



Airport Commission Agenda Report

From: Mark Scandalis, Airport Manager

Subject: Recommendation of Communications Facility License Agreement with AirTouch Cellular Inc. d/b/a Verizon Wireless (Paso Robles Municipal Airport)

Date: April 23, 2026

Facts

1. AirTouch Cellular Inc., a California corporation doing business as Verizon Wireless (Verizon), would like to enter into a license agreement with the City to utilize a 400 square foot portion of the City's Paso Robles Municipal Airport property for the installation, operation, and maintenance of wireless communications equipment.
2. Staff, together with City's legal counsel, has negotiated the terms of the Agreement which is attached to this Staff Report as Attachment 1.
3. As part of this Agreement, Verizon will be removing the existing airport beacon tower on the Property and constructing a new eighty-foot (80') monopole, upon which Verizon will be installing a new airport beacon light and four (4) airport security cameras to benefit the Airport. Verizon will also be installing its wireless communications equipment upon the newly-constructed monopole.
4. Additional key terms of the Agreement include:
 - a. An initial term of five (5) years with four (4) additional five year renewal terms (25-year term)
 - b. Verizon to pay a monthly license fee of Three Thousand One Hundred and Seventy-Five Dollars (\$3,175.00) with an annual escalator of 3% per year
 - c. Verizon is to install, at Verizon's sole expense, a new beacon light and modern security cameras, per City specification, which will become City property upon installation.
 - d. Upon conclusion of the agreement the newly-constructed monopole will become City property.
 - e. City is permitted to attach its own communications equipment upon the new monopole subject to Verizon's reasonable consent which cannot be unreasonably withheld, conditioned, or delayed.
 - f. No assignment of the Agreement or subleasing by Verizon is permissible without prior City approval
 - g. City retains the right to terminate Agreement or relocate equipment for any reason upon 1-year advance notice to Verizon in the event City needs to use Property for its own municipal and airport needs
 - h. Verizon and its operations and equipment must comply with all federal, state, and local laws and regulations

5. Staff initially presented this to the Airport Commission on February 26, 2026 at that meeting additional questions were presented on the topic and the item was forwarded to the next Airport Commission meeting. Answers to the questions can be found in Attachment #3

Options

1. Recommend approval of the Communications Facility License Agreement with AirTouch Cellular Inc. d/b/a Verizon Wireless and forward to City Council for approval; or
2. Provide alternative direction to Staff.

Analysis and Conclusions

The Paso Robles Municipal Airport is a critical component of the City's infrastructure. Approval of this Agreement will provide the Airport with a new, upgraded rotating beacon light and modern security camera equipment at no cost to the City, while also preserving the City's ability to install its own communications equipment on the new monopole as the need arises to do so.

In addition to an upgraded beacon light and security cameras, the Agreement will generate ongoing revenue to the Airport Fund, supporting continued Airport operations, maintenance, and safety improvements. The Agreement appropriately balances operational flexibility for the City with protections to ensure airport safety, regulatory compliance, and future redevelopment needs.

Fiscal Impact

The Agreement comes at no cost to the Airport Enterprise fund and will generate license fee revenue of \$3,175.00 per month, with annual adjustments over the term of the Agreement.

Recommendation

(Option 1)

Recommend approval of the Communications Facility License Agreement with AirTouch Cellular Inc. d/b/a Verizon Wireless and forward to City Council for approval

Attachments

1. Draft Facility License Agreement for Verizon Wireless Cell Tower
2. Existing Airport Beacon
3. Follow up questions from February 2026 Airport Commission Meeting.