

## LICENSE AGREEMENT

THIS LICENSE AGREEMENT (the "License Agreement") is made as of the last date of execution indicated on the signature page below, between Redding MSA Limited Partnership d/b/a Verizon Wireless, with its principal office at One Verizon Way, Mail Stop 4AW100, Basking Ridge, New Jersey 07920, hereinafter called Licensors, and the County of Shasta, a political subdivision of the State of California, with its principal office at 1450 Court Street, Suite 308A, Redding, CA 96001, hereinafter called Licensee.

### WITNESSETH:

That in consideration of the terms, provisions, conditions, covenants and agreements herein set forth, Licensors does hereby grant unto Licensee the right to use approximately four (4) square feet (2' x 2') inside of Licensors's concrete building and space on Licensors's tower (collectively, the "Premises") located at Shasta Bally, Shasta Mountain, Shasta County, California (the "Property"), as more particularly described on Exhibit "A" attached hereto and incorporated herein, for a 24" x 24" x 42" rack on which the Equipment (as defined in Exhibit "B") is installed and the non-exclusive right to install one (1) antenna as described in Exhibit "B," attached hereto and incorporated herein, on Licensors's tower located on the Property (collectively, the "Equipment"). Licensee shall also have access to the existing electrical outlet at rack location in Room #3 and the cost of Licensee's power usage is included in the license fee set forth in Section 1 hereinbelow. This License Agreement shall be subject to the following terms and conditions:

1. This License Agreement shall be for a term of five (5) years commencing on the first (1<sup>st</sup>) day of the month after the Agreement is executed by both parties (the "Commencement Date").

Beginning on the Commencement Date, Licensee shall pay Licensors an annual fee of Eight Thousand Four Hundred Dollars (\$8,400.00) to be paid in equal monthly installments on the first (1st) day of each month during the term of this License Agreement in advance to Verizon Wireless, P.O. Box 64498, Baltimore, Maryland 21264-4498 or to such person, firm or place as the Licensors may, from time to time, designate in writing. Licensee must include with each payment the alpha numeric site designation assigned by Licensors and the specific site location: Shasta Bally. Notwithstanding anything to the contrary in this lease, the first and second monthly rent payments pursuant to this lease may be paid other than in advance, but no later than 45 days after the Commencement Date.

2. Licensee may have the option to extend this license for two (2) additional five (5) year terms by giving Licensors written notice of its intention to do so at least six (6) months prior to the end of the then current term.

3. The annual rental fee shall increase annually on each anniversary of the Commencement Date by an amount equal to three percent (3%) of the previous year's annual rental fee.

4. Licensee shall have no right to place any equipment, fixtures, structures, signs, or other improvement, other than the Equipment, on the Premises or the Property without Licensors's prior written approval, which may be withheld in Licensors's sole and absolute discretion. Licensee's equipment shall be kept and maintained at all times, at Licensee's sole cost, in a good state of repair and maintenance and in compliance with all laws, rules and regulations of any and all applicable governmental authorities. Licensee shall defend, indemnify and save Licensors harmless from any claims or suits arising by reason of Licensee's failure to so keep and maintain its equipment or to comply with such laws, rules or regulations. Licensors assumes no responsibility for the licensing, operation or maintenance of the Licensee's equipment.

Licensee shall obtain all certificates, permits or other governmental approvals required by any federal, state or local authorities in order to enable it to operate its equipment. Licensee acknowledges that it must obtain ingress and egress rights across the Property from the underlying fee owner in order to access the Premises. Upon request from the Licensors, Licensee shall provide to Licensors information reasonably acceptable to Licensors concerning the status of Licensee's certificates, permits or approvals for the site. Further, in connection with obtaining of such certificates, permits or approvals, Licensee shall have no authority to make any representations on behalf of the Licensors or to indicate that the Licensee is acting on behalf of the Licensors. Licensee shall defend, indemnify and



hold harmless the Licensor from and against any and all claims, suits or damages arising out of any action taken by the Licensee in violation or contradiction of the preceding sentence.

5. Licensee shall defend, indemnify and save harmless Licensor from and against any and all claims and suits (and all costs and expenses incidental thereto, including attorney's fees) for damages arising by reason of any injury or death to any person or persons, or damage to property of Licensor or other person or persons, where such injuries, losses or damage have been caused by any act or omission of Licensee, its agents, or employees at or around the Premises or Property or by virtue of the Licensee's occupancy of the Premises and use of the Property.

6. No indemnity of Licensor under this Agreement against liability for damages arising out of bodily injury to persons or damage to property shall apply to any such injury or damage caused by or resulting from the sole negligence of Licensor, its agents or employees.

7. Licensee shall, at Licensee's sole cost and expense, comply with, and all of its installations and operations hereunder shall comply with, all applicable Rules and Regulations of the Federal Communications Commission, Federal Aviation Administration and all of the laws, ordinances, rules and regulations of the county, municipal, state, federal, and other applicable governmental authorities, now in force, or which may hereinafter be in force (collectively, the "Laws"). Licensee shall defend, indemnify, and save harmless Licensor from any claims or suits arising by reason of Licensee's failure to comply with such Laws. Under this License Agreement, the Licensor assumes no responsibility for the licensing, operation, and/or maintenance of Licensee's Equipment.

