



COOS COUNTY CONDITIONAL USE LAND USE APPLICATION

SUBMIT TO COOS COUNTY PLANNING DEPT. AT 60 E. SECOND STREET OR MAIL

TO: COOS COUNTY PLANNING 250 N. BAXTER, COQUILLE OR 97423. EMAIL

PLANNING@CO.COOS.OR.US PHONE: 541-396-7777

Fee paid electronically 9/23/22
File Number 'Hitner'
Confirmation Number: 121488430

If the fee is not included the application will not be processed

(If payment is received on line a file number is required prior to submission)

application submitted

Date Received: _____ Receipt #: _____ Amount: _____ Received by: _____

This application shall be filled out electronically. If you need assistance please contact staff.

Applications shall be submitted by the property owner or a purchaser under a recorded land sale contract. "Property owner" means the owner of record, including a contract purchaser.

The application shall include the signature of all owners of the property.

A legal representative may sign on behalf of an owner upon providing evidence of formal legal authority to sign.

LAND INFORMATION

A. Property Owner(s)

Mailing address:

Phone:

Email:

Township: _____ Range: _____ Section: _____ ¼ Section: _____ 1/16 Section: _____ Tax lots: _____

Tax Account Number(s): _____

Zone: Select Zone

Tax Account Number(s)

B. Special Districts and Services

Water

Sewage Disposal

School

Fire District

C. Type of Application (s) please consult with staff to determine prior to submittal

Administrative Conditional Use for

Hearings Body Conditional Use for

Historical, Cultural and Archaeological Resources, Natural Areas of Wilderness

Beaches and Dunes

Non-Estuarine Shoreland Boundary

Significant Wildlife Habitat

Natural Hazards

Flood

Landslide

Liquefaction

Erosion

Wildfires

Airport Surfaces Overlay

Variance to which standard

Include the supplemental application with all criteria addressed. If you require assistance with the criteria please contact a land use attorney or professional consultant. Property information may be obtained from a tax statement or can be found on the County Assessor's web page at the following links:

[Map Information](#) Or [Account Information](#)

D. **ATTACHED WRITTEN STATEMENT.** With all land use applications, the “burden of proof” is on the applicant. It is important that you provide information that clearly describes the nature of the request and indicates how the proposal complies with all of the applicable criteria within the Coos County Zoning and Land Development Ordinance (CCZLDO). You must address each of the Ordinance criteria on a point-by-point basis in order for this application to be deemed complete. A planner will explain which sections of the Ordinance pertain to your specific request. The information described below is required at the time you submit your application. The processing of your application does not begin until the application is determined to be complete. An incomplete application will postpone the decision, or may result in denial of the request. Please mark the items below to ensure your submittal is complete.

Application Check List: Please make off all steps as you complete them.

I. **PROPOSAL AND CRITERIA:** A written statement of intent, attached to this application, with necessary supporting evidence which fully and factually describes the following:

1. Project summary and details including time limes.
2. A complete explanation of how the request complies with the applicable provisions and criteria in the Zoning Ordinance. A planner will explain which sections of the Ordinance pertain to your specific request. You must address each of the Ordinance criteria on a point-by-point basis in order for this application to be deemed complete. This shall be addressed on the supplemental criteria page (see staff for criteria).


II. **PLOT PLAN OR SKETCH PLAN:** A detailed drawing delineating the following:

- Owner's name, address, and phone number, map and Tax lot number
- North Arrow and Scale - using standard engineering scale.
- Accurate shape and dimensions of parcel, development site, including the lengths of the all property lines.
- Any adjacent public or private roads, all easements and/or driveway locations. Include road names. Driveway location and parking areas, including the distance from at least one property line to the intersection of the driveway and the road (apron area);
- All natural features, which may include, but are not limited to water features, wetlands, ravines, slope and distances from features to structures.
- Existing and proposed structures, water sources, sewage disposal system and distances from these items to each other and the property boundaries.

III. **DEED:** A copy of the current deed, including the legal description, of the subject property.

IV. **CERTIFICATION:** I certify that this application and its related documents are accurate to the best of my knowledge. I am aware that there is an appeal period following the date of the Planning Director’s decision on this land use action. I understand that the signature on this application authorizes representatives of the Coos County Planning Department to enter upon the subject property to gather information pertinent to this request. If this application is refereed directly to a hearings officer or hearings body I understand that I am obligated to pay the additional fees incurred as part of the conditions of approval. I understand that I/we are not acting on the county’s behalf and any fee that is a result of complying with any conditions of approval is the applicants/property owner responsibility. I understand that conditions of approval are required to be complied with at all time and an violation of such conditions may result in a revocation of this permit. If the property owner would like staff to contact a legal representative or consultant please provide the contact information using a consent form.

PROPERTY OWNER SIGNATURES REQUIRED FOR PROCESSING



ACCESS INFORMATION

The Coos County Road Department will be reviewing your proposal for safe access, driveway, road, and parking standards. There is a fee for this service. If you have questions about these services please contact the Road Department at 541-396-7660.

Property Address: _____

Type of Access: _____ Name of Access: _____

Is this property in the Urban Growth Boundary? _____
Is a new road created as part of this request? _____

See attached lease between LL and USCC for Easement and property description

Required parking spaces are based on the use of the property. If this is for a residential use two spaces are required. Any other use will require a separate parking plan submitted that is required to have the following items:

- Current utilities and proposed utilities;
- Roadmaster may require drawings and specs from the Oregon Standards Specification Manual (OSSC) (current edition).
- The location and design of bicycle and pedestrian facilities shall be indicated on the site plan if this is a parking plan;
- Location of existing and proposed access point(s) on both sides of the road where applicable;
- Pedestrian access and circulation will be required if applicable. Internal pedestrian circulation shall be provided in new commercial, office, and multi-family residential developments through the clustering of buildings, construction of walkways, landscaping, accessways, or similar techniques;
- All plans (industrial and commercial) shall clearly show how the internal pedestrian and bicycle facilities of the site connect with external existing or planned facilities or systems;
- Distances to neighboring constructed access points, median openings (where applicable), traffic signals (where applicable), intersections, and other transportation features on both sides of the property;
- Number and direction of lanes to be constructed on the road plus striping plans;
- All planned transportation features (such as sidewalks, bikeways, auxiliary lanes, signals, etc.); and
- Parking and internal circulation plans including walkways and bikeways, in UGB's and UUC's.

Additional requirements that may apply depending on size of proposed development.

- Traffic Study completed by a registered traffic engineer.
- Access Analysis completed by a registered traffic engineer
- Sight Distance Certification from a registered traffic engineer.

Regulations regarding roads, driveways, access and parking standards can be found in Coos County Zoning and Land Development Ordinance [\(CCZLDO\) Article 7](#).

By signing the application I am authorizing Coos County Roadmaster or designee to enter the property to determine compliance with Access, Parking, driveway and Road Standards. Inspections should be made by calling the Road Department at 541-396-7660

Coos County Road Department Use Only

Roadmaster or designee: _____

Driveway Parking Access Bonded Date: Receipt # _____

File Number: DR-

SANITATION INFORMATION

If this is a request for a recreational, commercial, industrial, vacation rental, manufactured home park, mass or small gathering Coos Health and Wellness, Environmental Health Staff will be reviewing the proposal to ensure the use meets environmental health standards for sanitation and water requirements to serve the facility. If the proposal indicates that you are using a community water system a review may be required. A fee is charged for this service and shall be submitted with the application \$83.00. If you have questions about regulations regarding environmental health services please call 541-266-6720. This form is required to be signed off for any type of subdivision, recreational, commercial, industrial, vacation rental, manufactured home park, mass or small gathering.

No water or sewer access needed

Water Service Type: Choose a Service-Type.

Sewage Disposal Type: Choose a Type.

Please check if this request is for industrial, commercial, recreational or home base business use and complete the following questions:

- How many employees/vendors/patrons, total, will be on site? 1-5, Intermittently
- Will food be offered as part of the an on-site business? No
- Will overnight accommodations be offered as part of an on-site business? No
- What will be the hours of operation of the business? Not a business; existing unmanned telecommunications facility, operates 24/7 Employees on-site for maintenance and upgrades intermittently, never overnight

Please check if the request is for a land division.

Coos County Environmental Health Use Only:

Staff Reviewing Application: _____

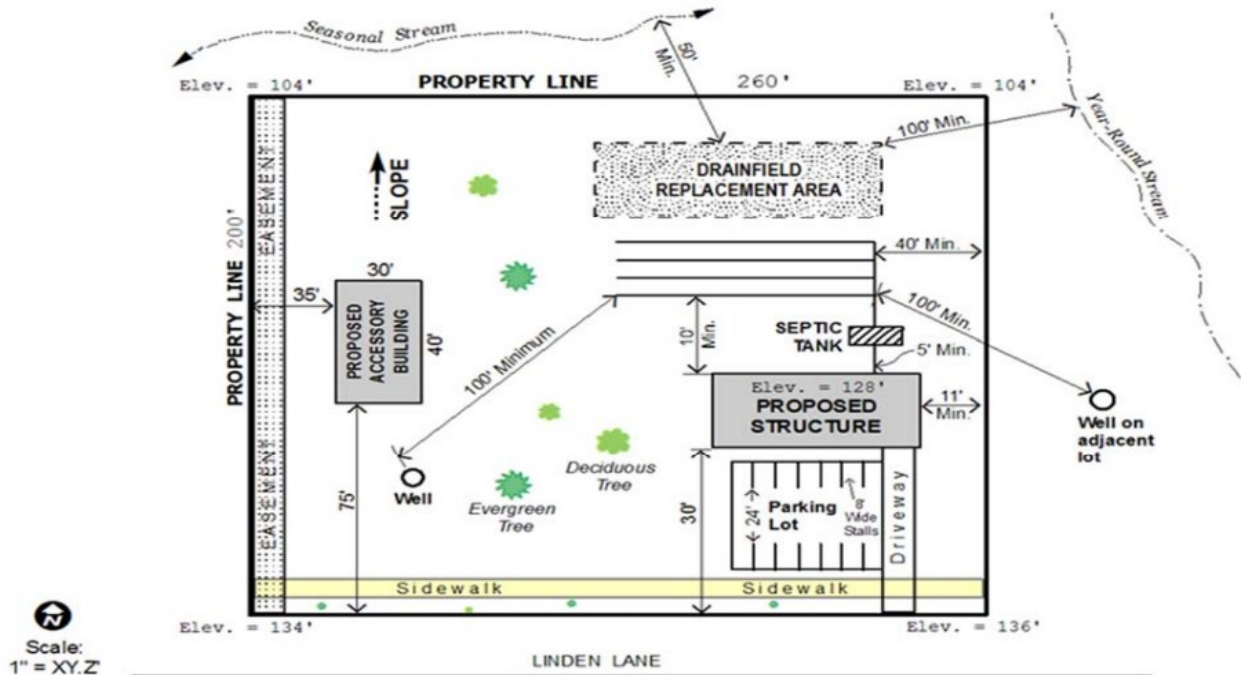
Staff Signature: _____

- This application is found to be in compliance and will require no additional inspections
- This application is found to be in compliance but will require future inspections
- This application will require inspection prior to determining initial compliance. The applicant shall contact Coos Health and Wellness, Environmental Health Division to make an appointment.

Additional Comments:

Plot Plan
The grid for the plot plan is found on the next page

SAMPLE PLOT PLAN



ITEMS THAT MUST BE ON THE PLOT PLAN:

At a minimum, the site plan should provide information on the following items:

- Existing and proposed lot lines, lot or parcel numbers, and acreage/square footage of lots.
- Dimensions of all illustrated features (i.e. all structures, septic systems, driveways, roads, etc.)
- Significant natural features (slopes greater than 20%, geologic hazards, wetlands, drainage ways, rivers, streams, and the general location of existing trees, etc.).
- Existing easements (access, storm drainage, utility, etc.).
- Existing and proposed (structures, outbuildings, septic, etc.) on site and on adjoining properties.
- Existing and proposed road locations including widths, curbs, and sidewalks.
- Existing and proposed driveway approach locations on site, existing driveway approaches on adjoining properties on the same side of the street, and existing driveway approaches across the street from the site.
- Contiguous properties under the same ownership.
- General predevelopment topographical information (minimum 10' contour intervals).
- Location of utilities.
- If redevelopment is viable in the future, a redevelopment plan should be included.
- Preliminary site utility plan.
- Please add any additional Road or parking items from the parking form.

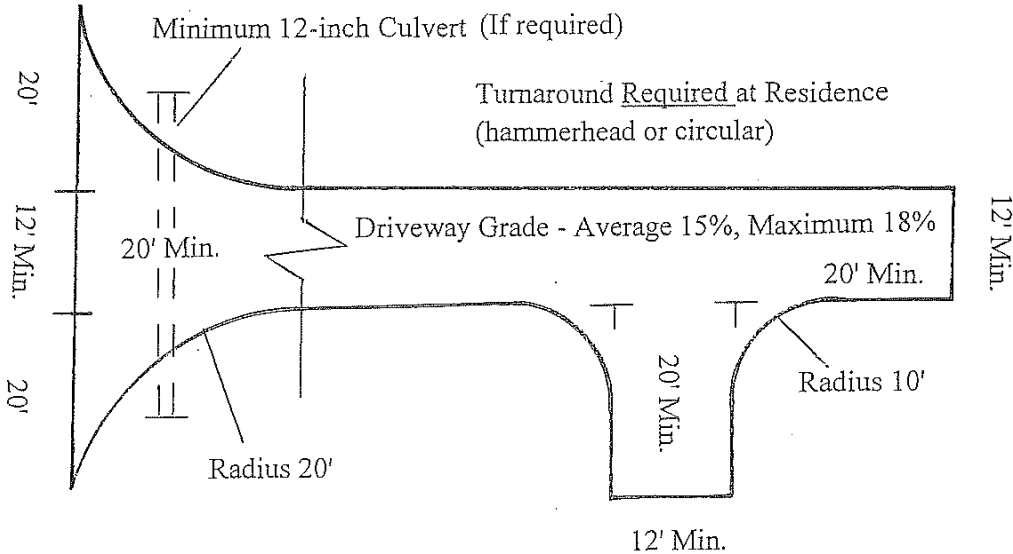
ADDITIONAL DRIVEWAY, ROAD, PARKING STANDARDS
DRIVEWAY STANDARDS DRAWING – SINGLE RESIDENCE

Sight Distance Requirements (at the approach entrance)

- Speed less than 35 mph – 100' both directions
- Speed greater than 35mph – 150' both directions

All Weather Surface – minimum 4 – inches aggregate base or as required by Roadmaster.

Figure 7.1.425



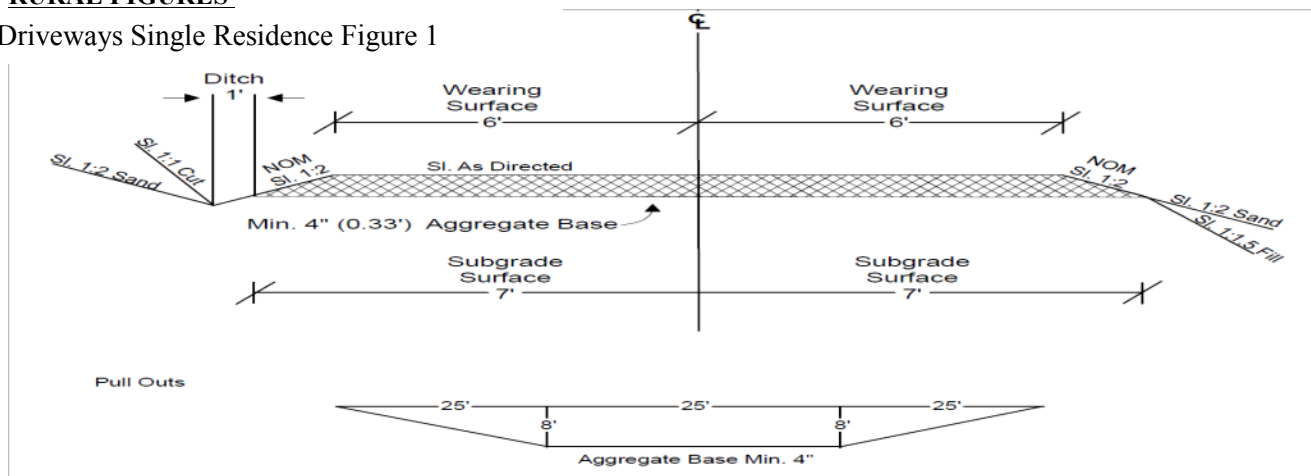
Construct appropriate ditches to prevent water runoff from discharging from the land onto a public road under county jurisdiction. Pursuant to ORS 368.256 the creation of a road hazard prohibited.

If driveway is over 1,000 ft., a pullout is required every 600 ft.

If a driveway cannot meet the maximum 18% grade then a legal agreement may be signed and recorded at the County Clerk's office releasing the County from any liability from such driveway development. This document must be referenced on the property deed to allow future purchasers know that the driveway does meet standard. A sign shall be placed at the bottom of the driveway to warn any users of the driveway that it is not built to standard. Proof must be filed with the Planning and Road Department that the documents have been filed and a sign has been placed. The form located on the following page must be completed, signed and recorded prior to any land use authorizations.

RURAL FIGURES

Driveways Single Residence Figure 1



FORESTRY, MINING OR AGRICULTURAL ACCESS:

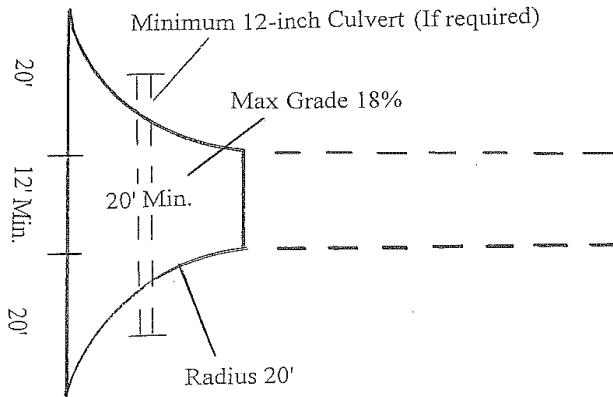
A private road which is created to provide ingress or egress in conjunction with the use of land for forestry, mining or agricultural purposes shall not be required to meet minimum road, bridge or driveway standards set forth in this ordinance, nor are such resource-related roads, bridges or driveways reviewable by the County. However, all new and re-opened forestry, mining or agricultural roads shall meet the access standards listed in this section.

Forestry, Mining or Agricultural Access Standard drawing
Sight Distance Requirements (at the approach entrance)

- Speed less than 35 mph – 100’ both directions
- Speed greater than 35 mph – 150’ both directions

All Weather Surfaces – minimum aggregate base as required by the Roadmaster
The access will be developed from the edge of the developed road.

