYRIGHT	DATE: 10/1/2018
	TIME: 11:45:42
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NORTH TOWER SITE
COMPOUND PLAN

A100n



DeKalb Co.
P25 Radio System
Infrastructure Project

Project Consultant:
PYRAMID
Pyramid Consulting
203 Good Avenue
Indianapolis, IN 46219
Phone: 317-396-9426

Project Engineer:
SURVEY FIRST LLC
LAND SURVEYORS & CIVIL ENGINEERS
Survey First
25 W. Marion St.
Danville, IN 46122



EXPRES 11/22/18
FIRM ID: 18058189-0210 EXPIRES 04/02/2019
Timothy D. Hogue
Signed: 10/24/2018

STATEMENT OF COPYRIGHT	Sheet: 11/25/2018
	Sheet: 11/25/2018
PROPERTY	
DATE	11/25/2018
PROJECT	
SCALE	1/8"=1'-0"

SOUTH TOWER SITE
COMPOUND PLAN

A100s