8. Licensee shall pay as an additional fee any increase in real estate taxes levied against the Licensor or its property which is attributable to the improvements constructed, or the Equipment installed, for or by Licensee. Any tax, assessment, levy, charge, fee or license imposed or required by reason of or in connection with property ownership or lease by Licensor, with regard to the Premises, shall be paid in full by the Licensor. Any tax, assessment, levy, charge, fee, or license required by reason of the use of the Premises or Property by Licensee shall be paid in full by Licensee.

9. It is understood and agreed by and between the parties hereto that Licensee's Equipment shall, unless otherwise agreed in writing, remain the personal property of Licensee and Licensee shall have the privilege and right to remove the same at any time during the term of this License Agreement provided that in the reasonable opinion of Licensor, the Premises and any personal property and fixtures thereon are returned to as good condition as they were prior to the installation of Licensee's Equipment, reasonable wear and tear excepted.

10. Excepting Licensee's Equipment, Licensee agrees not to damage the Premises or any personal property or fixtures on the Premises, Property or Licensor's tower in any way. Licensee shall be responsible and liable for any such damage.

11. Licensee agrees to install and maintain equipment of the type and frequency which will not cause harmful interference which is measurable in accordance with then existing industry standards to any equipment of Licensor or other licensees of the Premises. In the event any of Licensee's equipment causes such interference, and after Licensor has notified Licensee in writing of such interference, Licensee will take all commercially reasonable steps necessary to correct and eliminate the interference, including but not limited to, at Licensee's option, powering down such equipment and later powering up such equipment for intermittent testing. Licensee shall not be deemed to be in default of this License Agreement as long as Licensee is making a good faith effort to remedy the interference issue, but in no event shall Licensee be allowed to continue to cause said interference. Except for any equipment of Licensor and/or any other tenants of the Property existing as of the execution of this Agreement, Licensor agrees that Licensor and/or any other tenants of the Premises who currently have or in the future take possession of the Premises will be permitted to install only such equipment that is of the type and frequency which will not cause harmful interference which is measurable in accordance with then existing industry standards to the then existing equipment of Licensee. The parties acknowledge that there will not be an adequate remedy at law for noncompliance with the provisions of this Section and therefore, either party shall have the right to equitable remedies, such as, without limitation, injunctive relief and specific performance.

12. [Intentionally Omitted]



13. Licensee shall remove its equipment, as well as its fixtures, structures, signs or other improvements, if any, placed upon the Premises, upon the expiration of the term of this License Agreement or the termination hereof, whichever first occurs, unless the parties otherwise expressly agree in writing. In performing such removal, Licensee shall restore the Premises and any personal property and fixtures thereon to as good a condition as they were prior to the installation or placement of such equipment, fixtures, signs or other improvements, reasonable wear and tear excepted, as determined in the sole opinion of Licenser. If Licensee fails to remove such equipment, fixtures, signs or other equipment within ten (10) days of the expiration of this License Agreement, Licenser may remove and dispose of such equipment, fixtures, signs or other improvements without any liability or responsibility to the Licensee and the Licensee shall be responsible to the Licenser for all costs and expenses, including the attorneys fees incurred by the Licenser with respect to such disposition. Notwithstanding the previous sentence, Licensee shall be permitted a reasonable amount of time, to remove its equipment, as well as its fixtures, structures, signs or other improvements, if any, if weather or other unavoidable circumstances make such removal impossible within the initial ten (10) day period. Such reasonable period of time shall not exceed ten (10) days following the conclusion of any weather or other unavoidable circumstances preventing such removal.

14. It is further understood and agreed the Licenser must approve of, in writing, all contractors and personnel chosen by Licensee to install, maintain and operate the equipment and that Licensee's maintenance and operation of its system will in no way damage or interfere with the Licenser's use of the tower, antennas and appurtenances.

15. Licenser shall not be liable for injury or damage to any person or property occurring on the Premises or Property unless caused by or resulting from the sole negligence of the Licenser, its servants, agents or employees.

16. Installation and maintenance of the Licensee's equipment shall have the Licenser's prior written approval and shall be in accordance with the standards and requirements of the Licenser, and shall be done under the Licenser's supervision and shall be subject to Licenser's final written approval. The supervision, approval and other activities of Licenser under this Paragraph however, shall not constitute the waiver of any term or condition of this License Agreement. Scheduling of any and all work will be coordinated with the Licenser. Any future maintenance involving Licensee's Equipment must be coordinated with Licenser within a reasonable time not less than forty-eight (48) hours prior to work being done. Notwithstanding the foregoing, in the case of an emergency requiring the protection of the health or safety of the public or property, Licensee shall only be required to provide reasonable prior notice under the circumstances (such as, for example, attempting to contact Licenser at its 24-hour maintenance hotline (800-264-6620)), but shall in any event immediately notify Licenser in writing of its entry onto the Premises after such emergency has been remedied and what acts Licensee performed. Failure to comply with the terms and conditions of this Paragraph shall be cause for immediate termination of this License Agreement by Licenser at its sole discretion. Any inspection or approval given or done by the Licenser pursuant to this License Agreement is solely for its own benefit. The Licenser shall have no liability or responsibility to the Licensee or any third party as a result of any inspection or approval given by the Licenser and the Licensee should not rely upon the same other than for the specific purposes set forth herein.

Licensee shall comply with all specifications outlined in Exhibit "C" attached hereto and made a part hereof.

17. Licensee shall have no right to install any equipment on Licenser's tower other than the Equipment, which must be attached securely to the tower with approved mounts, hangers, and clamps as directed by the Licenser. All cables and wires entering or exiting the equipment buildings must do so in a manner approved by the Licenser, provided, however, Licenser reapproves One (1) 7/8" coax will run along existing cable trays to tower and along existing cable ladder. Failure to comply with the terms and conditions of this Paragraph shall be cause for immediate termination of this License Agreement by Licenser at its sole discretion.