Figure 7.1.450

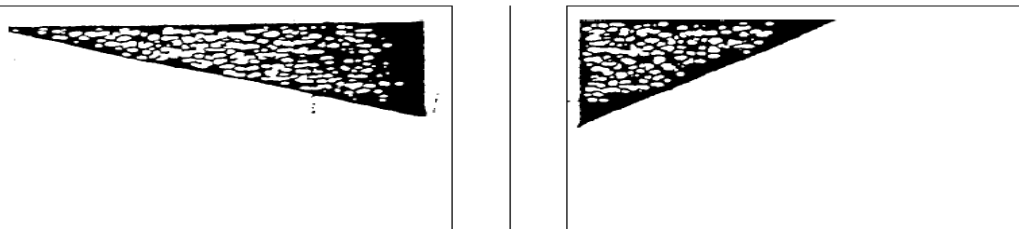
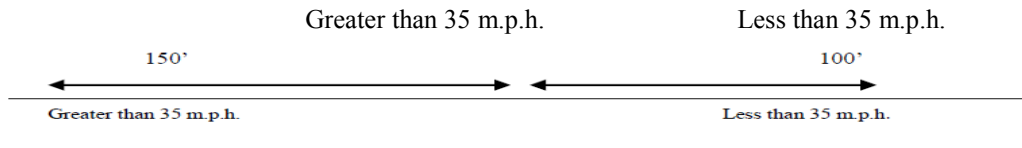


Construct appropriate ditches to prevent water runoff from discharging from the land onto a road under county jurisdiction. Pursuant to ORS 368.256 creation of a road hazard is prohibited.

VISION CLEARANCE TRIANGLE:

The following regulations shall apply to all intersections of streets and roads within all districts in order to provide adequate visibility for vehicular traffic. There shall be no visual obstructions over thirty-six (36) inches in height within the clear vision area established herein. In addition to street or road intersections, the provisions of this section shall also apply to mobile home park, recreational vehicle park, and campground accesses (entrances or exists).

The clear vision area shall extend along the right-of-way of the street for a minimum of 100 feet where the speed limit is less than 35 M.P.H.; and not less than 150 feet where the speed limit is greater than 35 m.p.h. The clear vision area shall be effective from a point in the center of the access not less than 25 feet back from the street right-of-way line.



PARKING STANDARDS

USE	STANDARD
Retail store and general commercial except as provided in subsection b. of this section.	1 space per 200 square feet of floor area, plus 1 space per employee. 1 Bicycle space
Retail store handling bulky merchandise (furniture, appliances, automobiles, machinery, etc.)	1 space per 600 square feet of floor area, plus 1 space per employee. 1 Bicycle space
Bank, general office, (except medical and dental).	1 space per 600 square feet of floor area, plus 1 space per employee. 1 Bicycle space
Medical or dental clinic or office.	1 ½ space per examination room plus 1 space per employee. 1 Bicycle space
Eating or drinking establishment.	1 space per 200 square feet of floor area, plus 1 space for every 4 seats. 1 Bicycle space
Bowling Alley	5 spaces per alley plus 1 space per 2 employees. 1 Bicycle space
Dance hall, skating rink, lodge hall.	1 space per 100 square feet of floor area plus 1 space per 2 employees. 1 Bicycle space
Stadium, arena, theater, race track	1 space per 4 seats or every 8 feet of bench length or equivalent capacity if no seating is provided. 1 Bicycle space
Storage warehouse, manufacturing establishment, or trucking freight terminal	1 space per employee. 1 Bicycle space
Wholesale establishment.	1 space per employee plus 1 space per 700 square feet of patron serving area. 1 Bicycle space
Welfare or correctional institution	1 space per 5 beds for patients or inmates, plus 1 space per employee. 1 Bicycle space
Convalescent hospital, nursing home, sanitarium, rest home, home for the aged.	1 space per 5 beds for patients or residents, plus 1 space per employee. 1 Bicycle space
Church, mortuary, sports arena, theater.	1 space for 4 seats or every 8 feet of bench length in the main auditorium. 1 Bicycle space
Library, reading room.	1 space per 400 square feet of floor area plus 1 space per employee. 1 Bicycle space
Preschool nursery, kindergarten.	2 spaces per teacher; plus off-street loading and unloading facility. 1 Bicycle space per 20 students
Elementary or junior high school.	1 space per classroom plus 1 space per administrative employee or 1 space per 4 seats or every 8 feet of bench length in the auditorium or assembly room whichever is greater. 1 Bicycle space per 10 students
High school	1 space per classroom plus 1 space per administrative employee plus 1 space for each 6 students or 1 space per 4 seats or 8 feet of bench length in the main Auditorium, whichever is greater. 1 Bicycle space per 20 students

Other auditorium, meeting room.	1 space per 4 seats or every 8 feet of bench length. 1 Bicycle space
Single-family dwelling.	2 spaces per dwelling unit.
Two-family or multi-family dwellings.	1 ½ spaces per dwelling unit. 1 bicycle space per unit for buildings with 4 or more units.
Motel, hotel, rooming or boarding house.	1 space per guest accommodation plus 1 space per employee.
Mobile home or RV park.	1 ½ spaces per mobile home or RV site.

Parking lot standards – Use the table above along with the area available to calculate the number of spaces required and determine the type of parking lot that needs to be created. The table below explains the spacing and dimensions to be used.

Minimum Horizontal Parking Widths for Standard Automobiles					
	One-way Parallel	30 deg	45 deg	60 deg	90 deg
Figures	A	B	C	D	E
Single row of Parking					
Parking Aisle	9'	20'	22'	23'	20'
Driving Aisle	12'	16'	17'	20'	24'
Minimum width of module (row and aisle)	21'	36'	39'	43'	44'
Figures #'s					
	F	G	H	I	J
Two Rows of Parking					
Parking Aisle	18'	40'	44'	46'	40'
Driving Aisle	12'	16'	17'	20'	24'
Minimum width of module (row and aisle)	30'	56'	61'	66'	64'

For figures please see Coos County Zoning and Land Development Ordinance (CCZLDO) § 7.5.175.

Please note: If you are developing in any wetlands or floodplain please contact Department of State Lands to ensure you are not required to obtain a state permit.

Proposal and Criteria to Coos County Building Department for an Administrative Conditional Use Application for Expansion of an existing conditional use

Re: Expansion of existing conditional use on property at
99277 Rock Creek Road, Myrtle Point, OR 97458
Map and Taxlot 30S1100-00-00400

Narrative and background:

The subject property contains an existing wireless communications facility, built in 2015, owned by US Cellular Corp. (USCC) The space on the property for the facility is leased from owner William H. Hitner Trust (LL). The facility consists of a 190' communications antenna tower and two shelter buildings on the ground containing radio and power connection equipment connecting to antennas on the tower. The facility measures approximately 49'x49' and is surrounded by chain link fencing. Also on the site are a generator and propane fuel tank.

T-Mobile West (TMO) has engaged in negotiations with USCC and LL to lease space on the USCC tower as well as space on the ground adjacent to the current enclosed compound for a TMO communications facility. The proposed TMO facility will be constructed adjacent to the Southeast corner of the current USCC enclosed compound and will consist of 10'x20' leased area surrounded by chain link fencing. This compound will contain TMO's ground radio equipment and utility connections as well as a 50kw emergency backup diesel generator with integrated fuel tank, which will all be located on a concrete pad. At the conclusion of the leasing process, and following approval from Coos County, TMO will install and connect its ground equipment to its antennas to be installed on the USCC tower.

At the conclusion of construction, the facility will operate autonomously, with occasional attention from various TMO employees and contractors for maintenance and periodic upgrades of the equipment on the facility. The site does not require water or sewer connections and will only occasionally require vehicle access to the site over existing access roads owned by the LL, with activity estimated at 3-4 visits per month on average.

After approvals and lease completions, the site is expected to take less than six months to construct and fully connect to utilities. Current construction schedule is to construct this site beginning in March of 2023 with final connections and on-air operation no later than September 2023.

SPECIFIC CONDITIONS OF APPROVAL

From the Coos County Zoning Code:

SECTION 4.6.110 (OAR 660-006-0025) Uses Authorized in Forest Zones-29. Television, microwave and radio communication facilities and transmission towers; ACU subject to (4)(h), (5)

4 (h) COMMUNICATION FACILITIES AND TRANSMISSION TOWERS - Television, microwave and radio communication facilities and transmission towers;

(5) REVIEW CRITERIA FOR CONDITIONAL USES: A use authorized by section (4) of this rule may be allowed provided the following requirements or their equivalent are met. These requirements are designed to make the use compatible with forest operations and agriculture and to conserve values found on forest lands:

(A) The proposed use will not force a significant change in, or significantly increase the cost of, accepted farming or forest practices on agriculture or forest lands;

(B) The proposed use will not significantly increase fire hazard or significantly increase fire suppression costs or significantly increase risks to fire suppression personnel; and

(C) A written statement recorded with the deed or written contract with the county or its equivalent is obtained from the land owner that recognizes the rights of adjacent and nearby land owners to conduct forest operations consistent with the Forest Practices Act and Rules for uses authorized in subsections (4)(e), (m), (s), (t) and (w) of this rule.

(D) All uses must comply with applicable development standards and fires siting and safety standards.

Applicant Response:

(A) the unmanned autonomous cellular facility, already in use at the proposed location, will be augmented by an additional fenced equipment area of 10'x20' containing a generator and equipment cabinets to be connected to the existing cellular tower at the site. This use will not force any changes or increase the cost of accepted Forest operations and agriculture.

(B) The proposed use consists of equipment specifically engineered to reduce fire hazards and will not significantly increase the fire hazard or costs of fire suppression or cause significantly increased risk to fire suppression personnel. Rather the increased cellular coverage provided by the facility should significantly aid in fire suppression and response time.

(C) Not Applicable

(D) All uses for this expansion of the existing cellular facility will comply with applicable development standards and fire siting and safety standards.



T-MOBILE SITE NUMBER: PO01076A
T-MOBILE SITE NAME: BRIDGE
SITE TYPE: SELF SUPPORT TOWER
TOWER HEIGHT: 190'-0"
T-MOBILE PROJECT: NSD L600

SITE ADDRESS:
COUNTY: COOS
JURISDICTION: COOS COUNTY
LAT: 43° 00' 18.6" N

99277 ROCK CREEK RD
MYRTLE POINT, OR 97458
COOS
COOS COUNTY
LONG: 123° 58' 29.2" W



830 NE HOLLADAY ST
 PORTLAND, OR 97232



11232 120TH AVE NE, SUITE 204
 KIRKLAND, WA 98033



FROM ZERO TO INFINIGY
 the solutions are endless

BELLEVUE, WA 98004

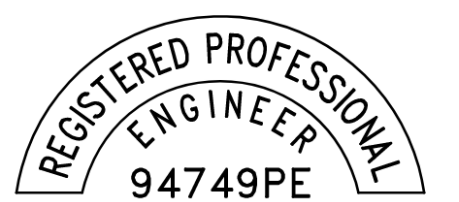
T-MOBILE SITE:
 PO01076A
 BRIDGE

US CELLULAR SITE
 573378 OREGON HWY 42
 99277 ROCK CREEK RD
 MYRTLE POINT, OR 97458
 COOS COUNTY

190'-0" SELF SUPPORT TOWER

DRAWINGS ISSUED FOR:

REV.	DATE	DRAWN	DESCRIPTION	QA/QC
A	10/29/21	RCD	PRELIMINARY REVIEW	PD
B	10/10/22	BP	FINAL REVIEW	AM



OREGON
 MAR 12, 2019
 LUIS MENDOZA
 EXPIRES: 12/31/22

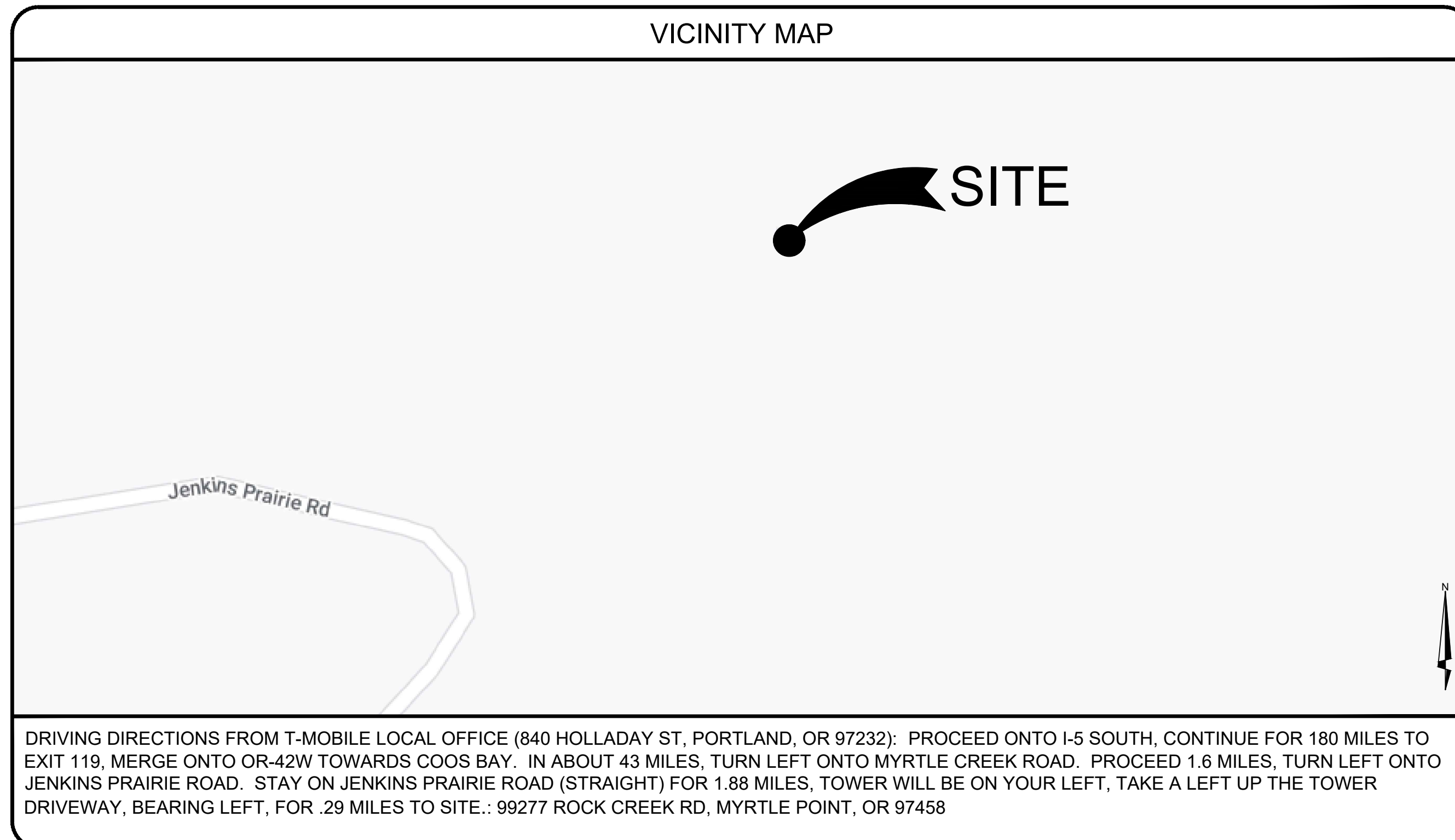
THIS DOCUMENT IS FOR ZONING PURPOSES ONLY. THIS IS NOT A CONSTRUCTION DOCUMENT

SHEET TITLE: TITLE SHEET	
SHEET NUMBER: T-1	REVISION: A



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VICINITY MAP



SHEET INDEX

SHEET	DESCRIPTION
T-1	TITLE SHEET
T-2	SPECIFICATIONS & NOTES
T-3	SPECIFICATIONS & NOTES
LS-1	SURVEY
A-1	OVERALL SITE PLAN
A-2	ENLARGED SITE PLANS
A-3	SOUTH ELEVATIONS
A-4	ANTENNA PLANS & RF SCHEDULES
A-4.1	RF PLUMBING DIAGRAMS
A-4.2	AEHC CABLING DIAGRAM
A-5	EQUIPMENT DETAILS
A-6	EQUIPMENT DETAILS
A-6.1	EQUIPMENT DETAILS
A-6.2	EQUIPMENT DETAILS
A-7	EQUIPMENT DETAILS
A-8	EQUIPMENT DETAILS
A-9	FENCE DETAILS
A-10	EQUIPMENT DETAILS
A-11	GENERATOR DETAILS
A-12	GENERATOR DETAILS AND SIGNAGE
E-1	UTILITY ROUTING PLAN & DETAILS
G-1	SCHEMATIC GROUNDING PLANS & NOTES

CONTRACTOR SHALL VERIFY ALL PLANS AND EXISTING DIMENSIONS AND CONDITIONS ON THE JOB SITE AND SHALL IMMEDIATELY NOTIFY THE ENGINEER IN WRITING OF ANY DISCREPANCIES BEFORE PROCEEDING WITH THE WORK OR BE RESPONSIBLE FOR SAME.

PROJECT DESCRIPTION

T-MOBILE PROPOSES TO COLLOCATE ON AN EXISTING UNMANNED TELECOMMUNICATIONS FACILITY AS FOLLOWS:
TOWER SCOPE OF WORK:

- INSTALL SITEPRO1 VFA10-HD MOUNT
- INSTALL (3) FFVV-65C-R392-V1 PANEL ANTENNAS
- INSTALL (3) AEHC PANEL ANTENNAS
- INSTALL (3) AHLOA & (3) AHFIG RRU'S
- INSTALL (2) HCS 2.0 PENDANT STYLE HYBRID CABLES

GROUND SCOPE OF WORK:93

- INSTALL 10'-0"X10'-0" CANOPY
- INSTALL 10'-0"X20'-0" CON.PAD & LEASE AREA
- INSTALL (1) SD030 GENERATOR
- INSTALL (1) HPL3 POWER CABINET W/ (2) AMIA, (1) ASIB, (3) ABIA, (3) ABIL, W/ BASEBAND MODULES PER RFDS, (2) ASIL, (1) ABIO, (1) CSR IXRE V2 ROUTER AND (1) AMPLIFIER MODULE
- INSTALL (1) LB3 BATTERY CABINET
- INSTALL (2) HCS 2.0 JUNCTION BOXES, (1) TELCO BOX, (2) TECH LIGHT W/ TIMER, (1) GPS ANTENNA, (1) METER, (1) ICE BRIDGE & (1) PPC W/ CAM-LOK AND (1) ATS

RFDS VERSION 1, DATED 8/26/2022

THESE PLANS HAVE BEEN DEVELOPED FOR THE MODIFICATION OF AN UNMANNED TELECOMMUNICATIONS FACILITY OWNED OR LEASED BY T-MOBILE IN ACCORDANCE WITH THE PROVIDED SCOPE OF WORK, INCORPORATED IN THE PLANS BY INFINIGY. THESE PLANS ARE NOT FOR CONSTRUCTION UNLESS STAMPED & SIGNED, & ACCOMPANIED BY A PASSING STRUCTURAL STABILITY ANALYSIS FOR THE STRUCTURE AND MOUNT PREPARED BY A LICENSED PROFESSIONAL ENGINEER.

