

DRAFT POLICY FOR INSTALLATION OF BTS TOWERS
IN CANTONMENTS

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General

1. The phenomenal popularity of cellular phones have attracted a number of new cellular companies in the field. The growing competition and the effort to improve their services by expanding their coverage area and improving their transmission traffic through setting up of an extensive system of BTS towers has confronted the local bodies with a new regulatory challenge.
2. To evolve a uniform regulatory policy throughout the cantonments following policy guidelines have been issued.

Policy Guidelines

3. All cellular companies desirous to install BTS towers/antennas etc in a cantonment area shall make an application to this effect to the concerned CEO.
4. The application shall be accompanied with the following documents/details:
 - a. Site plan of the proposed site.
 - b. Site details, whether to be installed on roof top/building premises or open plot.
 - c. A copy of approved building plan in case the antenna/tower is to be installed on roof-top/building premises.
5. Respective Boards will carry out a ground check of the site and if considered feasible shall forward the case to respective Sta HQs for NOC from military point of view.
6. Once NOC form concerned Sta HQs is received the cellular companies shall be asked to provide the following:-
 - a. Structural stability certificate from a "Structural Engineer"/Engineering Company registered with the National Engineering Council.
 - b. NOC from Civil Aviation Authority.

- c. NOC from GHQ Signal Dte
- d. NOC from Environmental Protection Authorities.
- e. NOC from MES where applicable.
- f. Copy of rental agreement between the cellular companies and the owner of the premises.

7. On provision of the NOC's mentioned above an agreement will be executed with the cellular companies. All agreements, (besides other terms and conditions deemed appropriate by the respective Boards) will have the following mandatory terms and conditions:-

- a. In case of any loss to life or property the concerned cellular company will be bound to pay Rs. 1.0 million to each victim and make good any damage to any property. A proper indemnity bound in favour of the Cantonment Board will be executed by all cellular companies in this respect.
- b. The cellular companies will be required to pay an antenna/tower fee @ Rs. 20,000/- per month with an annual enhancement @ 10%.
- c. Any structure being built will be approved by the Cantt Board after taking into account the feasibility report of the mobile company.
- d. BTS locations may be sealed off by the Board if the communication interferes with the military communication system.
- e. In case of operations of BTS sites on Generator when WAPDA electricity is not available, noise level shall be kept upto 75-80 DB (Decibels). Generators shall be housed in brick walled room/sound proof canopies.
- f. Any future change in approved specifications (tower base, height, structure) will require fresh sanction by the Board.
- g. Property tax will be deducted by the cellular companies and deposited in the Cantonment Fund in all such cases under Section 65 of the Cantonments Act, 1924.
- h. In case of violation of any of the above terms the Board shall be at liberty to remove the antennas/lowers after serving a 15 days notice.

Installation of BTS Towers on Cantt Fund Properties

- a. The boards may allow installation of antennas/towers on following Cantt Funds properties:-
 - (1) Roof tops of Cantonment Board properties.
 - (2) Water tanks.
 - (3) Cantt Board tube-wells and Disposal works.
 - (4) Nooks/corners of other properties, which cannot ordinarily be put to any productive use.
 - (5) Graveyards.
 - (6) Parks.

- b. Except for the above mentioned sites any other sites on Cantt Fund properties will require specific sanction of the ML&C Deptt.
- c. The Boards shall fix their respective rents taking into account the prevalent market rents in the area.
- d. The area provided by Cantonment Board for BTS sites shall be maintained/beautified as per design approved by Board for the concerned Cantonment Executive Officer.
- e. Repair and maintenance of the premises on/in which the BTS sites are to be constructed will be the responsibility of the phone company as per requirement of the Cantt Board authorities.
- f. The security of BTS towers in all respects shall be the absolute responsibility of the concerned cellular companies.
- g. In case the tower is required to be removed for any reason the Board shall make compensation to the cellular company as decided by the Board. Neither of the two parties shall have right to appeal any such decision.
- h. Permission to installation will be valid for five years initially. Renewal may be allowed on terms and conditions as deemed fit at the time of renewal by the Boards.
- i. Usage of properties/land will be purely on temporary basis. Cantonment Board will have the right to remove the structure at any time at its discretion without any notice without any responsibility for damages to company.