18. Licensee agrees that the Premises shall be used in an "as-is, where-is" condition, with all faults, without any express or implied representations, covenants, or warranties related to merchantability, marketability, profitability, or fitness of the Premises for any purpose whatsoever, or compliance with any laws, rules, ordinances, or regulations of any applicable governmental authority or body. Licensee agrees to indemnify, release, defend, and hold Licenser harmless against any damages, claims, loss, injury, or other liability resulting from Licensee's use of



the Premises or Property. Notwithstanding anything to the contrary contained in this License Agreement, whether the cause of any damages, loss or liability is insurable, insured or not insured, foreseen or unforeseen, in no event shall Licensor be responsible or liable to Licensee for anticipatory profits or any indirect, special, incidental or consequential damages of any kind or nature arising directly or indirectly in connection with the use or operation of the Premises or the exercise of any rights related thereto. The foregoing shall apply regardless of the fault, negligence or strict liability of Licensor and shall apply whether such losses or damages are based on an action or claim in contract or tort, including negligence, strict liability or otherwise. All costs incurred by Licensor to repair or replace the Premises or tower due to damage to the Premises caused by Licensee or its employees, agents, invitees, or contractors shall be paid by Licensee.

19. At the time of the execution of this License Agreement, Licensee will provide to Licensor a copy of the Federal Communications Commission (F.C.C.) license authorizing the operation of the Equipment.

20. Intentionally omitted.

21. The parties hereby waive any and all rights of action for negligence against the other which may hereafter arise on account of damage to the Premises or to Property, resulting from any fire, or other casualty of the kind covered by standard fire insurance policies with extended coverage, regardless of whether or not, or in what amounts, such insurance is now or hereafter carried by the parties, or either of them. Licensee shall; at Licensee's own expense, carry liability insurance approved by Licensor which shall protect Licensor and Licensee jointly and severally from any suit, claim, or action which may arise from accident or injury to any person (including death) or including any extension hereof. Such insurance shall also protect Licensor from any suit, claim or action which may arise from Licensee's liability for damages to Licensor. Licensor and Licensee shall each be listed as named insured on such liability insurance policy. An approved certificate of such insurance shall be furnished to Licensor. Licensee shall be deemed to have complied with Licensor's requirement as to monetary limits if they carry the following insurance:

Bodily Injury	..... \$2,000,000
	..... \$2,000,000
Property Damage	..... \$1,000,000
	..... \$1,000,000

22. Licensor shall supply Licensee with keys or security devices or codes for accessing the Premises. If Licensor makes any such keys or security devices available to Licensee, Licensee shall not duplicate or disclose such keys or security devices or codes and shall prevent its employees, agents, or representative from duplicating any keys or security devices or codes. Failure to comply with the terms and conditions of this paragraph shall cause for immediate termination of this License Agreement by Licensor, at its sole discretion.

23. Licensee will provide to Licensor on or before the effective date of this License Agreement, a list of all personnel authorized by Licensee to have access to its equipment, and will update such list as soon as reasonably practicable, upon a change in such personnel, provided, however, that any personnel not on such list may not enter upon the Premises.

24. If the Premises should be deserted or vacated by the Licensee or if proceedings are commenced against the Licensee in any court under a Bankruptcy Act or for the appointment of a Trustee or a Receiver of the Licensee's property, the Licensor may immediately terminate the Agreement. Further, Licensor may terminate this License Agreement upon written notice to Licensee of a breach or default and, except where immediate termination is provided for under this License Agreement, after affording Licensee a period of thirty (30) days in the event of non-monetary default and ten (10) days in the event of monetary default from the date of Licensee's receipt of such notice (unless expressly extended in writing by the Licensor) to correct the breach or default. Additionally, if this License Agreement is terminated, the Licensor shall have the right to reenter or repossess the Premises licensed to the Licensee, either by force, summary proceedings, surrender, or otherwise, and dispossess and remove the Licensee from the Premises without being liable therefor. The Licensee waives service of notice of intention to re-enter or of instituting legal proceedings to that end.

25. Notwithstanding anything to the contrary contained in this Lease, Licensee agrees and understands that Licensee shall look solely to the estate and property of Licensor in the Property of which the Premises are a part for the enforcement of any judgment (or other judicial decree) requiring the payment of money by Licensor to Licensee by reason of any default or breach by Licensor in the performance of its obligations under this License Agreement, it being intended hereby that no other assets of Licensor or any of Licensor's present and future partners, beneficiaries, officers, directors, trustees, shareholders, agents and employees, and their respective partners, heirs, successors and assigns, shall be subject to levy, execution, attachment or any other legal process for the enforcement or satisfaction of the remedies pursued by Licensee in the event of such default or breach.

26. Either party may terminate this License Agreement upon ninety (90) days written notice with or without cause to the other party.

27. The failure of either party to enforce any terms or conditions of this License Agreement shall not constitute a waiver of the same or other terms and condition or otherwise prevent or preclude such party from exercising the rights or remedies hereunder, at law or in equity.

28. This License Agreement shall not create for, nor give to, any third party any claim or right of action against either party that would not arise in the absence of this License Agreement.

29. Any and all rights and remedies hereunder are cumulative and are in addition to such other rights and remedies as may be available at law or in equity.