CODE COMPLIANCE

ALL WORK SHALL BE PERFORMED AND MATERIALS INSTALLED IN ACCORDANCE WITH THE CURRENT EDITIONS OF THE FOLLOWING CODES AS ADOPTED BY THE LOCAL GOVERNING AUTHORITIES. NOTHING IN THESE PLANS IS TO BE CONSTRUED TO PERMIT WORK NOT CONFORMING TO THE LATEST EDITIONS OF THESE CODES.

- 2019 OREGON STRUCTURAL SPECIALTY CODE (OSSC)
- 2019 OREGON MECHANICAL SPECIALTY CODE (OMSC)
- 2019 OREGON FIRE CODE (OFC)
- 2021 OREGON PLUMBING SPECIALTY CODE (OPSC)
- 2021 OREGON ELECTRICAL SPECIALTY CODE (OESC)
- 2021 OREGON ENERGY EFFICIENCY SPECIALTY CODE (OEESC)
- TIA-222-H OR LATEST EDITION
- NFPA 780 - LIGHTNING PROTECTION CODE
- LOCAL AMENDMENTS TO THE ABOVE, WHERE APPLICABLE
- CITY/COUNTY ORDINANCES
- LIFE SAFETY CODE NFPA-101

SITE INFORMATION

PROPERTY INFORMATION:
SITE ADDRESS: 99277 ROCK CREEK RD
 MYRTLE POINT, OR 97458
COUNTY: COOS
LATITUDE (NAD83): 43° 00' 18.6" N (43.00516667°)
LONGITUDE (NAD83): 123° 58' 29.2" W (-123.97477780°)
GROUND ELEVATION (NAVD88): ±1103' AMSL
JURISDICTION: COOS COUNTY
APN: 1267800
ZONING: EFU
OCCUPANCY CLASSIFICATION: U
LEGAL DESCRIPTION: SEE SHEET A-1

CONSTRUCTION INFORMATION:
AREA OF CONSTRUCTION: ±200150 SQ. FT.
TYPE OF CONSTRUCTION: V-B
PROPOSED USE: UNMANNED TELECOMMUNICATIONS FACILITY
HANDICAP REQUIREMENTS: FACILITY IS UNMANNED AND NOT FOR HUMAN HABITATION. HANDICAPPED ACCESS NOT REQUIRED.

PROPERTY OWNER:
COMPANY: WILLIAM H. HINTER, JR. REVOCABLE TRUST
ADDRESS: P.O. BOX 635
CITY, STATE, ZIP: MYRTLE POINT, OR 97458

TOWER OPERATOR:
COMPANY: US CELLULAR CORP.
SITE MANAGER: PYRAMID NETWORK SERVICES
ADDRESS: 6615 TOWPATH ROAD
CITY, STATE, ZIP: EAST SYRACUSE, NY 13057
CONTACT: ROBIN GALLESE, PYRAMID NETWORK SERVICES LLC.
PHONE: 440.823.0462
APPLICANT'S REPRESENTATIVE:
COMPANY: SMARTLINK, LLC
CONTACT: JOSEPH RIDDLE
PHONE: (360) 904-5858
E-MAIL: joseph.riddle@smartlinkgroup.com

PROJECT TEAM

ARCHITECTURAL & ENGINEERING:
COMPANY: INFINIGY ENGINEERING, PLLC
CONTACT: ALEXANDRE MATOUT
E-MAIL: amatout@infinigy.com

SITE ACQUISITION:
COMPANY: SMARTLINK, LLC
ADDRESS: 11909 NE 65th STREET, UNIT 821493
CITY, STATE, ZIP: VANCOUVER, WA 98682
CONTACT: JOE RIDDLE, RE PROJECT MANAGER
PHONE: (360) 904-5858
E-MAIL: joseph.riddle@smartlinkgroup.com

APPROVALS

THE FOLLOWING PARTIES HEREBY APPROVE AND ACCEPT THESE DOCUMENTS & AUTHORIZE THE SUBCONTRACTOR TO PROCEED WITH CONSTRUCTION AS DESCRIBED HEREIN. ALL CONSTRUCTION DOCUMENTS ARE SUBJECT TO REVIEW BY THE LOCAL BUILDING DEPARTMENT & ANY CHANGES OR MODIFICATIONS THEY MAY IMPOSE.

APPROVAL:	SIGNATURE:	DATE:
PROJECT MANAGER		
SITE ACQUISITION		
CONSTRUCTION MANAGER		
SITE OWNER		
RF ENGINEER		
DEVELOPMENT MANAGER		
CONSTRUCTION MANAGER		
OPS MANAGER		
REGULATORY REVIEW		
PROJECT MANAGER		

A. GENERAL

- ALL PAINT PRODUCT LINES SHALL BE SHERWIN WILLIAMS UNLESS SPECIFICALLY NOTED OTHERWISE BY T-MOBILE.
- CONTRACTOR SHALL PREPARE ALL SURFACES AND APPLY ALL FINISHES PER LATEST EDITION OF MANUFACTURER'S SPECIFICATIONS.
- COMPLY WITH MANUFACTURER'S WRITTEN INSTRUCTIONS REGARDING SUFFICIENT DRYING TIME BETWEEN COATS WITH PROVISIONS AS RECOMMENDED BY MANUFACTURER FOR EXISTING WEATHER CONDITIONS.
- FINISH COLOR AND TEXTURE OF ALL PAINTED SURFACES SHALL MATCH EXISTING ADJACENT SURFACES UNLESS OTHERWISE NOTED BY T-MOBILE.
- ALL PAINT MATERIAL DATA SHEETS SHALL BE PROVIDED TO THE T-MOBILE CONSTRUCTION MANAGER.
- PREPARE PREVIOUSLY PAINTED SURFACE BY LIGHT SANDING WITH 400 GRIT SANDPAPER AND NON-HYDROCARBON WASH. PREPARE GALVANIZED SURFACES BY ACID ETCH OR SOLVENT CLEANING IN ACCORDANCE WITH SSPC-SP1.
- FURNISH DROP CLOTHS, SHIELDS, MASKING AND OTHER PROTECTIVE METHODS TO PREVENT SPRAY OR DROPPINGS FROM DAMAGING ADJACENT SURFACES AND FACILITIES.
- APPLY PAINT BY AIRLESS SPRAY, SANDING LIGHTLY BETWEEN EACH SUCCEEDING ENAMEL COAT ON FLAT SURFACES. APPLY MATERIAL TO ACHIEVE A COATING NO THINNER THAN THE DRY FILM THICKNESS INDICATED.
- APPLY BLOCK FILTER TO CONCRETE BLOCK CONSTRUCTION AND ENSURE COMPLETE COVERAGE WITH PORES COMPLETELY FILLED.
- CONTRACTOR SHALL CORRECT RUNS, SAGS, MISSES AND OTHER DEFECTS INCLUDING INADEQUATE COVERAGE AS DIRECTED BY THE T-MOBILE CONSTRUCTION MANAGER. REPAINT AS NECESSARY TO ACHIEVE SURFACES THAT ARE SMOOTH, EVENLY COATED WITH UNIFORM SHEEN AND FREE FROM BLEMISHES.

B. PAINTING SCOPE

- PAINT THE FOLLOWING MATERIALS AND SYSTEMS CHECKED BELOW WITH THE COATING SYSTEM INDICATED.

PAINTING SCOPE				
SURFACE TO BE PAINTED	COATING SYSTEM	PAINT	DO NOT PAINT	N/A
BTS UNIT				X
ALL EQUIPMENT & CABINETS OTHER THAN THE BTS UNIT				X
ANTENNA COVERS, TILT BRACKETS, MOUNTING BRACKETS AND ASSOCIATED HARDWARE, CABLE AND CABLE COVERS EXPOSED TO VIEW, EXPOSED CONDUIT AND HANGERS, ETC.	SEE PLANS	SEE PLANS		
FLASHING UNITS, METAL TRIM AND OTHER METAL SURFACES				X
STUCCO, CONCRETE, CEMENTIOUS TYPE FINISH SYSTEMS.				X
PLYWOOD, LUMBER AND WOOD TRIM INCLUDING THE BACK SIDE OF ALL SCREEN WALLS				X
DRYWALL				X
CONCRETE POLES				X
METAL POLES AND METAL POLE STAND-OFF				X

2 PAINT SPECIFICATIONS

C. COATING SYSTEM SPECIFICATIONS

- DTM ACRYLIC COATING (SERIES B66) BY SHERWIN WILLIAMS CO. 1MIL DFT PER COAT APPLIED IN TWO COATS OVER DTM BONDING PRIMER (B66A50).
- 100% ACRYLIC, LATEX COATING EQUIVALENT TO A-100 (SERIES A-82) BY SHERWIN WILLIAMS CO. 1 MIL DFT PER COAT APPLIED IN TWO COATS OVER SPECIFIED PRIMER.

D. PAINT & PRIMER

ANTENNAS

- PRIMER: KEM AQUA E61-W525
- TOPCOAT: COROTHANE II B65W200/B60V22

BTS CABINET

- PRIMER: KEM AQUA E61-W525
- TOPCOAT: COROTHANE II B65W200/B60V22

COAXIAL JUMPER CABLES

- PRIMER: AS REQUIRED FOR ADHESION. APPLY ONE COAT OF KEM AQUA WATER REDUCIBLE PRIMER E61W25 REDUCED 25%
- TOPCOAT: 2 COATS COROTHANE II POLYURETHANE B65W200/B60V2

RAW STEEL

- PRIMER: KEM BOND HS B50WZ4, DMT ACRYLIC PRIMER
- TOPCOAT: 2 COATS COROTHANE II POLYURETHANE B65W200/B60V2

GALVANIZED METAL

- ACID ETCH WITH COMMERCIAL ETCH OR VINEGAR PRIMER COAT AND FINISH COAT (GALVITE HIGH SOLIDS OR DTM PRIMER/FINISH)

STAINLESS STEEL

- PRIMER: OTM WASH PRIMER, B71Y1
- DRAWING: 2 COATS COROTHANE II POLYURETHANE B65W200/B60V2

PRE-PRIMED STEEL

- TOUCH UP ANY RUST OR UN-PRIMED STEEL WITH KEM BOND HS, SSOWZ4

ALUMINUM & COPPER

- PRIMER: DTM WASH PRIMER, B71Y1
- TOPCOAT: 2 COATS COROTHANE II POLYURETHANE B65W200/B60V2

CONCRETE MASONRY

- PRIMER: PRO MAR EXTERIOR BLOCK FILLER
- TOPCOAT: 2 COATS A-100 LATEX HOUSE & TRIM, SHEEN TO MATCH

CONCRETE STUCCO (EXISTING)

- 2 COATS A-100 LATEX HOUSE & TRIM, SHEEN TO MATCH

STUCCO

- PRIMER: PRO MAR MASONRY CONDITIONER B-46-W21000
- TOPCOAT: SUPERPAINT A-80 SERIES A-89 SATIN A-84 GLOSS

WOOD

- PRIMER: A-100 EXTERIOR ALKYD WOO9D PRIMER Y-24W20
- TOPCOAT: 2 COATS A-100 LATEX HOUSE & TRIM SHEEN TO MATCH ADJACENT SURFACES

- THE LATEST EDITION OF THE AMERICAN INSTITUTE OF ARCHITECTS DOCUMENT A201 "GENERAL CONDITIONS OF THE CONTRACT FOR CONSTRUCTION" ARE INCLUDED IN THESE SPECIFICATIONS AS IF COMPLETELY REPRODUCED HEREIN.

- THIS FACILITY IS AN UNOCCUPIED PCS TELECOMMUNICATIONS SITE AND IS EXEMPT FROM ADA ACCESS REQUIREMENTS.

- PRIOR TO SUBMISSION OF BIDS, THE CONTRACTORS PARTICIPATING SHALL VISIT THE JOB SITE WITH THE CONSTRUCTION AND CONTRACT DOCUMENTS TO CONFIRM THAT THE PROJECT CAN BE ACCOMPLISHED AS DESIGNED HEREIN, AS WELL AS TO FAMILIARIZE THEMSELVES WITH ALL FIELD CONDITIONS AFFECTING THE PROPOSED PROJECT INCLUDING DEMOLITION, ELECTRICAL, MECHANICAL AND STRUCTURAL INSTALLATIONS PRIOR TO PROCEEDING WITH CONSTRUCTION. SHOULD ANY ERRORS, OMISSION, OR DISCREPANCIES BE FOUND, THE GENERAL CONTRACTOR SHALL IMMEDIATELY NOTIFY IN WRITING, THE T-MOBILE CONSTRUCTION MANAGER AND THE ARCHITECT.

- IN THE EVENT OF DISCREPANCIES WITHIN THESE DRAWINGS, THE CONTRACTOR SHALL INCLUDE THE MORE COSTLY OR EXTENSIVE WORK IN THE BID, UNLESS SPECIFICALLY DIRECTED OTHERWISE BY T-MOBILE. IF A DISCREPANCY EXISTS AND THE PROJECT MANAGER AND ARCHITECT ARE NOT NOTIFIED, THE GENERAL CONTRACTOR SHALL BE HELD RESPONSIBLE FOR ALL COSTS INCURRED TO REPAIR OR CORRECT ALL PROBLEMS THAT RESULT.

- THESE DRAWINGS SHALL NOT BE SCALED AS THESE DRAWINGS ARE INTENDED TO BE FOR DIAGRAMMATIC PURPOSES ONLY. FIGURED DIMENSIONS HAVE PRECEDENCE OVER DRAWING SCALE AND DETAIL DRAWINGS HAVE PRECEDENCE OVER SMALL SCALE DRAWINGS. CONTRACTOR SHALL CHECK THE ACCURACY OF ALL DIMENSIONS IN THE FIELD. UNLESS SPECIFICALLY NOTED, DO NOT FABRICATE ANY MATERIALS, OR BEGIN ANY CONSTRUCTION UNTIL THE ACCURACY OF DRAWING DIMENSIONS HAS BEEN VERIFIED AGAINST ACTUAL FIELD DIMENSIONS.

- THE CONTRACTOR SHALL INCLUDE IN HIS OR HER BID ALL MATERIALS, EQUIPMENT, APPURTENANCES AND LABOR NECESSARY TO COMPLETE THE WORK AS INDICATED OR IMPLIED BY THESE DRAWINGS.

- CONTRACTOR SHALL NOTIFY THE T-MOBILE CONSTRUCTION MANAGER, THE PROPERTY OWNER AND THE ARCHITECT IF ANY DETAILS ARE CONSIDERED IMPRACTICAL, UNSUITABLE, UNSAFE, NOT WATERPROOF, OR NOT WITHIN CUSTOMARY TRADE PRACTICE. IF WORK IS PERFORMED, IT WILL BE ASSUMED THAT THERE IS NO OBJECTION TO ANY DETAIL. DETAILS ARE INTENDED TO SHOW THE END RESULT OF THE DESIGN. MINOR MODIFICATIONS MAY BE REQUIRED TO SUIT JOB CONDITIONS, AND SHALL BE INCLUDED AS PART OF THE WORK.

- EXISTING ELEVATIONS AND LOCATIONS SHALL BE VERIFIED BY THE CONTRACTOR BEFORE CONSTRUCTION. IF THEY DIFFER FROM THOSE SHOWN ON THE PLANS, THE CONTRACTOR SHALL NOTIFY THE T-MOBILE CONSTRUCTION MANAGER AND THE ARCHITECT SO THAT MODIFICATIONS CAN BE MADE BEFORE PROCEEDING WITH THE WORK.

- THE CONTRACTOR SHALL VERIFY ALL TELEPHONE & RADIO EQUIPMENT LAYOUTS, SPECIFICATIONS, PERFORMANCE, INSTALLATION AND FINAL LOCATIONS WITH T-MOBILE CONSTRUCTION MANAGER PRIOR TO BEGINNING WORK. THE CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING ALL WORK WITH ERICSSON RADIO SYSTEMS.

- ALL SYMBOLS & ABBREVIATIONS USED ON THESE DRAWINGS ARE CONSIDERED CONSTRUCTION STANDARDS. IF THE CONTRACTOR HAS QUESTIONS REGARDING THEIR EXACT MEANING, THE T-MOBILE CONSTRUCTION MANAGER AND THE ARCHITECT SHALL BE NOTIFIED FOR CLARIFICATION BEFORE THE CONTRACTOR PROCEEDS WITH THE WORK.

- THE CONTRACTOR SHALL OBTAIN AND PAY FOR ALL PERMITS, LICENSES AND INSPECTIONS NECESSARY FOR PERFORMANCE OF THE WORK AND INCLUDE THOSE IN THE COST OF THE WORK TO T-MOBILE.

1 GENERAL SPECIFICATIONS

- THE CONTRACTOR SHALL PROVIDE CONTINUOUS SUPERVISION AND DIRECT ALL WORK WHILE ANY SUBCONTRACTORS OR WORKERS ARE ONSITE, USING HIS OR HER BEST SKILL AND ATTENTION. THE CONTRACTOR SHALL BE HELD RESPONSIBLE FOR ALL CONSTRUCTION MEANS, METHODS, TECHNIQUES, PROCEDURES, SEQUENCES, AND COORDINATION OF ALL PORTIONS OF THE CONTRACTED WORK.

- WORKMANSHIP THROUGHOUT SHALL BE OF THE BEST QUALITY OF THE TRADE INVOLVED, AND SHALL MEET OR EXCEED THE FOLLOWING MINIMUM REFERENCE STANDARDS FOR QUALITY AND PROFESSIONAL CONSTRUCTION PRACTICE:

NRCA - NATIONAL ROOFING CONTRACTORS ASSOCIATION
O'HARE INTERNATIONAL CENTER
10255 W HIGGINS RD, SUITE 600
ROSEMONT, IL 60018-5607

SMACNA - SHEET METAL AND AIR CONDITIONING CONTRACTORS NATIONAL ASSOCIATION
4201 LAFAYETTE CENTER DR
CHANTILLY, VA 20151-1219

IILP - INTERNATIONAL INSTITUTE FOR LATH AND PLASTER
820 TRANSFER RD
ST. PAUL, MN 55114-1406

- INSTALL ALL EQUIPMENT AND MATERIALS PER THE LATEST EDITION OF THE MANUFACTURER'S INSTALLATION SPECIFICATIONS UNLESS OTHERWISE INDICATED BY T-MOBILE, OR WHERE LOCAL CODES OR REGULATIONS TAKE PRECEDENCE.

- THE CONTRACTOR SHALL VERIFY, COORDINATE, AND PROVIDE ALL NECESSARY BLOCKING, BACKING, FRAMING, HANGERS OR OTHER SUPPORTS FOR ALL ITEMS.