30. This License Agreement grants a license only, revocable or terminable under the terms and conditions herein, and does not grant any lease, easement or other interest in real estate.

31. Licensor disclaims any warranty, expressed or implied, regarding Licensor's title or rights, if any, with regard to the Premises.

32. All rights and liabilities under this License Agreement shall extend to the successors and assigns of the parties hereto respectively provided, however, the right of the Licensee to assign or transfer this License Agreement is governed by the provisions of Paragraph 35, below.

33. The Licensor and Licensee acknowledge that the Licensor's rights in the property derive from a certain Right-of-Way Permit No: 8750-09-001 Communication Facility between the Licensor herein and the United States Department of the Interior National Park Service ("Fee Owner"), hereinafter referred to as the "Prime Lease". In the event the Prime Lease is terminated for any reason at any time during the term of this Agreement, this License Agreement shall also be terminated and the termination shall be effective on the date the Prime Lease is terminated. In such event, the Licensor, if able, will give the Licensee ninety (90) days prior notice.

34. Intentionally Omitted.

35. This Agreement may not be sold, assigned or transferred by the Licensee without prior approval or consent of the Licensor. Additionally, the Licensee shall not mortgage, encumber or sublet the Premises or any part thereof without prior written consent of the Licensor.

36. Any and all notices or other written communications required or permitted hereunder shall be in writing and mailed postpaid via United States Registered Mail or Certified Mail, return receipt requested, or overnight courier as follows:

- (a) If to Licensor:  
Redding MSA Limited Partnership d/b/a Verizon Wireless  
180 Washington Valley Road  
Bedminster, NJ 07921  
Attention: Network Real Estate Department

or to such other address as Licensor may furnish to Licensee in writing.

(b) If to Licensee:  
County of Shasta  
1450 Court Street, Suite 308A  
Redding, California 96001

or to such other address as Licensee may furnish to Licensor in writing.

The receipt of the notice or other written communication shall be deemed to be the date of the postmark.

37. The parties hereto agree that the terms and performances hereof shall be governed by and construed in accordance with the laws of the state in which the Premises are located.

38. This License Agreement is the entire agreement between the parties on the subject matter to which it applies.

SIGNATURE PAGE TO FOLLOW

WITNESS the following signatures:

LICENSOR:

**Redding MSA Limited Partnership**

d/b/a Verizon Wireless

By: Sacramento-Valley Limited Partnership

Its General Partner

By AirTouch Cellular, its General Partner

By: \_\_\_\_\_

Name: Vikram Rautat

Title: Director - Network Field Eng

Date: 6/12/17

LICENSEE:

**County of Shasta**, a political subdivision of the State of California

By: \_\_\_\_\_

Name: David A. Kehoe

Title: Chairman, Board of Supervisors, County of Shasta, State of California

Date: \_\_\_\_\_

ATTEST:

LAWRENCE G. LEES

Clerk of the Board of Supervisors

By: \_\_\_\_\_

APPROVED AS TO FORM:

RUBIN E. CRUSE, JR

County Counsel

By: \_\_\_\_\_

Name: James Ross

Title: Assistant County Counsel

RISK MANAGEMENT APPROVAL

By: \_\_\_\_\_

Name: James Johnson

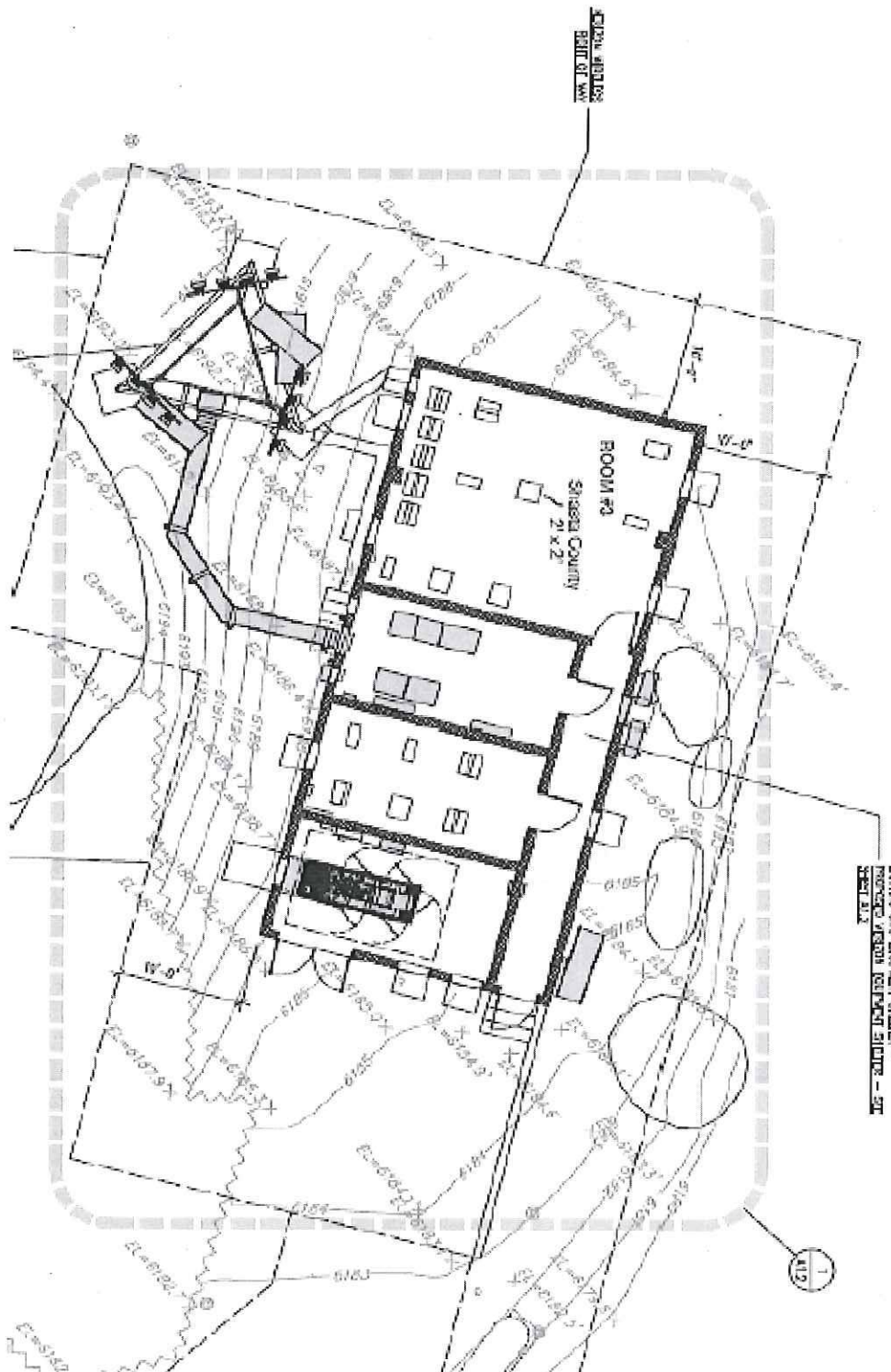
Title: Risk Management Analyst II





# EXHIBIT "A"

## PROPERTY



Note: Shasta County Sheriff shall have access to existing electrical outlet at rack location in Room #3. One (1) 7/8" coax will run along existing cable trays to tower and along existing cable ladder.



## EXHIBIT "B"

The following "Equipment" owned by Licensee will be installed on the Premises:

Antenna:	One Telewave ANT150F2 (60" x 2.75"; 12 lbs) at 70'
Coax:	One line 7/8" coax
Storage Rack:	One (1) Storage Cabinet (24" x 24" x 42") located within a 2' x 2' space inside Licensor's concrete building (Room #3)
Equipment Manufacturer and Model Number:	Motorola Quantar T5365 (Repeater) (8.75" x 19" x 15"; 75 lbs)  EMR Corp 64536/EMC (Duplexer) (3.5" x 19" x 15"; 12 lbs)  EMR Corp 6454/VCAT (Resonator) (34" x 19" x 6"; 15 lbs)
Power Requirements:	120V/20Amp
Transmit Power:	110 Watts
Channels/Frequencies:	Tx: 158.7300 MHz; Rx: 154.65 MHz

Note: Shasta County Sheriff shall have access to existing electrical outlet at rack location in Room #3.

One (1) 7/8" coax will run along existing cable trays to tower and along existing cable ladder.



## EXHIBIT "C"

Revision: 4/6/95

### SITE STANDARDS

#### I. GENERAL

##### A. PURPOSE

The purpose of these Site Standards is to create a quality site installation. These standards are to be in effect for each Licensee having equipment in, on, or at the site where the right to occupy is granted by the License to which this document is an Attachment.

##### B. STATE AND NATIONAL STANDARDS

1. All installations must conform with all state and national regulations and the following state and national codes or any supplements, amendments or provisions which supersede them:

a. American National Standards Institute:

ANSI/EAI-222E  
Structural Standards for Steel Antenna Towers and Antenna Supporting  
Structures

b. Federal Aviation Administration Regulations:

Vol. XI, Part 77  
Objects Affecting Navigable Airspace

Advisory Circular  
Obstruction Marking and Lighting  
AC 70/7460

Advisory Circular  
High Intensity Obstruction Lighting Systems  
AC 150/5345-43

FAA/DOD Specifications  
L-856

c. Federal Communications Commission Rules and Regulations:

Code of Federal Construction, Marking and Lighting of Antenna Regulations  
Title 47  
Structures

Chapter I, Part 17

d. National Electrical Code

e. Building Officials and Code Administrators International, Inc.

Basic National Building Code

Basic National Mechanical Code

State Building Code

f. National Fire Protection Association

Code 101 – Life Safety

Code 90A – Air Conditioning and Ventilating Systems

Code 110 – Emergency and Standby Power Systems

g. State Fire Safety Code

h. Occupational Safety and Health Administration

Safety and Health Standards (29 CFR 1910) General Industry

Subpart R Special Industries

1910.268 Telecommunications

1926.510 Subpart M Fall Prevention

i. Motorola Grounding Guideline for Cellular Radio Installations, Document No. 68P81150E62, 7/23/92 OR AT&T AUTOPLEX Cellular Telecommunications Systems, Lightning Protection and Grounding, Customer Information Bulletin 148B, August 1990, or latest revision.

C. GENERAL/APPROVAL

1. All users shall furnish the following to Licensor prior to installation of any equipment:

a. Completed Application. (Licensee must make new Application to Licensor for change in Antenna position or type.)

b. Fully executed License Agreement.

c. Copies of FCC Licenses and construction/building permits.

d. Final site plan outlining property boundaries, improvements, easements and access.

e. Accurate block diagrams showing operating frequencies, all system components (active or passive) with gains and losses in dB, along with power levels.