- THE CONTRACTOR AND ALL SUBCONTRACTORS SHALL GIVE ALL REQUIRED CONSTRUCTION NOTICES AND SHALL COMPLY WITH ALL APPLICABLE LOCAL CODES, REGULATIONS, LAWS AND ORDINANCES, AS WELL AS THE STATE DEPARTMENT OF INDUSTRIAL RELATIONS REGULATIONS, INCLUDING BUT NOT LIMITED TO THE DIVISION OF OCCUPATIONAL SAFETY AND HEALTH (OSHA).

- THE CONTRACTOR SHALL PROTECT ALL PROPERTY FROM DAMAGE THAT MAY OCCUR DURING CONSTRUCTION. ANY DAMAGE TO NEW AND EXISTING FINISHES, CONSTRUCTION, STRUCTURE, LANDSCAPING, CURBS, STAIRS, OR EQUIPMENT, ETC. SHALL BE IMMEDIATELY REPAIRED OR REPLACED TO THE SATISFACTION OF T-MOBILE AND THE PROPERTY OWNER'S REPRESENTATIVE, AT THE EXPENSE OF THE CONTRACTOR.

- THE CONTRACTOR SHALL BE RESPONSIBLE FOR, AND SHALL REPLACE OR REMEDY, ANY FAULTY, IMPROPER, OR INFERIOR MATERIALS OR WORKMANSHIP OR ANY DAMAGE WHICH SHALL APPEAR WITHIN ONE YEAR AFTER THE COMPLETION AND ACCEPTANCE OF THE WORK BY T-MOBILE UNDER THIS CONTRACT.

- IT SHALL BE THE RESPONSIBILITY OF THE GENERAL CONTRACTOR TO PROTECT AND LOCATE, OR CONTACT AN OUTSIDE AGENCY TO LOCATE, ALL EXISTING UTILITIES REGARDLESS OF WHETHER OR NOT SHOWN HEREIN. THE CONTRACTOR SHALL BEAR ALL EXPENSES FOR THE REPAIR OR REPLACEMENT OF UTILITIES OR OTHER PROPERTY DAMAGED IN CONJUNCTION WITH THE EXECUTION OF WORK.

- THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE COMPLETE SECURITY OF THE PROJECT SITE WHILE THE JOB IS IN PROGRESS AND UNTIL THE JOB IS COMPLETED AND ACCEPTED BY T-MOBILE.

- THE CONTRACTOR SHALL PROVIDE TEMPORARY WATER, POWER AND TOILET FACILITIES AS REQUIRED BY THE PROPERTY OWNER, T-MOBILE, AND THE CITY OR GOVERNING AGENCY.

- THE GENERAL CONTRACTOR IS RESPONSIBLE FOR REDLINING THE CONSTRUCTION DOCUMENTS TO ILLUSTRATE THE AS-BUILT CONDITION OF THE SITE. THIS SHALL BE DONE AFTER THE SITE HAS BEEN AWARDED FINAL INSPECTION BY THE RESPONSIBLE BUILDING AGENCY. ONE SET OF REDLINED DRAWINGS SHALL BE PROVIDED TO THE T-MOBILE CONSTRUCTION MANAGER.

- THE LATEST EDITION OF ALL PERMITTED AND APPROVED PLANS PERTAINING TO THIS PROJECT SHALL BE KEPT IN A PLAN BOX AND SHALL NOT BE USED BY WORKERS. ALL CONSTRUCTION SETS SHALL REFLECT THE SAME INFORMATION. THE CONTRACTOR SHALL ALSO MAINTAIN IN GOOD CONDITION, ONE COMPLETE SET OF PLANS WITH ALL REVISIONS, ADDENDA AND CHANGE ORDERS ON THE PREMISES AT ALL TIMES. THESE ARE TO BE UNDER THE CARE OF THE CONSTRUCTION SUPERINTENDENT.

- THE CONTRACTOR SHALL REMOVE ALL RUBBISH AND WASTE MATERIALS ON A DAILY BASIS, EXCEPT FOR THAT SPECIFIED AS THE PROPERTY OF THE BUILDING OR PROPERTY OWNER AND SHALL EXERCISE STRICT CONTROL OVER SITE CLEANING THROUGHOUT CONSTRUCTION AND FINAL CLEAN-UP UPON COMPLETION OF WORK. ALL AREAS ARE TO BE LEFT IN A BROOM CLEAN CONDITION AT THE END OF EACH DAY THEN AT A VACUUM CLEAN CONDITION, FREE FROM PAINT SPOTS, DUST OR SMUDGES OF ANY NATURE AT COMPLETION OF WORK.

- THE GENERAL CONTRACTOR MUST PERFORM WORK DURING PROPERTY OWNER'S PREFERRED HOURS TO AVOID DISRUPTION OF NORMAL ACTIVITY.

- ALL EXPOSED METAL SHALL BE HOT-DIPPED GALVANIZED.

- SEAL ALL PENETRATIONS THROUGH FIRE-RATED AREAS WITH U.L. LISTED OR FIRE MARSHALL APPROVED MATERIALS IF AND WHERE APPLICABLE TO THIS FACILITY AND PROJECT SITE.

- PROVIDE A PORTABLE FIRE EXTINGUISHER WITH A RATING OF NOT LESS THAN 2-A OR 2-A10BC WITHIN 75 FEET TRAVEL DISTANCE TO ALL PORTIONS OF THE PROJECT AREA UNDER CONSTRUCTION.

- ELECTRICAL POWER SYSTEM SHALL BE GROUNDED PER NEC ARTICLES 250 AND 810.

- ALL NEW OPENINGS IN THE EXTERIOR ENVELOPE OF CONDITIONED SPACES SUCH AS AT WALL AND ROOF PENETRATIONS SHALL BE CAULKED OR SEALED TO LIMIT INFILTRATION OF AIR AND MOISTURE.

- UPON COMPLETION OF CONSTRUCTION, T-MOBILE CONSTRUCTION MANAGER SHALL CONDUCT A WALK-THRU WITH PROPERTY OWNER OR REPRESENTATIVE OF PROPERTY OWNER.

- THE CONTRACTOR SHALL BE RESPONSIBLE FOR MAINTAINING ALL SYSTEM EQUIPMENT IN A CLEAN WORKING ORDER UNTIL ACCEPTANCE OF THE PROJECT BY T-MOBILE.

- INSTALL ALL EQUIPMENT AND MATERIALS PER THE LATEST EDITION OF THE MANUFACTURER'S INSTALLATION SPECIFICATIONS UNLESS SPECIFICALLY OTHERWISE INDICATED, OR WHERE LOCAL CODES OR REGULATION TAKE PRECEDENCE.



830 NE HOLLADAY ST
PORTLAND, OR 97232



11232 120TH AVE NE, SUITE 204
KIRKLAND, WA 98033



FROM ZERO TO INFINIGY
the solutions are endless
BELLEVUE, WA 98004

T-MOBILE SITE:
PO01076A
BRIDGE

US CELLULAR SITE
573378 OREGON HWY 42

99277 ROCK CREEK RD
MYRTLE POINT, OR 97458
COOS COUNTY

190'-0" SELF SUPPORT TOWER

DRAWINGS ISSUED FOR:				
REV.	DATE	DRAWN	DESCRIPTION	QA/QC
A	10/29/21	RCD	PRELIMINARY REVIEW	PD
B	10/10/22	BP	FINAL REVIEW	AM



REGISTERED PROFESSIONAL ENGINEER
94749PE
OREGON
MAR 12, 2019
LUIS MENDOZA
EXPIRES: 12/31/22

THIS DOCUMENT IS FOR ZONING PURPOSES ONLY. THIS IS NOT A CONSTRUCTION DOCUMENT

SHEET TITLE:
SPECIFICATIONS & NOTES

SHEET NUMBER:
T-2

REVISION:
A

A. GENERAL

1. PRECEDENCE: UNLESS OTHERWISE SHOWN OR SPECIFIED, THE FOLLOWING GENERAL NOTES SHALL APPLY. INFORMATION ON THESE DRAWINGS SHALL HAVE THE FOLLOWING PRECEDENCE.
 - A. ALL DIMENSIONS TO TAKE PRECEDENCE OVER SCALE SHOWN ON PLANS, SECTIONS AND DETAILS.
 - B. NOTES AND DETAILS ON DRAWINGS SHALL TAKE PRECEDENCE OVER GENERAL NOTES AND TYPICAL DETAILS.
 - C. MATERIAL NOTES AND SPECIFICATIONS ON THE DRAWINGS SHALL TAKE PRECEDENCE OVER THE SPECIFICATIONS.
 2. OTHER TRADES: SEE THE ARCHITECTURAL DRAWINGS FOR ALL DIMENSIONS NOT SHOWN.
 3. GENERAL DETAILS AND NOTES ON THESE SHEETS SHALL APPLY UNLESS SPECIFICALLY SHOWN OR NOTED OTHERWISE. CONSTRUCTION DETAILS NOT FULLY SHOWN OR NOTED SHALL BE SIMILAR TO DETAILS SHOWN FOR SIMILAR CONDITIONS.
 4. SHORING: IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO INSTALL ALL TEMPORARY BRACING AND SHORING TO INSURE THE SAFETY OF THE WORK UNTIL IT IS COMPLETED. THIS INCLUDES UNDERPINNING EXISTING FOOTINGS WHERE APPLICABLE.
 5. SAFETY: THESE DRAWINGS REPRESENT THE FINISHED STRUCTURE. UNLESS OTHERWISE INDICATED, THEY DO NOT INDICATE THE METHOD OF CONSTRUCTION.
 6. WATERPROOFING: WATERPROOFING AND DRAINAGE DETAILS OR SPECIFICATIONS SHOWN IN THESE DRAWINGS ARE FOR GENERAL INFORMATIONAL PURPOSES ONLY. CONTRACTOR TO NOTIFY THE T-MOBILE CONSTRUCTION MANAGER AND THE ARCHITECT IF ANY INADEQUATE OR IMPROPER CONDITIONS.
- B. STEEL
1. ALL STRUCTURAL STEEL SECTIONS AND WELDED PLATE MEMBERS SHALL CONFORM TO ASTM A-36 AND BE FABRICATED IN ACCORDANCE WITH THE SPECIFICATIONS OF THE AISC.
 2. ALL BOLTS SHALL CONFORM TO ASTM A-307 UNLESS OTHERWISE NOTED ON PLANS. HIGH STRENGTH BOLTS SHALL CONFORM TO ASTM A-325
 3. STEEL PIPE COLUMNS SHALL BE GRADE "B" CONFORMING TO ASTM A53.
 4. STEEL TUBING SHALL BE GRADE "B" CONFORMING TO ASTM A500.
 5. ALL WELDING SHALL BE DONE BY THE SHIELDED ARC METHOD. ALL WELDERS SHALL BE PROPERLY QUALIFIED AND BE PRE-APPROVED. SURPLUS METAL SHALL BE DRESSED OFF TO SMOOTH, EVEN SURFACES WHERE WELDS ARE NOT EXPOSED TO VIEW. ALL WELDING SHALL COMPLY WITH THE LATEST A.W.S. SPECIFICATIONS.
 6. THE FOLLOWING WELDING EQUIPMENT MUST BE USED:
 - A. 250 AMP WELDERS.
 - B. ROD OVENS.
 - C. GRINDERS.
 7. NO BUZZ BOXES SHALL BE USED.
 8. ALL STRUCTURAL STEEL SHALL HAVE MILL CERTIFICATION. MILL CERTIFICATION SHALL BE KEPT ON THE JOB SITE FOR EXAMINATION BY THE DESIGN ENGINEER AND THE CITY INSPECTOR.
 9. ALL HIGH STRENGTH BOLTS SHALL HAVE MILL CERTIFICATION. MILL CERTIFICATION SHALL BE KEPT ON THE JOB SITE FOR EXAMINATION BY THE INSPECTOR.
 10. STEEL THAT HAD BEEN WELDED, CUT OR SCRATCHED IN THE FIELD SHALL BE TOUCHED UP WITH COLD GALVANIZING PAINT.
 11. WELDING INDICATED IN THESE DRAWINGS IS DESIGNED FOR ONE HALF OF ALLOWABLE CODE STRESSES UNLESS NOTED "FULL STRESS" AT END OF WELD SYMBOL.

C. CONCRETE

1. STRENGTH: CONCRETE FOR THE PROJECT SHALL HAVE THE FOLLOWING ULTIMATE COMPRESSIVE STRENGTH AT AGE OF 28 DAYS:

LOCATION	STRENGTH WT.	SLUMP	ADMIXTURE
SLAB&FOOTING	3000psi	150pcf	4" NONE
2. INSPECTION: CONCRETE WITH SPECIFIED STRENGTH GREATER THAN 2500psi SHALL BE CONTINUOUSLY INSPECTED DURING PLACEMENT BY A DEPUTY INSPECTOR EMPLOYED BY A TESTING LABORATORY APPROVED BY THE BUILDING DEPT.
3. REBAR GRADES: REINFORCING STEEL SHALL BE CLEAN PREFORMED BARS CONFORMING TO ASTM A615 AS FOLLOWS:

#4 & SMALLER BARS.....	GRADE 40
#5 & LARGER BARS.....	GRADE 60
ALL BARS AT CAISSON FOOTING...	GRADE 60
4. FOUNDATIONS & SLABS: TYPE V, LOW ALKALI, CONFORMING TO ASTM C-150. PIER/CAISSON FOOTINGS: TYPE V, LOW ALKALI, CONFORMING TO ASTM C-150.
5. AGGREGATE: USED IN THE CONCRETE SHALL CONFORM TO ASTM C-33. USE ONLY AGGREGATES KNOWN NOT TO CAUSE EXCESSIVE SHRINKAGE. THE MAXIMUM SIZE AGGREGATE IN CONCRETE WORK SHALL BE THE FOLLOWING:
 - A. FOUNDATIONS & SLABS 9" OR LESS: 3/4" GRAVEL
 - B. PIER/CAISSON FOOTING: 1" GRAVEL.
6. SHALL BE CLEAN AND FREE FROM DELETERIOUS AMOUNT OF ACIDS, ALKALIS, ORGANIC MATERIALS AND SHALL BE SUITABLE FOR HUMAN CONSUMPTION.
7. MIXING: PREPARATION OF CONCRETE SHALL CONFORM TO ASTM C-94. NO MORE THAN 90 MINUTES SHALL ELAPSE BETWEEN CONCRETE BATCHING AND CONCRETE PLACEMENT UNLESS APPROVED BY A TESTING AGENCY.
8. SEGREGATION OF AGGREGATES: CONCRETE SHALL NOT BE FLOPPED THROUGH REINFORCING STEEL (AS IN WALLS, COLUMNS, CAISSON, AND DROP CAPITALS) SO AS TO CAUSE SEGREGATION OF AGGREGATES. USE HOPPERS, CHUTES, TRUNKS OR PUMP HOSE SO THAT THE FREE UNCONFINED FALL OF CONCRETE SHALL NOT EXCEED 5 FT.
9. SPLICES OF REINFORCING STEEL SHALL BE LAPPED A MINIMUM OF 30 DIAMETERS AND SECURELY WIRED TOGETHER. SPLICES OF ADJACENT REINFORCING BARS SHALL BE STAGGERED WHEREVER POSSIBLE.
10. REAR CLEARANCE: MINIMUM COVERAGE FOR JOISTS, BEAMS, GIRDERS AND COLUMNS SHALL BE TO FACE OF STIRRUPS OR TIES. UNLESS OTHERWISE NOTED, CONCRETE COVERAGE FOR REINFORCING BARS TO FACE OF BAR SHALL BE AS FOLLOWS:
 - A. CONCRETE IN CONTACT WITH EARTH, UNFORMED 3"
 - B. CONCRETE IN CONTACT WITH EARTH, FORMED 2"
 - C. WALL, EXTERIOR FACE 1-1/2"
 - D. WALL, INTERIOR FACE 1"
 - E. STRUCTURAL SLABS 3/4"
 - F. JOISTS 3/4"
 - G. BEAMS, GIRDERS & COLUMNS 1-1/2"
11. PENETRATIONS: NO SLEEVES OR CHASES SHALL BE PLACED IN BEAMS, SLABS, WALLS AND COLUMNS, EXCEPT THOSE SHOWN ON THE PLANS. CONTRACTOR SHALL OBTAIN PRIOR APPROVAL FOR INSTALLATIONS OF ANY ADDITIONAL SLEEVES OR CHASES. ALL PLUMBING, ELECTRICAL AND MECHANICAL OPENINGS SHALL BE SLEEVES. CORING IS NOT ALLOWED UNLESS PRIOR APPROVAL IS OBTAINED FROM THE STRUCTURAL ENGINEER.
12. EMBEDDED ITEMS: CONDUIT PLACED IN A CONCRETE SLAB SHALL NOT HAVE AN OUTSIDE DIAMETER GREATER THAN 1/4 THE THICKNESS OF THE SLAB. CONDUIT SHALL NOT BE EMBEDDED IN A SLAB THAT IS LESS THAN 3-1/2" THICK, UNLESS SLAB IS LOCALLY THICKENED. MINIMUM CLEAR DISTANCE BETWEEN CONDUITS SHALL BE SIX INCHES.