2. The following will not be permitted at the facility without the prior written consent of Licensor.

a. Any equipment without FCC type acceptance or equipment which does not conform to FCC rules and regulations.

b. Add-on power amplifiers.

c. "Hybrid" equipment with different manufacturers' RF strips.

d. Open rack mounted receivers and transmitters.

- compensated.
- e. Equipment with crystal oscillator modules which have not been temperature
  - f. Digital/analog hybriding in exciters, unless type-accepted.
  - g. Non-continuous duty rated transmitters used in continuous duty applications.
  - h. Transmitter outputs without a harmonic filter and antenna matching circuitry.
  - i. Change in operating frequency(ies).
  - j. Ferrite devices looking directly at an antenna.
  - k. Nickel plated connectors.
  - l. Cascaded receiver multicouplers/preamps.
3. All emergencies are to be reported immediately to 1-800-852-2671.

D. LIABILITY

It shall be the responsibility of the Licensee to comply with all of the site standards set forth herein. The Licensee specifically agrees to indemnify and hold harmless the Licenser against any claim of liability, loss, damage or costs including reasonable attorney's fees, arising out of or resulting from the Licensee's non-compliance with the standards set forth herein.

E. INSPECTION

Licenser reserves the right to inspect Licensee's area without prior notice at any time during the term of the License Agreement in order to ensure compliance with the standards set forth herein. Any such inspection shall be solely for the benefit and use of the Licenser and does not constitute any approval of or acquiescence to the conditions that might be revealed during the course of the inspection.

1. Licenser reserves the right to inspect Licenser's area without prior notice.

F. DISCLAIMER OF RESPONSIBILITY

It is the intention of the Licenser and Licensee that the standards set forth herein are part of the Agreement between them. It is specifically agreed that they are not intended to be relied upon or to benefit any third party. Further, the Licenser shall have no liability or responsibility to any third party as a result of the establishment of the standards set forth herein, any inspection by the Licenser of the Licensee's area in order to determine compliance with the standards, the sufficiency or lack of sufficiency of the standards, or the Licensee's compliance or non-compliance with the standards and the Licensee agrees to indemnify and hold harmless the Licenser against any claim by a third party resulting from such theories.

G. NOTICES

All contacts or notices required or permitted by the Licensee pursuant to these Site Standards shall be provided in writing to Licenser's General Manager - Operations or his or her designee and any approval or consent by the Licenser shall only be effective if executed in writing by the Licenser's General Manager - Operations or his or her designee.



## II. RADIO FREQUENCY INTERFERENCE PROTECTIVE DEVICES

A. If due to Licensee's use or proposed use, there exists any change to the RF environment it will be at Licensor's sole discretion to require any or all of the following:

1. IM protection panels can be installed in lieu of separate cavity and isolator configurations. Licensor approval required.
2. 30-76 MHz
  - Isolators required
  - TX output cavity - minimum of 20 dB rejection @ plus or minus 5 MHz
3. 130-174 MHz
  - Isolators - minimum of 30 dB with bandpass cavity
4. 406-512 MHz
  - Isolators - minimum of 60 dB with bandpass cavity
5. 806-866 MHz
  - Isolators - minimum of 60 dB with bandpass cavity
6. 866 MHz and above - as determined by Licensor.

B. Additional protective devices may be required based upon Licensor's evaluation of the following information:

1. Theoretical Transmitter (TX) mixes.
2. Antenna location and type
3. Combiner/multicoupler configurations
4. Transmitter specifications
5. Receiver specifications
6. Historical problems
7. Transmitter to transmitter isolation
8. Transmitter to antenna isolation
9. Transmitter to receiver isolation
10. Calculated and measured level of Intermodulative (IM) products
11. Transmitter output power
12. Transmitter Effective Radiated Power (ERP)
13. Spectrum analyzer measurements
14. Voltage Standing Wave Ratio (VSWR) measurements
15. Existing cavity selectivity

C. Licensee will be required to immediately correct excessive cabinet leakage which causes interference to other tenants.

### III. ANTENNAS AND ANTENNA MOUNTS

A. All mounting hardware to be utilized by Licensee to be as specified by tower manufacturer and approved by Licensor.

B. Connections to be taped with stretch vinyl tape (Scotch #33-T or equivalent) and Scotchkoted or equivalent (including booted pigtails).

C. Must meet manufacturer's VSWR specifications.

D. Any corroded elements must be repaired or replaced.

E. Must be DC grounded type, or have the appropriate lightning protection as determined by Licensor.

F. No welding or drilling on mounts will be permitted.

G. All antennas must be encased in fiberglass radomes and be painted or impregnated with a color designated by Licensor as the standard antenna color for aesthetic uniformity.

### IV. CABLE

A. All antenna lines to be approved by Licensor.

B. All transmission line(s) will be installed and maintained to avoid kinking and/or cracking.

C. Tagged with weatherproof labels showing manufacturer, model, and owner's name at both ends of cable run.

D. Any cable fasteners exposed to weather must be stainless steel.

E. All interconnecting cables/jumpers must have shielded outer conductor and approved by Licensor.

F. Internally, all cable must be run in troughs or on cable trays and on cable or waveguide bridges at intervals of no less than 3'. Externally, all cable must be attached with stainless steel hangers and non-corrosive hardware.

G. All unused lines must be tagged at both ends showing termination points with the appropriate impedance termination at each end.

H. All AC line cords must be 3 conductor with grounding plugs.

I. All antenna transmission lines shall be grounded at both the antenna and equipment ends at the equipment ends and at building entry point, with the appropriate grounding kits.