13. ANCHORING: ALL ANCHOR BOLTS, REINFORCING STEEL, DOWELS, INSERTS, ETC., SHALL BE WELL SECURED IN POSITION PRIOR TO PLACING CONCRETE. NO REPOSITIONING DURING CONCRETE POUR IS ALLOWED.
 14. SLABS SHALL BE SPRAYED WITH A CURING COMPOUND IMMEDIATELY AFTER FINISHING. CURING COMPOUNDS USED ON CONCRETE WHERE TILE OR FLOOR COVERING IS TO BE BONDED TO THE CONCRETE SURFACE SHALL BE APPROVED BY THE TILE OR FLOOR COVERING MANUFACTURER. KEEP SLAB WET FOR 7 DAY MINIMUM PERIOD.
 15. CONSOLIDATION: ALL CONCRETE SHALL BE VIBRATED AS IT IS BEING PLACED WITH ELECTRICALLY OPERATED VIBRATING EQUIPMENT.
- D. TIMBER
1. ALL FRAMING LUMBER FOR 4X AND LARGER BEAMS SHALL BE NO. 1 GRADE DOUGLAS FIR., S45, UNLESS NOTED OTHERWISE.
 2. ALL FRAMING LUMBER FOR 2X RAFTERS AND JOISTS SHALL BE NO.2 GRADE DOUGLAS FIR, S45, UNLESS NOTED OTHERWISE.
 3. STRIPPING, BLOCKING, BACKING AND OTHER NON-STRUCTURAL LUMBER SHALL BE NO. 2 OR STD & BTR GRADE DOUGLAS FIR, S45. 2X4 STUD WALLS SHALL BE D.F. STANDARD & BTR.
 4. ALL BEAMS, JOISTS AND RAFTERS SHALL BE INSTALLED WITH CROWN SIDE UP.
 5. ROOF PLYWOOD SHALL MATCH EXISTING PLYWOOD SHEATHING WITH A SPAN INDEX RATIO 32/16. EDGE NAIL WITH 8d AT 6" O.C. UNLESS NOTED OTHERWISE ON PLANS. FIELD NAIL WITH 8d AT 12" O.C.
 6. PLYWOOD SHEETS SHALL BE LAID WITH THE FACE GRAIN PERPENDICULAR TO SUPPORTS AND WITH THE EDGES STAGGERED, UNLESS NOTED OTHERWISE ON THE PLANS.
 7. PLYWOOD SHALL BE GRADE MARKED BY DFPA, TECO, OR PTL AND SHALL CONFORM TO PS 1-83.
 8. THE MAXIMUM MOISTURE CONTENT OF ALL LUMBER SHALL NOT EXCEED 24% AT THE TIME OF INSTALLATION.
 9. MINIMUM NAILING SHALL COMPLY WITH TABLE 23-1-q OF BUILDING CODE. ALL NAILS SHALL BE COMMON WIRE NAILS.
 10. ALL BOLTS SHALL HAVE STANDARD CUT WASHERS UNDER HEADS AND/OR NUTS WHERE IN CONTACT WITH WOOD.
 11. LAG BOLTS SHALL BE SCREWED INTO PLACE, NOT DRIVEN. LAG BOLTS SHALL BE INSTALLED IN PRE-DRILLED HOLES WITH A DIAMETER EQUAL TO 75% DIAMETER OF BOLT.
 12. CONNECTORS: ALL SHEET METAL FRAMING CONNECTORS SHOWN IN THE PLANS SHALL BE STRONG CONNECTORS AS MANUFACTURED BY THE SAMSON COMPANY. SUBSTITUTIONS MAY BE MADE WHEN APPROVED BY THE STRUCTURAL ENGINEER.
 13. ALL LUMBER EXPOSED TO WEATHER OR IN CONTACT WITH MASONRY OR CONCRETE SHALL BE WOLMANIZED PRESSURE TREATED LUMBER OR A NATURALLY DECAY RESISTANT LUMBER SUCH AS REDWOOD OR CEDAR.
 14. ALASKAN YELLOW CEDAR GLUE-LAMINATED BEAMS
 - A. LUMBER SPECIES: ALASKAN YELLOW CEDAR (A.C.) CONFORMING TO 20F-V12
 - B. STRENGTH PROPERTIES:
 - Fb BOTTOM FIBER BENDING STRESS 2000psi MIN.
 - Ft TOP FIBER BENDING STRESS 1000psi MIN.
 - Fv SHEAR STRESS 190psi MIN.
 - Fc COMPRESSION STRESS PERPENDICULAR TO GRAIN 560psi MIN.
 - C. MODULUS ELASTICITY 1400ksi MIN.
 - D. CAMBER TO RADIUS OF 1600" U.O.N.
 - E. ALL GLB'S SHALL BE FABRICATED WITH EXTERIOR GLUE.
 - F. MANUFACTURE OF GLB'S SHALL CONFORM TO THE UBC.
 - G. GLU-LAM MATERIAL SHALL BE IN ACCORDANCE WITH ANSI/AITC A190.1 AND ASTM D3737.



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T-MOBILE SITE:
PO01076A
BRIDGE

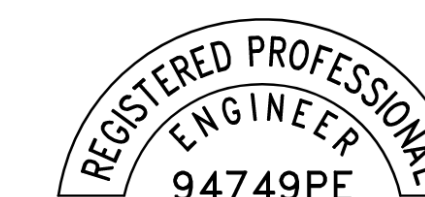
US CELLULAR SITE
573378 OREGON HWY 42

99277 ROCK CREEK RD
MYRTLE POINT, OR 97458
COOS COUNTY

190'-0" SELF SUPPORT TOWER

DRAWINGS ISSUED FOR:

REV.	DATE	DRAWN	DESCRIPTION	QA/QC
A	10/29/21	RCD	PRELIMINARY REVIEW	PD
B	10/10/22	BP	FINAL REVIEW	AM



OREGON
MAR 12, 2019
LUI MENDOZA
EXPIRES: 12/31/22

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SHEET TITLE:
SPECIFICATIONS & NOTES

SHEET NUMBER: T-3	REVISION: A
-----------------------------	-----------------------

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SITE PLAN

Located in
 NW 1/4 of Section 2
 T30S, R11W, W.M.
 Coos County, Oregon
 for US Cellular
 Site 573378, Hwy 42
 February 5, 2010

REGISTERED
 PROFESSIONAL
 LAND SURVEYOR

OREGON
 July 19, 1994
 WILLIAM COLISCH
 2659

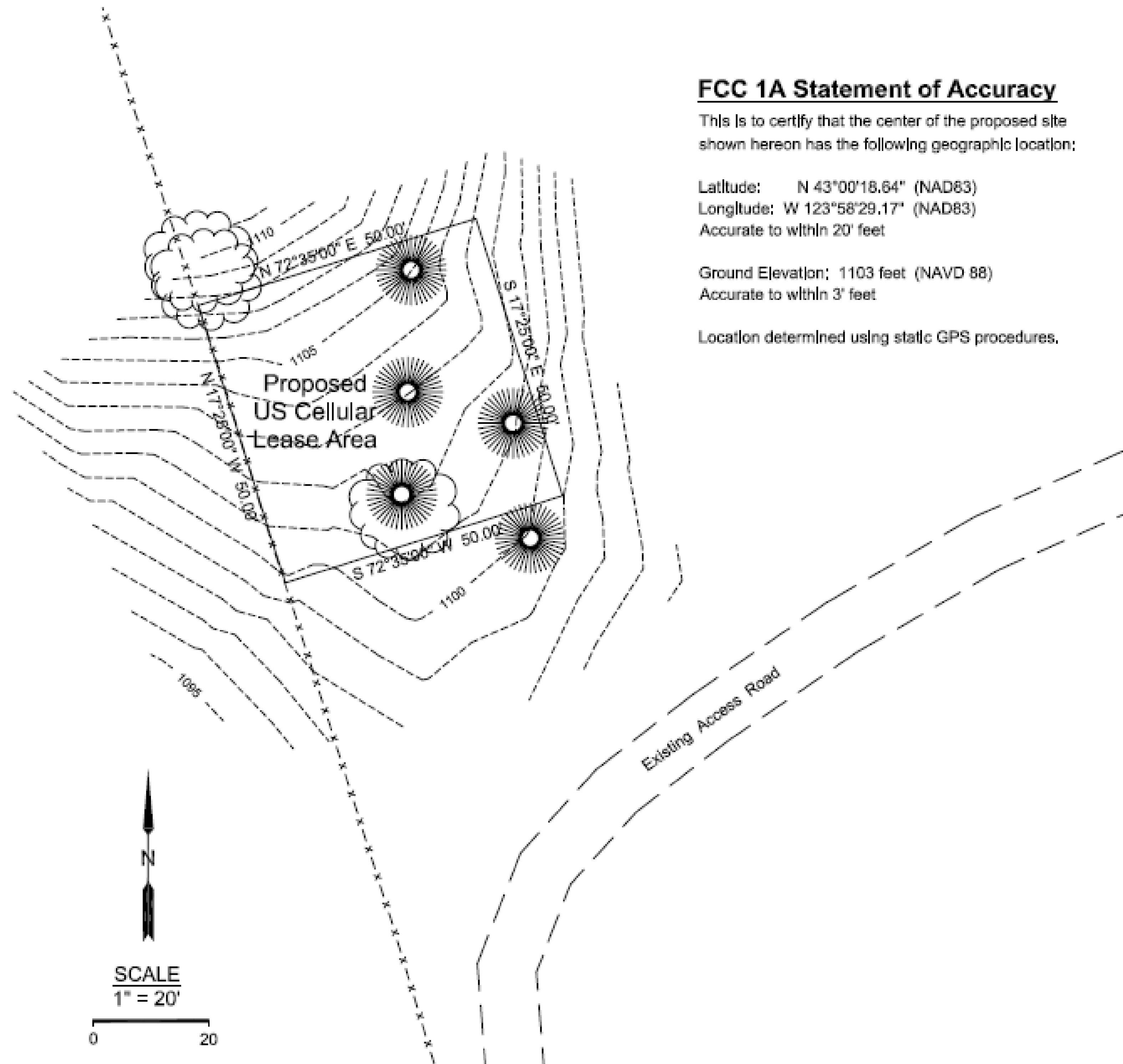
Legal Description

Commencing at the monumented north 1/4 corner of Section 2, Township 30 South, Range 11 West of the Willamette Meridian, in Coos County, Oregon; thence South 42°16'12" West, 564.50 feet, to a T-bar fence post for the true point of beginning; thence North 72°35'00" East 50.00 feet; thence South 17°25'00" East 50.00 feet; thence South 72°35'00" West 50.00 feet; thence North 17°25'00" West 50.00 feet to the true point of beginning.

Containing 2500 square feet of land, more or less.

Basis of Bearings

True North as derived from GPS observations



Note: Numerous trees (up to 70 feet tall) are in the vicinity

FCC 1A Statement of Accuracy

This is to certify that the center of the proposed site shown hereon has the following geographic location:

Latitude: N 43°00'18.64" (NAD83)
 Longitude: W 123°58'29.17" (NAD83)
 Accurate to within 20' feet

Ground Elevation: 1103 feet (NAVD 88)
 Accurate to within 3' feet

Location determined using static GPS procedures.

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 COOS COUNTY

190'-0" SELF SUPPORT TOWER

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REGISTERED PROFESSIONAL
 ENGINEER
 94749PE

OREGON
 MAR 12, 2019
 LUIS MENDOZA

EXPIRES: 12/31/22

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SHEET TITLE:
 SPECIFICATIONS
 & NOTES

SHEET NUMBER: **LS-1** REVISION: **A**

190007 / 030 Hwy 42

APP 30-11-00 Taxlot 400

LEGAL DESCRIPTION:
NOT PROVIDED



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SHEET TITLE:
**OVERALL
SITE PLAN**

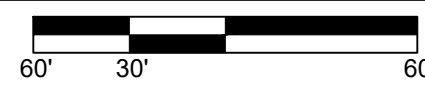
SHEET NUMBER: **A-1** REVISION: **A**



INFORMATION CONTAINED WITHIN DRAWINGS IS BASED ON PROVIDED INFORMATION AND IS NOT THE RESULT OF A FIELD SURVEY.

1 OVERALL SITE PLAN

22"x34" SCALE: 1" = 60'-0"
11"x17" SCALE: 1" = 120'-0"



INFORMATION CONTAINED WITHIN DRAWINGS IS BASED ON PROVIDED INFORMATION AND IS NOT THE RESULT OF A FIELD SURVEY.



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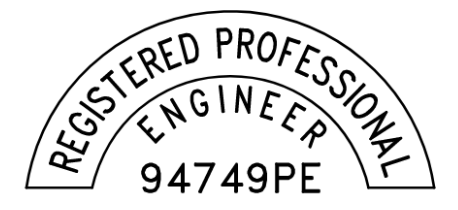
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573378 OREGON HWY 42

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COOS COUNTY

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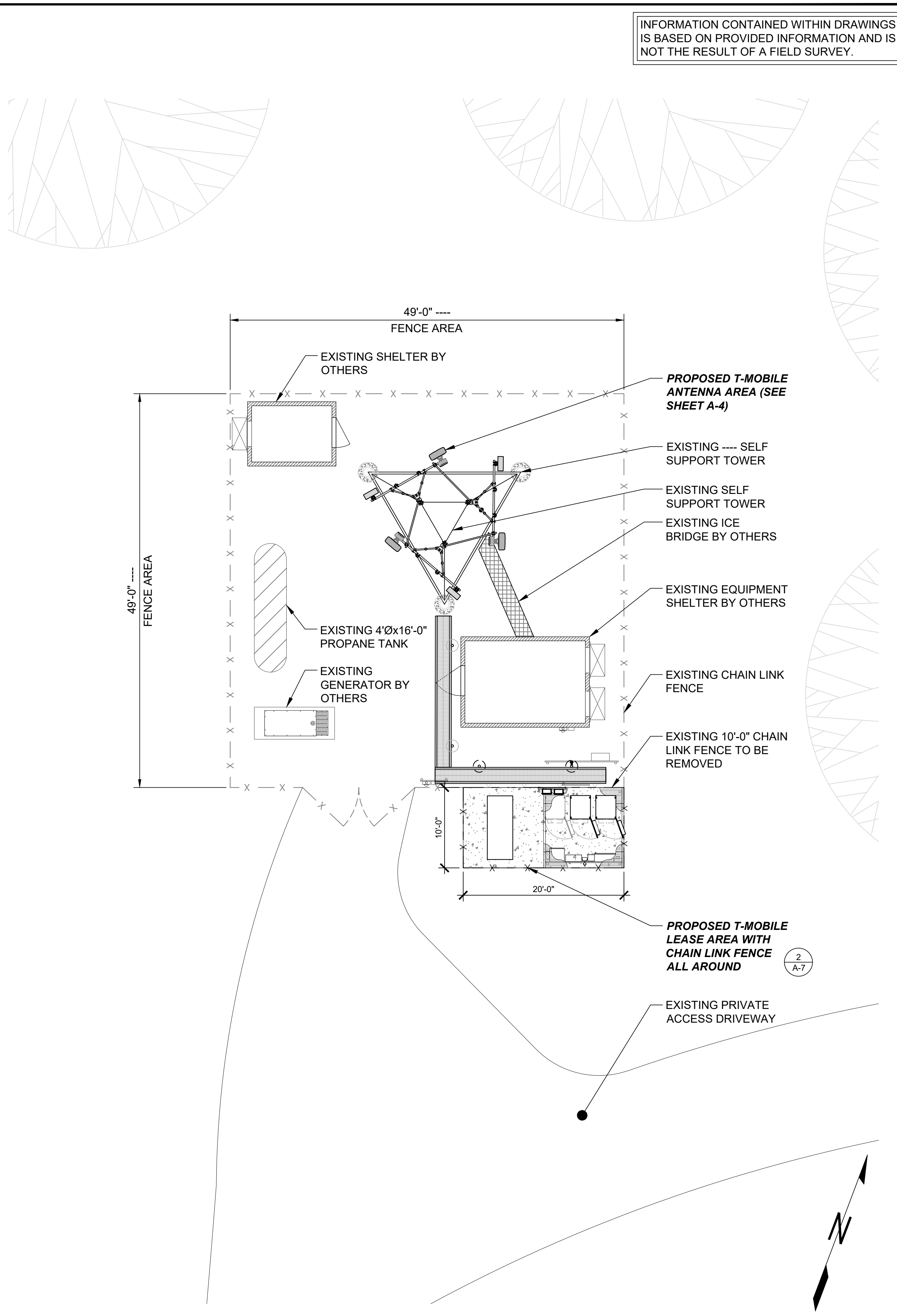
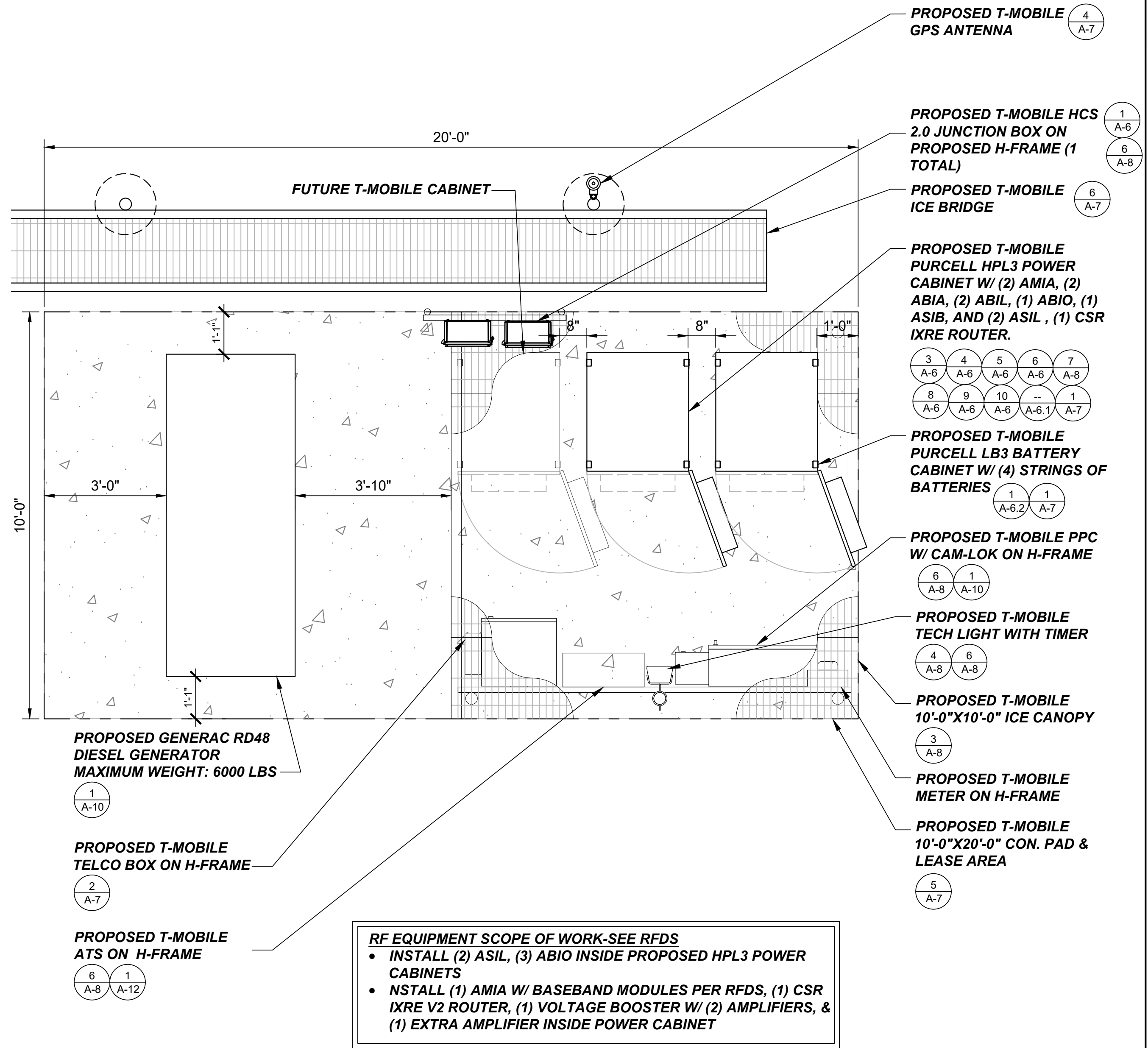


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SHEET TITLE:
ENLARGED
SITE PLANS

SHEET NUMBER: **A-2** REVISION: **A**



2 PROPOSED ENLARGED EQUIPMENT PLAN

22"x34" SCALE: 1/2" = 1'-0"
11"x17" SCALE: 1/4" = 1'-0"

1 ENLARGED SITE PLAN

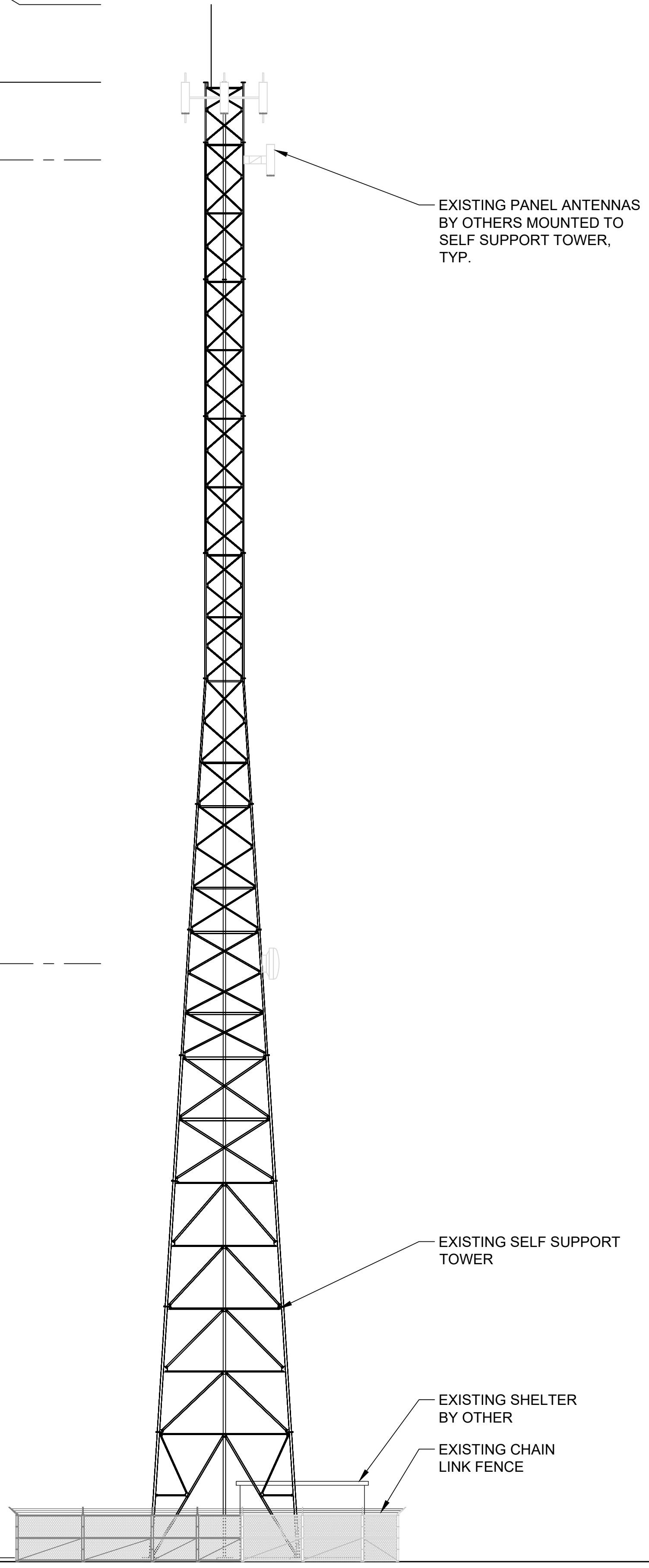
22"x34" SCALE: 1/8" = 1'-0"
11"x17" SCALE: 1/16" = 1'-0"

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- TOP OF EXISTING LIGHTING ROD
ELEV. = ±200'-0" REF., ±200'-6" AGL
- TOP OF EXISTING SELF SUPPORT TOWER
ELEV. = ±190'-0" REF., ±190'-6" AGL
- TOP OF EXISTING ANTENNAS BY OTHERS
ELEV. = ±190'-0" REF., ±190'-6" AGL
- € OF EXISTING ANTENNAS BY OTHERS
ELEV. = ±180'-0" REF., ±180'-6" AGL

€ OF EXISTING DISH BY OTHERS
ELEV. = ±76'-6" REF., ±77'-0" AGL

- BOTTOM OF TOWER STEEL
ELEV. = 0'-0" REF., 0'-6" AGL
- GRADE
ELEV. = 0'-0" AGL (±1103' AMSL)



EXISTING PANEL ANTENNAS BY OTHERS MOUNTED TO SELF SUPPORT TOWER, TYP.

EXISTING SELF SUPPORT TOWER

EXISTING SHELTER BY OTHER
EXISTING CHAIN LINK FENCE

22"x34" SCALE: 3/32" = 1'-0"
11"x17" SCALE: 3/64" = 1'-0"
8" 4" 0" 8"

- TOP OF EXISTING LIGHTING ROD
ELEV. = ±200'-0" REF., ±200'-6" AGL
- TOP OF EXISTING SELF SUPPORT TOWER
ELEV. = ±190'-0" REF., ±190'-6" AGL
- TOP OF EXISTING ANTENNAS BY OTHERS
ELEV. = ±190'-0" REF., ±190'-6" AGL
- € OF EXISTING ANTENNAS BY OTHERS
ELEV. = ±180'-0" REF., ±180'-6" AGL

- TOP OF PROPOSED T-MOBILE ANTENNAS
ELEV. = ±168'-0" REF., ±168'-6" AGL
- € OF PROPOSED T-MOBILE ANTENNAS
ELEV. = ±165'-0" REF., ±165'-6" AGL

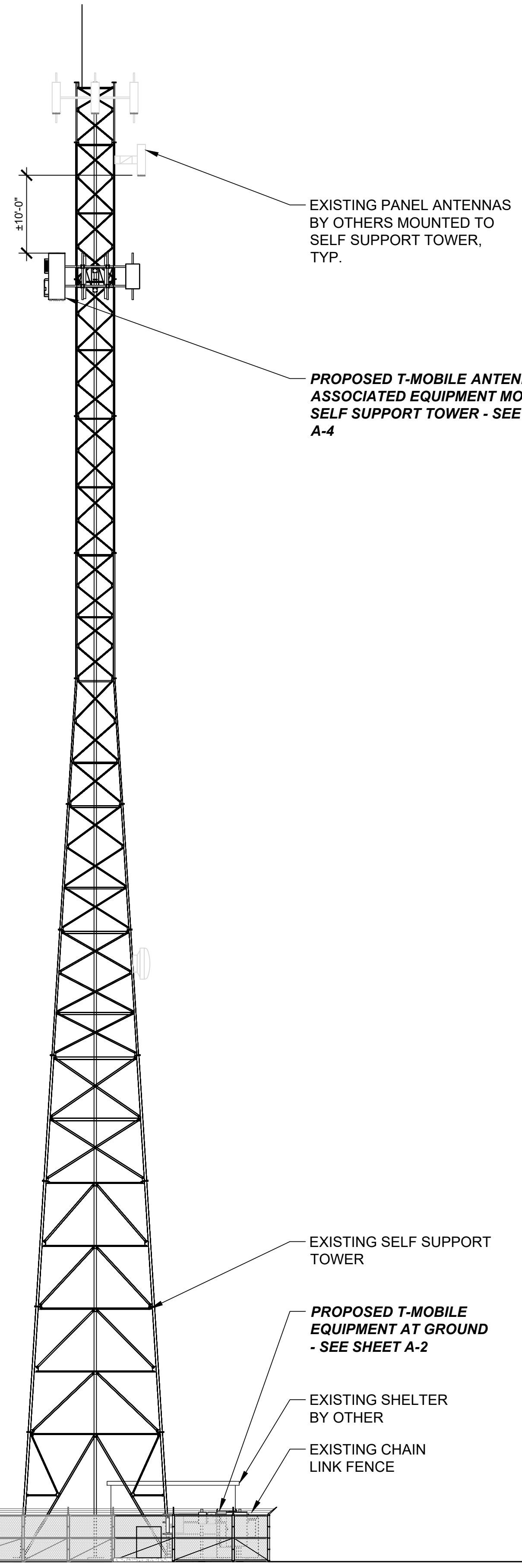
€ OF EXISTING DISH BY OTHERS
ELEV. = ±76'-6" REF., ±77'-0" AGL

- BOTTOM OF TOWER STEEL
ELEV. = 0'-0" REF., 0'-6" AGL
- GRADE
ELEV. = 0'-0" AGL (±1103' AMSL)

22"x34" SCALE: 3/32" = 1'-0"
11"x17" SCALE: 3/64" = 1'-0"
8" 4" 0" 8"

NOTES:

- THESE DRAWINGS ARE NOT INTENDED TO BE A VERIFICATION THAT THE STRUCTURE OR MOUNTS ARE ADEQUATE TO SUPPORT THE PROPOSED LOADING. VERIFICATION THAT THE EXISTING STRUCTURE AND MOUNTS CAN SUPPORT THE PROPOSED LOADING SHALL BE PERFORMED BY A REGISTERED PROFESSIONAL ENGINEER PRIOR TO CONSTRUCTION.
- CONTRACTOR TO REFER TO THE STRUCTURAL ANALYSIS AND MOUNT ASSESSMENT AND VERIFY LOADING WITH THE MOST RECENT RFDS PRIOR TO CONSTRUCTION.



EXISTING PANEL ANTENNAS BY OTHERS MOUNTED TO SELF SUPPORT TOWER, TYP.

PROPOSED T-MOBILE ANTENNAS WITH ASSOCIATED EQUIPMENT MOUNTED TO SELF SUPPORT TOWER - SEE SHEET A-4

EXISTING SELF SUPPORT TOWER

PROPOSED T-MOBILE EQUIPMENT AT GROUND - SEE SHEET A-2

EXISTING SHELTER BY OTHER
EXISTING CHAIN LINK FENCE

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MYRTLE POINT, OR 97458
COOS COUNTY

190'-0" SELF SUPPORT TOWER

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REGISTERED PROFESSIONAL ENGINEER
94749PE
OREGON
MAR 12, 2019
LUIS MENDOZA
EXPIRES: 12/31/22

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SHEET TITLE:
SOUTH ELEVATIONS

SHEET NUMBER: **A-3** REVISION: **A**



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DRAWINGS ISSUED FOR:

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SHEET TITLE:
**ANTENNA PLANS
& RF SCHEDULES**

SHEET NUMBER:
A-4

REVISION:
A

NOTES

- CONTRACTOR IS TO REFER TO T-MOBILE'S MOST CURRENT RADIO FREQUENCY DATA SHEET (RFDS) PRIOR TO CONSTRUCTION.
- CABLE LENGTH IS APPROXIMATE. CONTRACTOR TO FIELD VERIFY CABLE LENGTHS PRIOR TO ORDERING, FABRICATION, OR INSTALLATION OF CABLES.
- PROPOSED EQUIPMENT IS INDICATED BY **BOLD** TEXT.

PROPOSED ANTENNA TECHNOLOGY:

AEHC: L2500 / N2500
FFVV-65C-R3-V1: L700 / L600 / N600
L2100 / L1900 / N2100
/ N1900

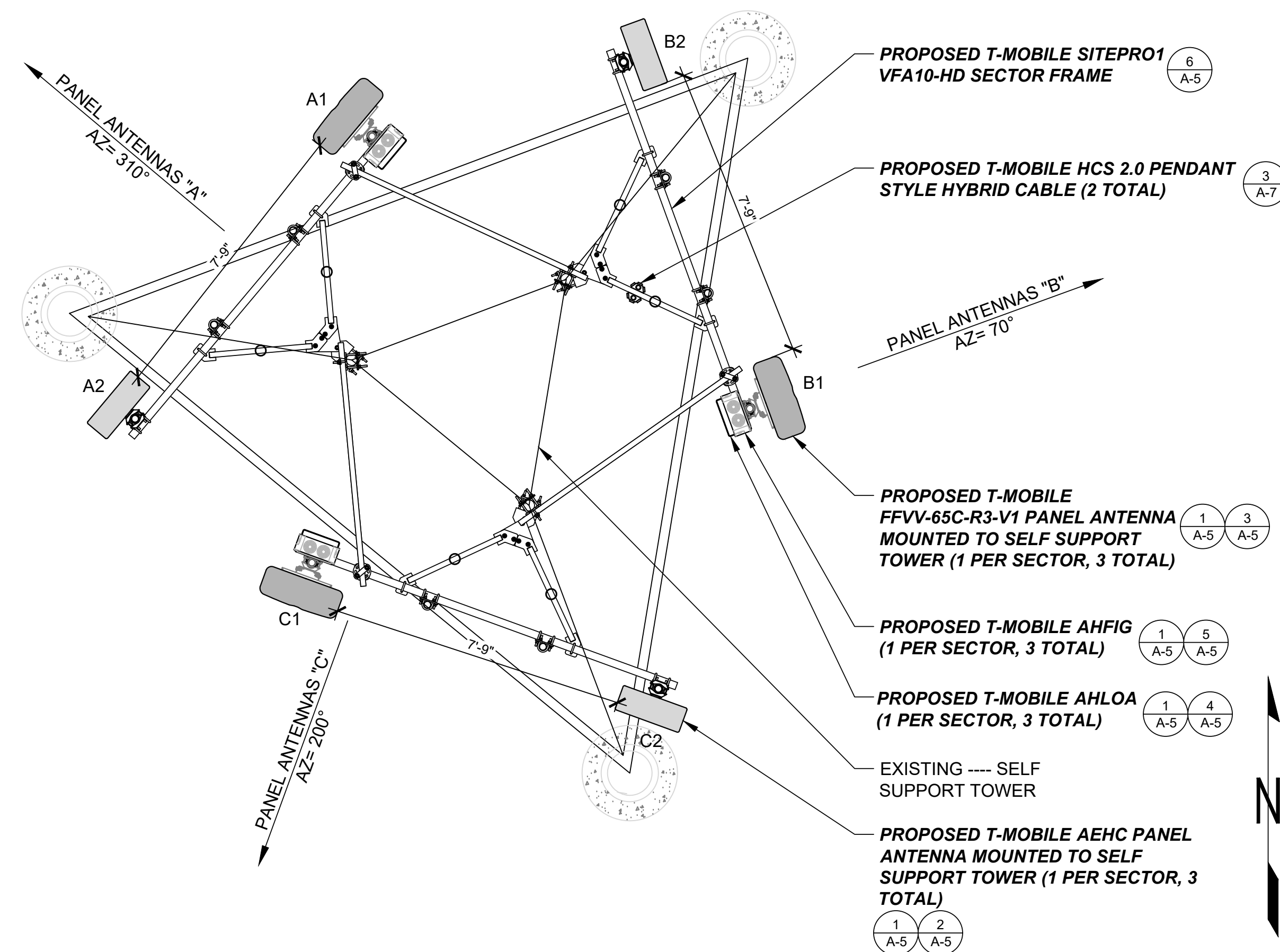
PROPOSED ANTENNA / CABLE SCHEDULE

MOUNT SECTOR	RFDS POSITION	RAD CENTER	ANTENNA					RRU		TMA/COMBINER/COVP		HYBRID JUMPER CABLE			FEEDLINE CABLE (HYBRID / COAX)		
			MODEL	SIZE	AZIMUTH	M. TILT	QTY.	MODEL	QTY.	MODEL	QTY.	TYPE	LENGTH	QTY.	TYPE	LENGTH	
ALPHA	A2	165°-0"	AEHC	38.2"	310°	0°	--	--	--	--	1	2X6AWG 4PR AEHC	±15'-0"	2	FD21206-48S55-24 (HCS 2.0 PENDANT STYLE)	±200'-0"	
	--	--	--	--	--	--	--	--	--	1	10AWG 2PR AIRSCALE	±15'-0"					
	--	--	--	--	--	--	--	--	--	1	2X6AWG 2PR AHFIG	±15'-0"					
BETA	A1	165°-0"	FFVV-65C-R3-V1	95.9"	310°	0°	1,1	AHLOA, AHFIG	--	--	1	2X6AWG 4PR AEHC	±15'-0"				
	B2	165°-0"	AEHC	38.2"	70°	0°	--	--	--	--	1	10AWG 2PR AIRSCALE	±15'-0"				
	--	--	--	--	--	--	--	--	--	1	2X6AWG 2PR AHFIG	±15'-0"					
GAMMA	B1	165°-0"	FFVV-65C-R3-V1	95.9"	70°	0°	1,1	AHLOA, AHFIG	--	--	1	2X6AWG 4PR AEHC	±15'-0"				
	C2	165°-0"	AEHC	38.2"	200°	0°	--	--	--	--	1	10AWG 2PR AIRSCALE	±15'-0"				
	C1	165°-0"	FFVV-65C-R3-V1	95.9"	200°	0°	1,1	AHLOA, AHFIG	--	--	1	2X6AWG 2PR AHFIG	±15'-0"				

NOTE: MOUNT SECTORS ARE CLOCKWISE. RFDS POSITIONS ARE THE ANTENNA POSITIONS LISTED IN THE RFDS, AND MAY DIFFER FROM THE ORDER IN WHICH EXISTING ANTENNAS ARE INSTALLED. THE METHOD FOR WHAT ORDER ANTENNAS ARE LISTED IN THE RFDS VARIES DEPENDING ON THE MARKET.