J. All cables running to and from the exterior of the cabinet must be 100% ground shielded. Preferred cables are: Heliax, Superflex or braided grounds with foil wrap.

### V. CONNECTORS

A. Must be Teflon filled, UHF or N type, including chassis/bulkhead connectors.

- B. Must be properly fabricated (soldered if applicable) if field installed.
- C. Must be taped and Scotchkoted or equivalent at least 4" onto jacket if exposed to weather.
- D. Male pins must be of proper length according to manufacturer's specifications.
- E. Female contacts may not be spread.
- F. Connectors must be pliers tight as opposed to hand tight.
- G. Must be silver plated or brass.
- H. Must be electrically and mechanically equivalent to Original Equipment Manufacturers (OEM) connectors.

#### VI. RECEIVERS

- A. No RF preamps permitted in front end unless authorized by Licensor.
- B. All RF shielding must be in place.
- C. VHF frequencies and higher must use helical resonator front ends.
- D. Must meet manufacturer's specifications, particularly with regard to bandwidth, discriminator, swing and symmetry, and spurious responses.
- E. Crystal filters/pre-selectors/cavities must be installed in RX legs where appropriate.
- F. All repeater tone squelch circuitry must use "AND" logic.

#### VII. TRANSMITTERS

- A. Must meet original manufacturer's specifications.
- B. All RF shielding must be in place.
- C. Must have a visual indicator of transmitter operation.
- D. Must be tagged with Licensee's name, equipment model number, serial number, and operating frequency(ies).
- E. All low-level, pre-driver and driver stages in exciter must be shielded.
- F. All power amplifiers must be shielded.
- G. Output power may not exceed that specified on Licensee's FCC License.

#### VIII. COMBINERS/MULTICOUPLERS

- A. Shall at all times meet manufacturer's specifications.
- B. Must be tuned using manufacturer approval procedures.
- C. Must provide a minimum of 60 dB transmitter to transmitter isolation.



IX. CABINETS

- A. All cabinets must be bonded together and to the equipment building ground system.
- B. All doors must be secured.
- C. All non-original holes larger than 1" must be covered with copper screen or solid metal plates.
- D. Current license for all operating frequencies should be mounted on the cabinet exterior for display at all times.

X. INSTALLATION PROCEDURES

- A. Any tower work must be scheduled with Licensor using only Licensor approved contractors at least 48 hours in advance of site work. Licensee will be responsible for any and all fees associated with said work.
- B. Installation may take place only after Licensor has been notified of the date and time in writing, and only during normal working hours unless otherwise authorized beforehand.
- C. Equipment may not be operated until final inspection of installation by Licensor, which shall not be unreasonably withheld.
- D. Any testing periods are to be approved in advance by Licensor and within the parameters as defined by Licensor.

XI. MAINTENANCE/TUNING PROCEDURES

- A. All external indicator lamps/LED's must be working.
- B. Equipment parameters must meet manufacturer's specifications.
- C. All cover, shield, and rack fasteners must be in place and securely tightened.
- D. Local speakers and/or orderwire systems must be turned off except during service, testing or other maintenance operations.

XII. INTERFERENCE DIAGNOSTIC PROCEDURES

The Licensee must cooperate immediately with Licensor when called upon to investigate a source of interference, whether or not it can be conclusively proven that Licensee's equipment is involved.

XIII. TOWER

This section deals with items which are to be mounted on, attached to or affixed to the Tower.

A. ICE SHIELDS

- 1. At Licensor's sole discretion, protective ice shields may be required and manufacturer of ice shield will be determined by Licensor.

B. CLIMBING BOLTS AND LADDERS

- 1. All attachments made to the Tower shall be made in such a manner as not to cause any safety hazard to other Licensees or cause any restriction of movement on, or to any climbing ladders, leg step bolts or safety cables provided.

C. BRIDGE

1. Installation of a cable bridge shall be at Licensor's sole discretion and with Licensor's approval.
2. If required, and in accordance with the manufacturers recommendations for the spacing of supports on horizontal runs for the particular type of cable or waveguide, the cable or waveguide shall be secured to the brackets on the bridge using clamps and hardware specifically manufactured for that purpose.

3. No cable or waveguide run shall be clamped, tied or in any way affixed to a run belonging to Licensor or any another licensee.

D. CABLE LADDER AND WAVEGUIDE

1. Licensee shall install a ladder for the vertical routing of cable and waveguide. From the horizontal to vertical transition at the point where the bridge meets the tower to the point at which the cable or waveguide must leave the bridge to route to the antenna, all cable and waveguide is to be attached to the ladder in accordance with the recommendations of the manufacturer of the cable or waveguide.

2. No cable or waveguide run shall be clamped, tied or any way affixed to a run belonging to Licensor or any another licensee.

E. DISTRIBUTION RUNS

1. Cable or waveguide runs from the cable ladder to the point at which they connect to the antenna shall be routed along tower members in a manner producing a neat and professional site appearance.

2. Cable and/or waveguide runs shall be specifically routed so as not to impede the safe use of the tower leg or climbing bolts, or to restrict the access of Licensor or any another licensee.

3. Distribution runs shall be clamped to the tower in accordance with the recommendations of the manufacturer of the cable or waveguide.

4. No cable or waveguide run shall be clamped, tied or in any way affixed to a run belonging to Licensor or any another licensee.

F. LENGTHS

1. Cable and/or waveguide runs shall not be longer than necessary to provide a proper connection and normal maintenance and operation.

2. No coiled lengths shall be permitted on the tower, bridge or on the ground.

G. ENTRY

1. Entry of the cable or waveguide to the interior of the shelter shall be via ports provided in the shelter wall.

2. Cable and/or waveguide entering a port shall be provided with a boot to seal the port; the boot shall be a Microflect or equivalent commercial product made specifically for the type of cable or waveguide and for diameter of the entry port, and approved by Licensor before installation. It shall be installed in accordance with the instructions of the manufacturer and the port shall be sealed against the intrusion of moisture.

#### XIV. EQUIPMENT LOCATED WITHIN LICENSOR'S EQUIPMENT BUILDING

##### A. EQUIPMENT INSTALLATION REQUIREMENTS

1. Any mounting to walls either outside or inside Licensor's building must be pre-approved by Licensor.
2. All racks and equipment are to be plumb and true with the walls and floor of the shelter and reflect an installation consistent with the electrical and operational requirements of the equipment and appearance standards of a professional installation.
3. Racks are to be bolted to the floor and aligned on the center line as in the site drawing provided to the Licensor.
4. Racks are not to be attached to the cable trays.

##### B. TRANSMISSION LINES AND/OR WAVEGUIDE ROUTING

1. Cable trays and/or troughs are required within the shelter for the routing of cable and waveguide to the equipment racks and termination points.
2. All cable and waveguide shall be placed and secured to the cable tray.

##### C. LENGTHS

1. Cable and/or waveguide runs in the equipment shelter shall not be longer than necessary in order to provide a proper connection.
2. While adequate slack for purposes of maintenance and operation is permitted, no coiled lengths on the tray or elsewhere in the shelter are permitted for normal maintenance and operation.

#### XV. GROUNDING

1. The Licensee must adhere to either the Motorola or AT&T grounding specification outlined above based on Licensor's equipment at facility.
2. All exterior grounding shall be C.A.D. welding.
3. All antennas shall be bonded to the tower.
4. Cable and waveguide shall be grounded as a minimum at three specific points, and for vertical runs in excess of 200 feet at intermediate points.
5. All cable and waveguide shall be grounded to the tower at the point where the run effectively breaks from the tower for its connection to the antenna, using clamps and hardware specifically manufactured for that purpose.
6. On the vertical portion of the cable or waveguide run, just above where it starts to make its transition from a vertical tower to a horizontal bridge run, all cable and waveguide shall be grounded to the tower using clamps and hardware specifically manufactured for that purpose.
7. On the exterior of each shelter, at a point near the entry ports, a grounding plate must be provided for terminating ground leads brought from the cable and waveguide. Each cable and waveguide run shall be grounded at this point using clamps and hardware specifically manufactured for that purpose.



8. On cable and waveguide installations where the vertical tower length exceeds 200 feet, the run shall be grounded at equally spaced intermediate points along the length of the run so as not to have a distance between grounding points longer than 100 feet.

9. Cable and waveguide grounding leads shall connect to a separate point for each run to the common ground point.

10. Grounding straps shall be kept to a minimum length and as near as possible to vertical down lead and shall be consistent with the restraints of protective dress and access.

11. Grounding plates must be provided for single point access to the site grounding system. Each rack shall have a properly sized, insulated ground lead from the rack safety and signal grounds to one of the grounding points on the ground plate.

12. The insulated ground lead shall follow the route of and be placed in the cable tray.

13. Each rack shall be separately grounded.

14. All modifications to grounding system must meet Licensor's impedance specification.

#### XVI. ELECTRICAL

1. Power requirements must be approved, in advance by Licensor.

2. Polarized electrical outlets should be installed for all transmitters when possible.

3. Surge protection is required for all base stations.

#### XVII. ELECTRICAL DISTRIBUTION

1. All electrical wiring from the distribution breaker panel shall be via rigid metal conduit, thin wall, routed along the under side of the cable tray to a point directly above the equipment rack. From this point, Licensee may select how to distribute to its equipment or rack.

#### XVIII. TEMPORARY LOADS

1. Test equipment, soldering irons or other equipment serving a test or repair function may be used only if the total load connected to any single dual receptacle does not exceed 15 amps.

2. Test equipment to be in place for more than seven (7) days will require prior approval of the Licensor.

#### XIX. HEATING, VENTILATING, AND AIR CONDITIONING

1. Any additional equipment or equipment upgrade having a greater heat dissipation requirement than the existing system will be the responsibility of the Licensee and if different than specified in the Application can not be installed without the prior approval of the Licensor.

#### XX. DOORS

1. Equipment building doors shall be kept closed at all times unless when actually moving equipment in or out.

XXI. SITE APPEARANCE

1. Services to maintain the appearance and integrity of the site will be provided by the Licensor and will include scheduled cleaning of the shelter interiors.
2. Each licensee is expected and required to remove from the site all trash, dirt and other materials brought into the shelter, or onto the site during their installation and maintenance efforts.
3. No food or drink is allowed within the equipment shelter.
4. No smoking is allowed on the Tower site.

XXII. STORAGE

No parts or material may be stored on site by Licensee.

XXIII. DAMAGE

1. Licensee shall report to Licensor any damage to any item of the facility, structure, component or equipment, whether or not caused by Licensee.

XXIV. REPORTING ON SITE

1. Personnel on site shall be required to communicate with the Network Operating Center by calling 1-800-852-2671 and report their arrival on site, identity, purpose, expected and actual departure times.
2. Emergency 24 hour contact number(s) must be displayed on outside of equipment cabinet/building.