3 RF SCHEDULES

NOT TO SCALE



2 NOT USED

22"x34" SCALE: 3/8" = 1'-0"
11"x17" SCALE: 3/16" = 1'-0"

1 PROPOSED ANTENNA PLAN

22"x34" SCALE: 3/8" = 1'-0"
11"x17" SCALE: 3/16" = 1'-0"

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190'-0" SELF SUPPORT TOWER

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REGISTERED PROFESSIONAL
ENGINEER
94749PE

OREGON
MAR 12, 2019
LUIS MENDOZA

EXPIRES: 12/31/22

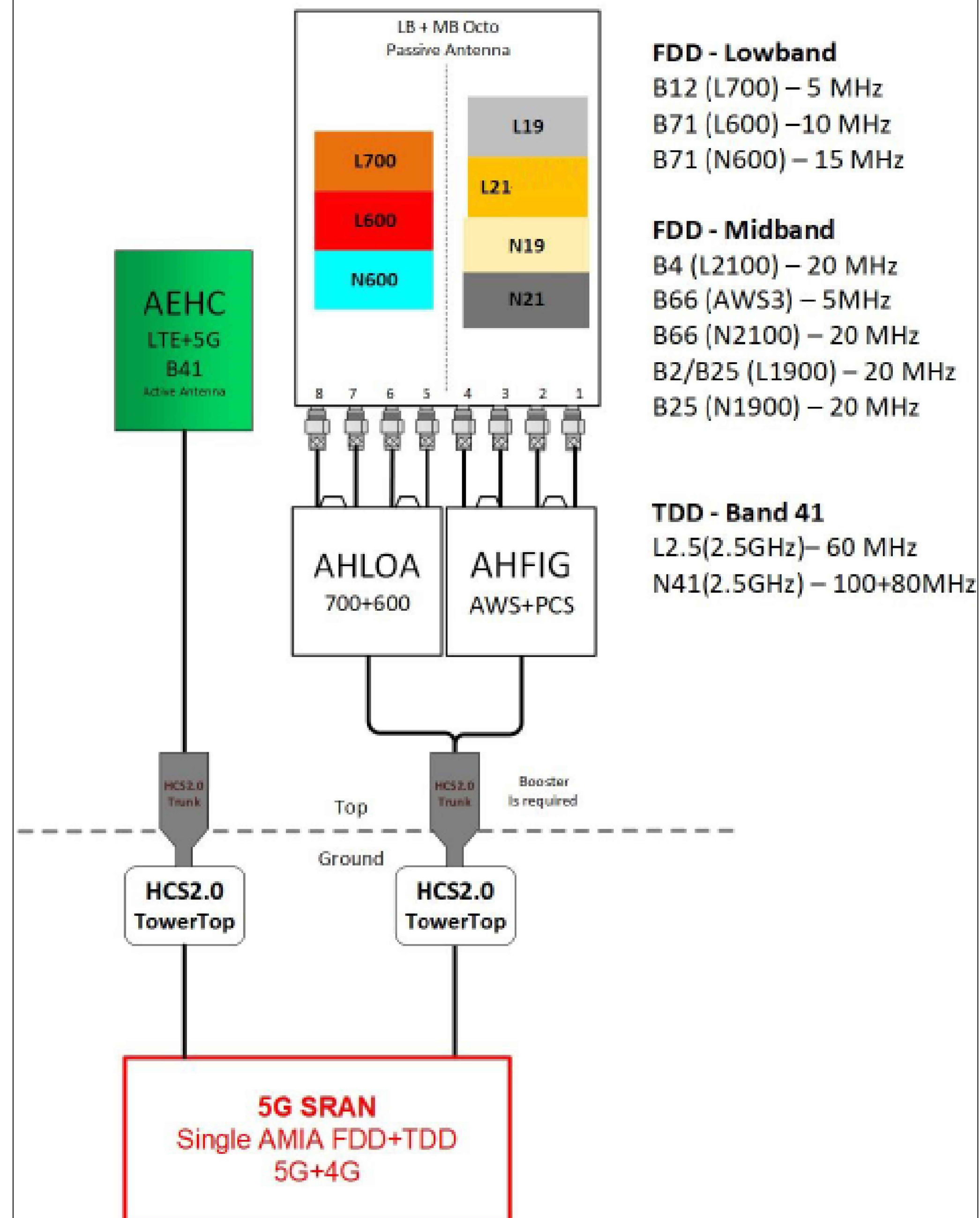
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SHEET TITLE:
**RF PLUMBING
DIAGRAMS**

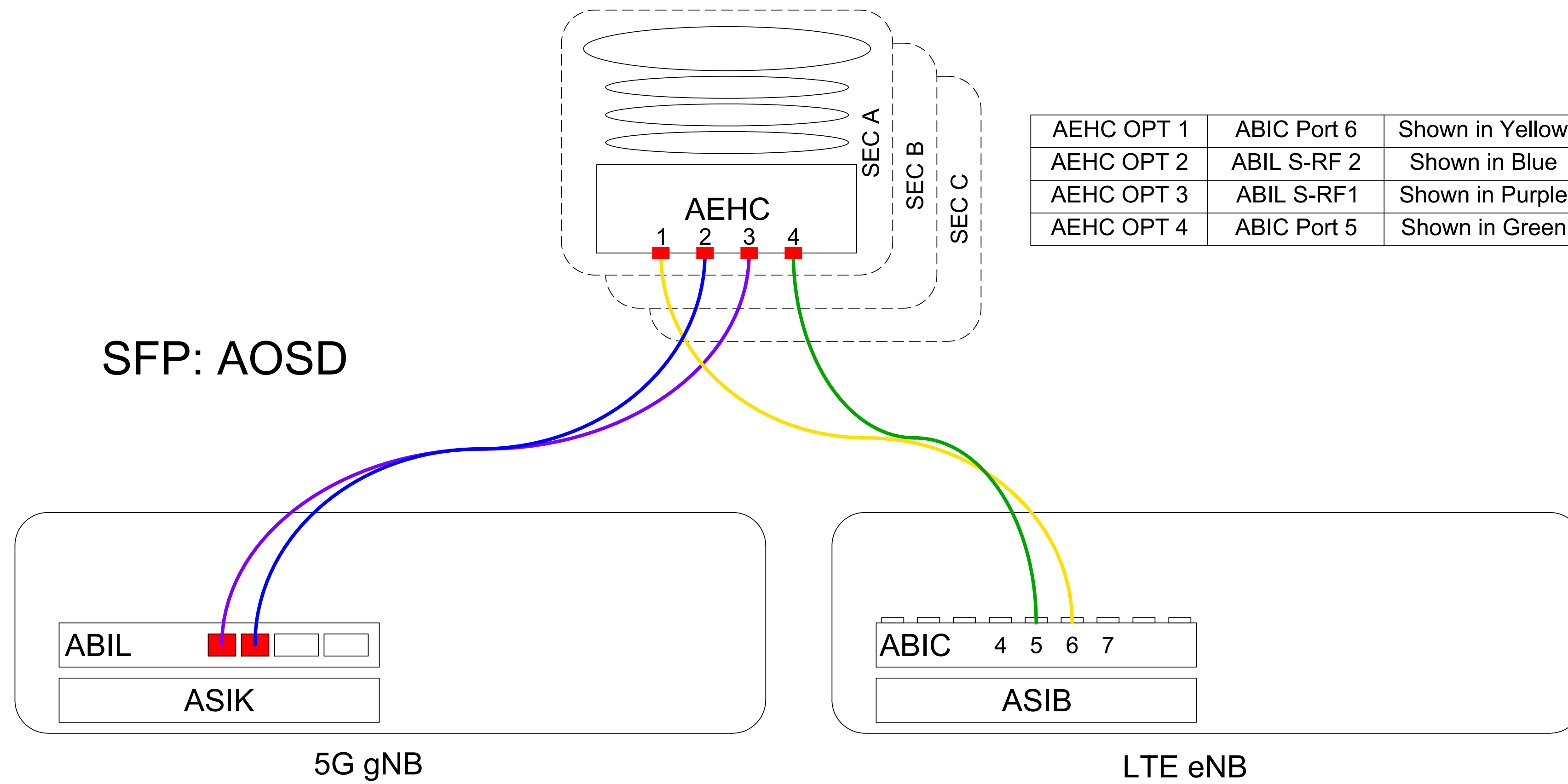
SHEET NUMBER: **A-4.1** REVISION: **A**

Configuration 56790EZ_SR_T

* For 5G and LTE Airscale BB dimensioning refer to Fiber Port matrices.
(Alpha, Beta & Gamma)



INSTALL LOWER AND UPPER JUMPERS TO PROPER BB AND RF PORTS.



AEHC OPT 1	ABIC Port 6	Shown in Yellow
AEHC OPT 2	ABIL S-RF 2	Shown in Blue
AEHC OPT 3	ABIL S-RF1	Shown in Purple
AEHC OPT 4	ABIC Port 5	Shown in Green

RF Module	Port	Baseband	Port	Technology
AEHC1	OPT4	ABIC1	RF5	L41 - Alpha
AEHC1	OPT1	ABIC1	RF6	L41 - Alpha
AEHC2	OPT4	ABIC2	RF5	L41 - Beta
AEHC2	OPT1	ABIC2	RF6	L41 - Beta
AEHC3	OPT4	ABIC3	RF5	L41 - Gamma
AEHC3	OPT1	ABIC3	RF6	L41 - Gamma

RF Module	Port	Baseband	Port	Technology
AEHC1	OPT3	ABIC1	S-RF1	N41 - Alpha
AEHC1	OPT2	ABIC1	S-RF2	N41 - Alpha
AEHC2	OPT3	ABIC2	S-RF1	N41 - Beta
AEHC2	OPT2	ABIC2	S-RF2	N41 - Beta
AEHC3	OPT3	ABIC3	S-RF1	N41 - Gamma
AEHC3	OPT2	ABIC3	S-RF2	N41 - Gamma

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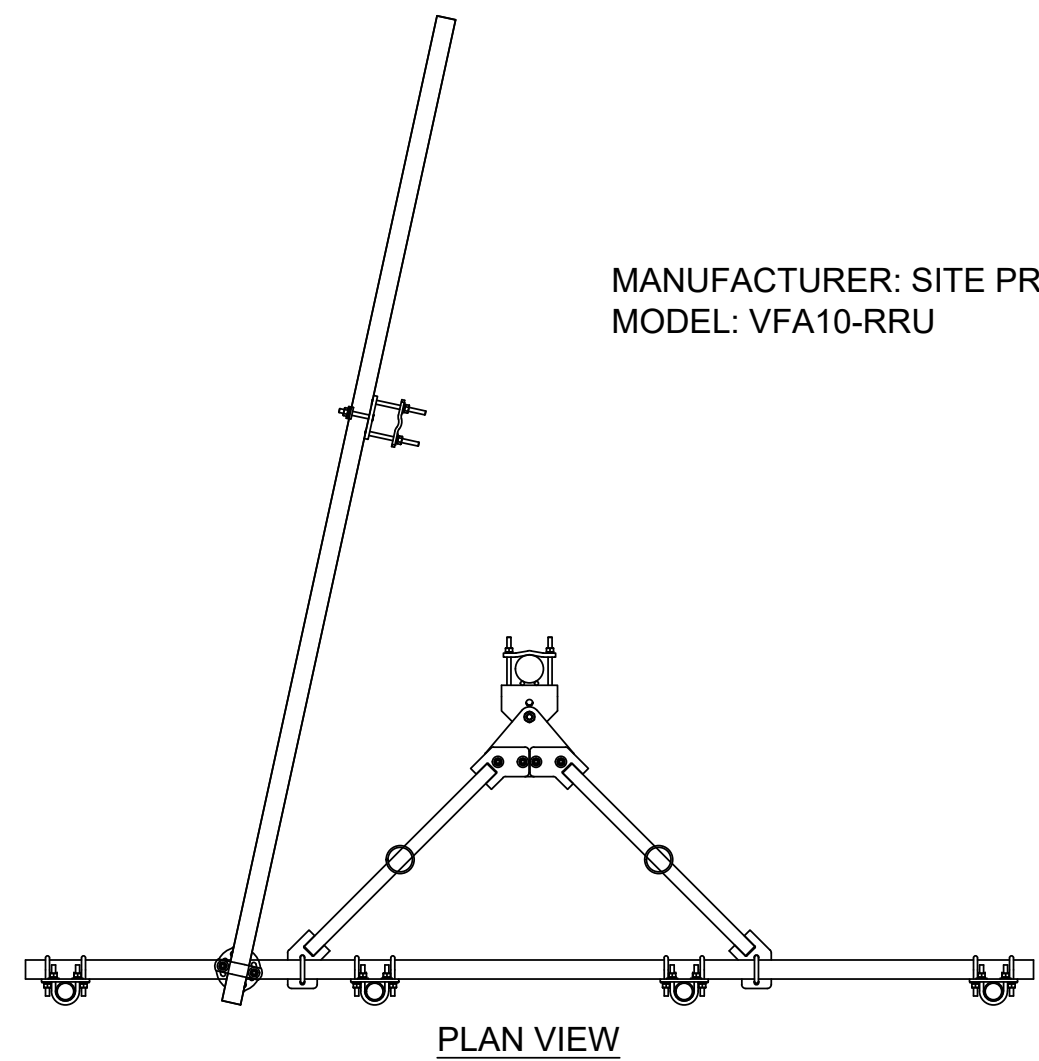
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SHEET TITLE:
FFVV-65C-R3-V1 CABLING
DIAGRAM

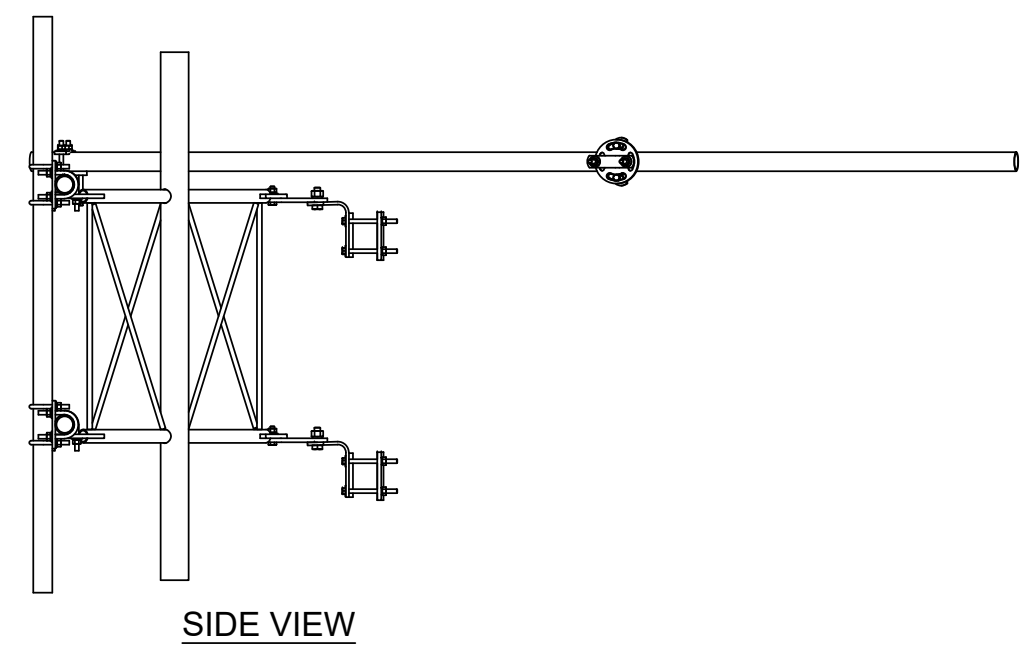
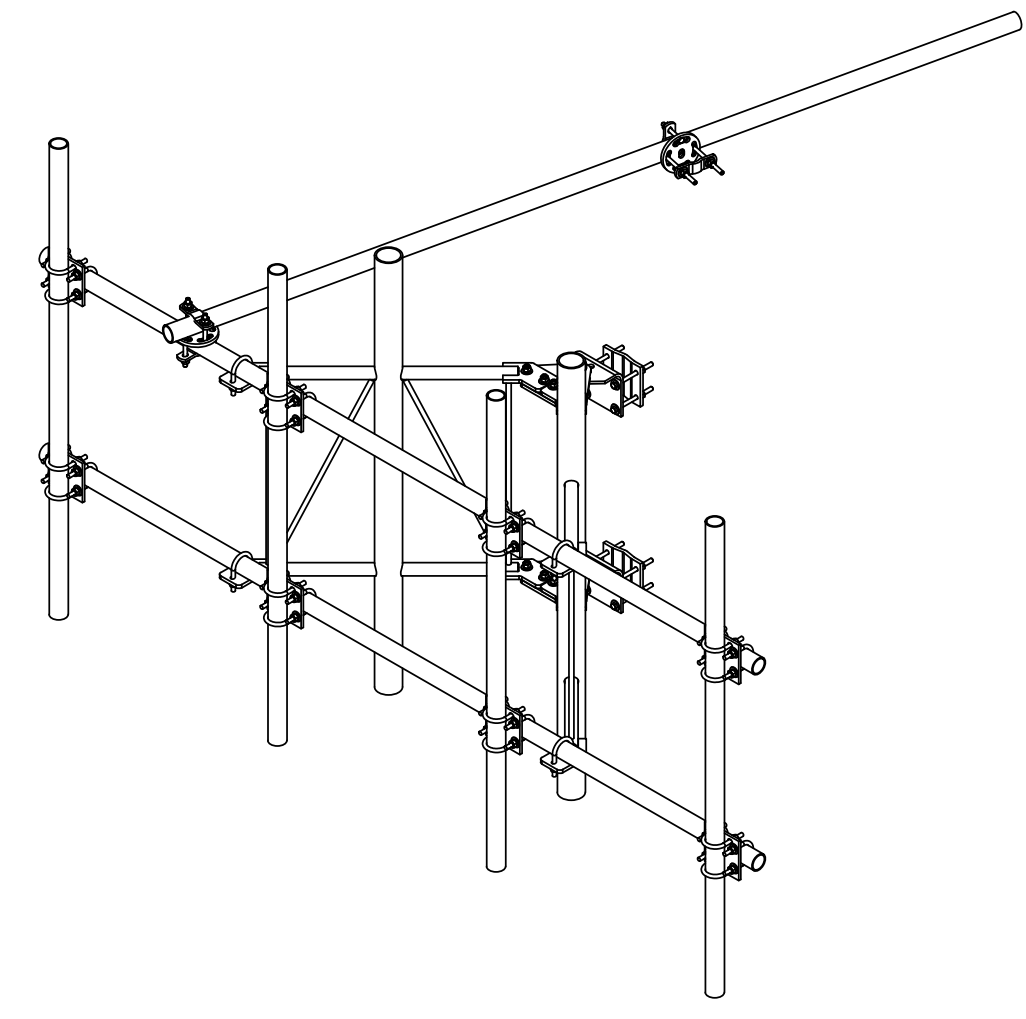
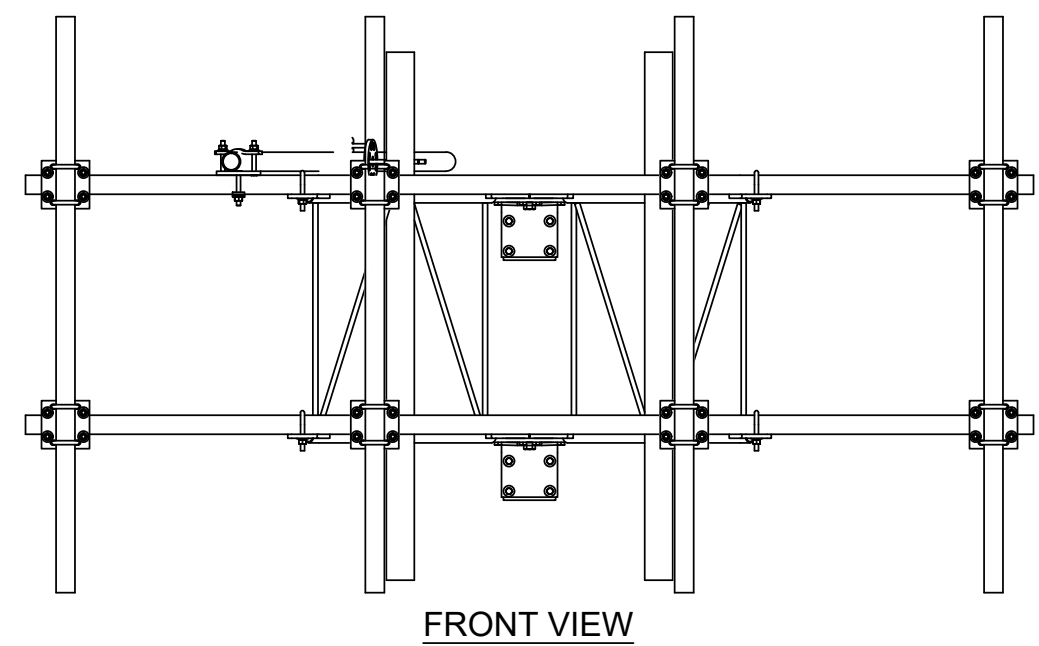
SHEET NUMBER: REVISION:

A-4.2

A



MANUFACTURER: SITE PRO 1
MODEL: VFA10-RRU

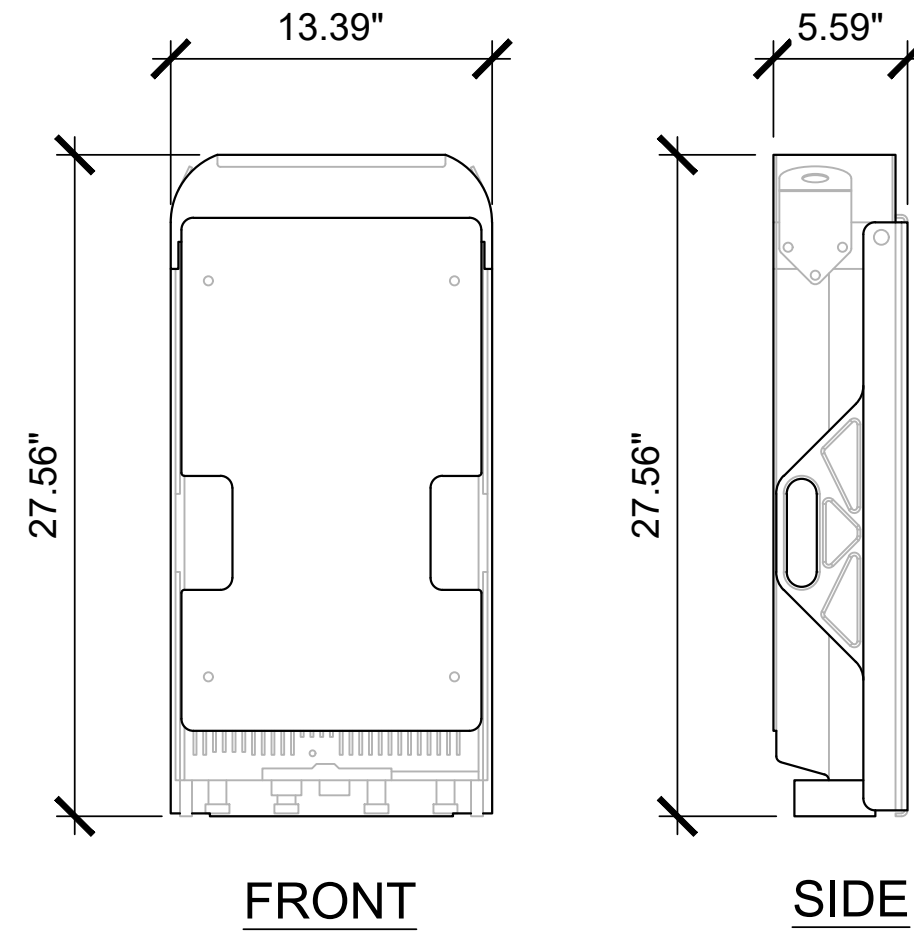


PLAN VIEW

FRONT VIEW

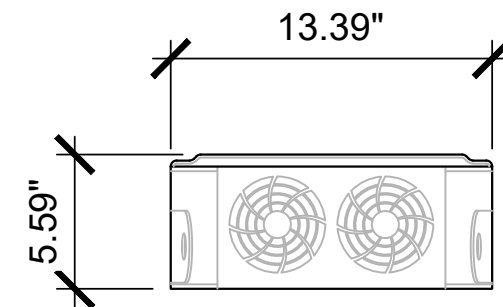
SIDE VIEW

AHFIG RADIO MODULE
HEIGHT: 27.56"
WIDTH: 13.39"
DEPTH: 5.59"
WEIGHT: 79.4 LBS



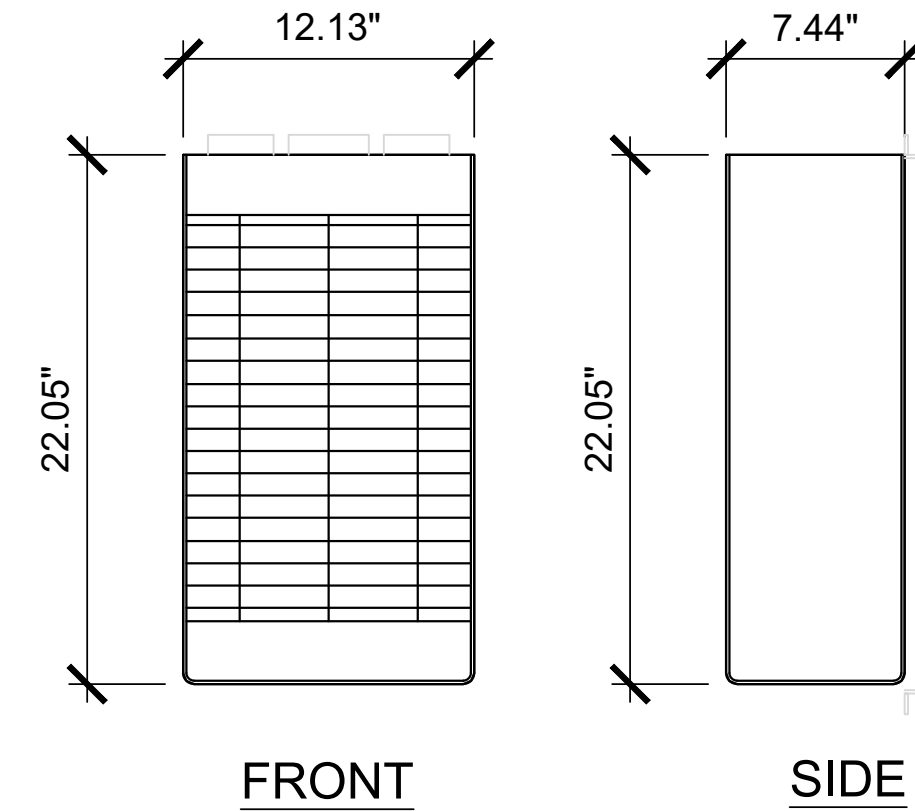
FRONT

SIDE



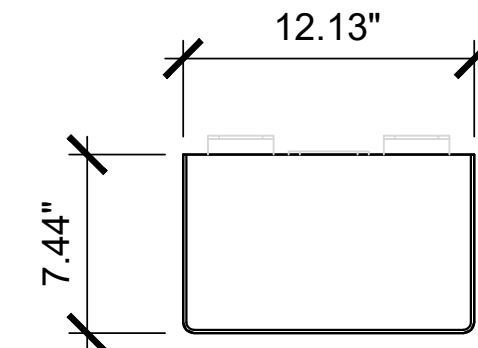
TOP

AHLOA RADIO MODULE
HEIGHT: 22.05"
WIDTH: 12.13"
DEPTH: 7.44"
WEIGHT: 83.8 LBS



FRONT

SIDE

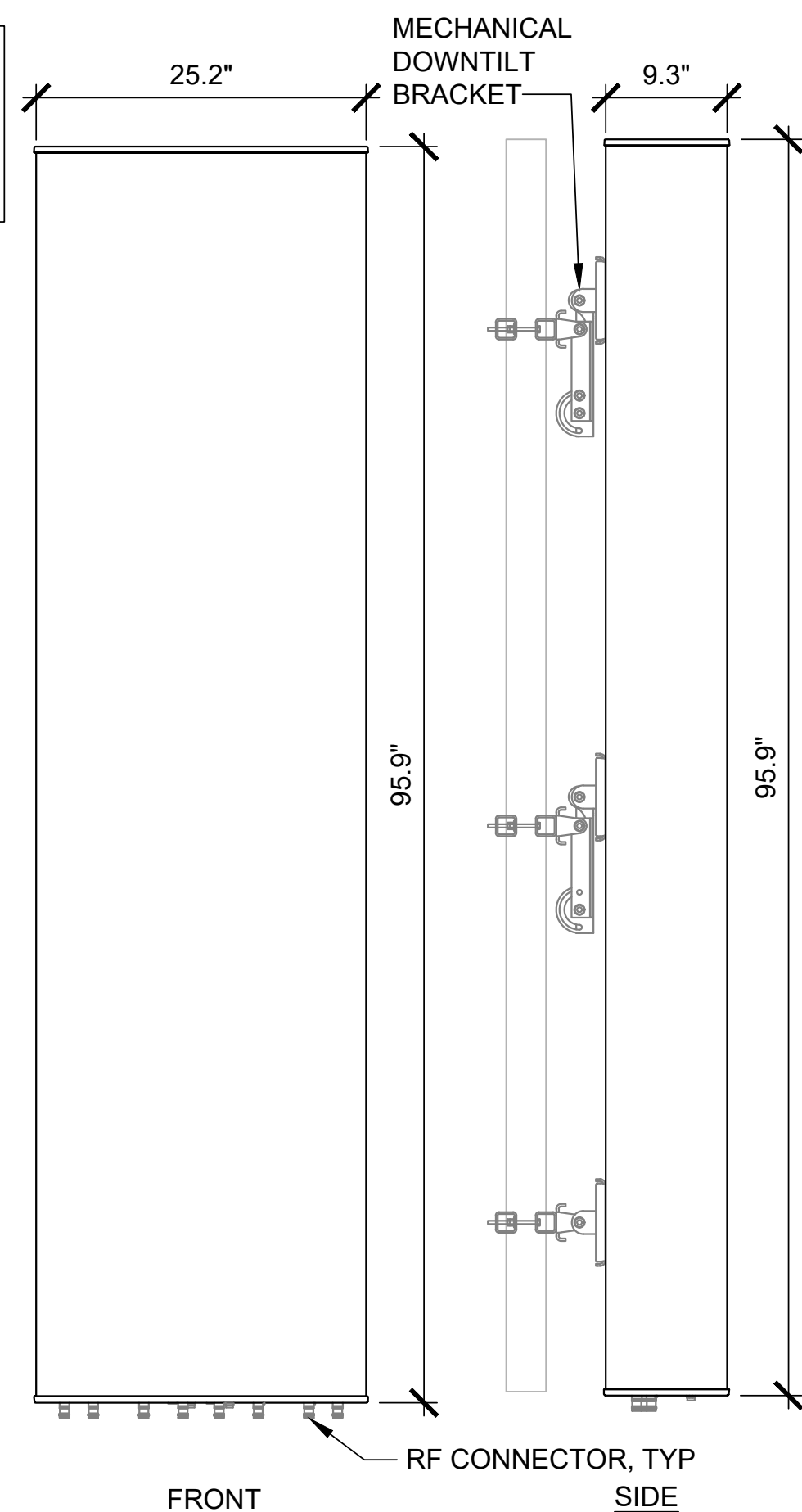


TOP

6 ANTENNA MOUNT SPECIFICATION

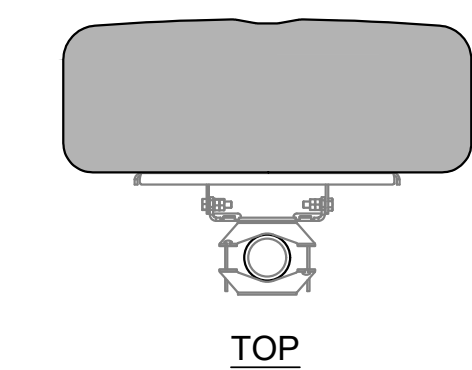
NOT TO SCALE

MANUFACTURER: COMMSCOPE
MODEL: FFVV-65C-R3-V1
WEIGHT: 124.6 LBS; BRACKETS: 14.6 LBS
DIMENSIONS: 95.9" X 25.2" X 9.3"
FREQUENCY: REFER TO RF DATA SHEET

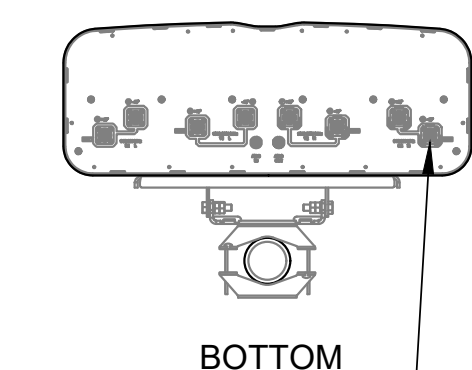


FRONT

SIDE



TOP

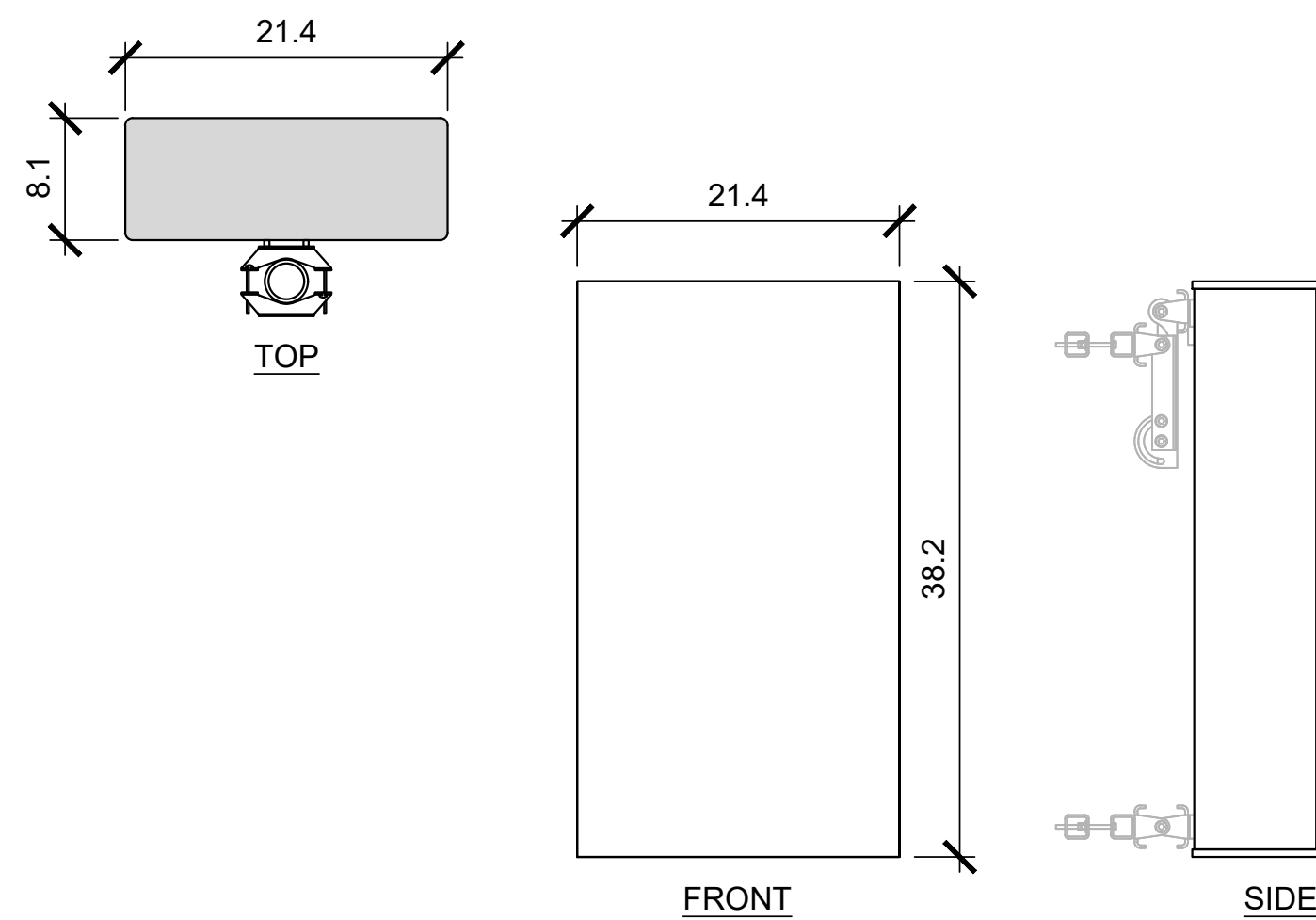


BOTTOM

RF CONNECTOR, TYP

RF CONNECTOR, TYP

MANUFACTURER: NOKIA
MODEL: AEHC
WEIGHT: 108 LBS
DIMENSIONS: 38.2" X 21.4" X 8.1"
FREQUENCY: REFER TO RF DATA SHEET



TOP

FRONT

SIDE

5 AHFIG DETAIL

NOT TO SCALE

T-MOBILE RADIO MOUNTED TO PIPE MOUNT WITH MANUFACTURER SUPPLIED HARDWARE

MOUNT PIPE

STAND OFF ARM OR PLATFORM

ANTENNA MOUNTING KIT BY ANTENNA MANUFACTURER

DOWNTILT ANTENNA MOUNTING BRACKET AND HARDWARE BY ANTENNA MANUFACTURER

T-MOBILE ANTENNA

JUMPER CABLE

NOTE: ROTATE FRAME OF MOUNT TO MATCH DEGREE LINE WHERE APPLICABLE.

1 MOUNTING DETAIL

NOT TO SCALE

4 AHLOA DETAIL

3 ANTENNA DETAIL

NOT TO SCALE

2 ANTENNA DETAIL

NOT TO SCALE

NOT TO SCALE

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FROM ZERO TO INFINIGY
the solutions are endless

BELLEVUE, WA 98004

T-MOBILE SITE:
PO01076A
BRIDGE

US CELLULAR SITE
573378 OREGON HWY 42

99277 ROCK CREEK RD
MYRTLE POINT, OR 97458
COOS COUNTY

190'-0" SELF SUPPORT TOWER

DRAWINGS ISSUED FOR:

REV.	DATE	DRAWN	DESCRIPTION	QA/QC
A	10/29/21	RCD	PRELIMINARY REVIEW	PD
B	10/10/22	BP	FINAL REVIEW	AM

REGISTERED PROFESSIONAL
ENGINEER
94749PE

OREGON
MAR 12, 2019
LUIS MENDOZA

EXPIRES: 12/31/22

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SHEET TITLE:
EQUIPMENT
DETAILS

SHEET NUMBER:
A-5

REVISION:
A

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REGISTERED PROFESSIONAL
ENGINEER
94749PE

OREGON
MAR 12, 2019
LUIS MENDOZA

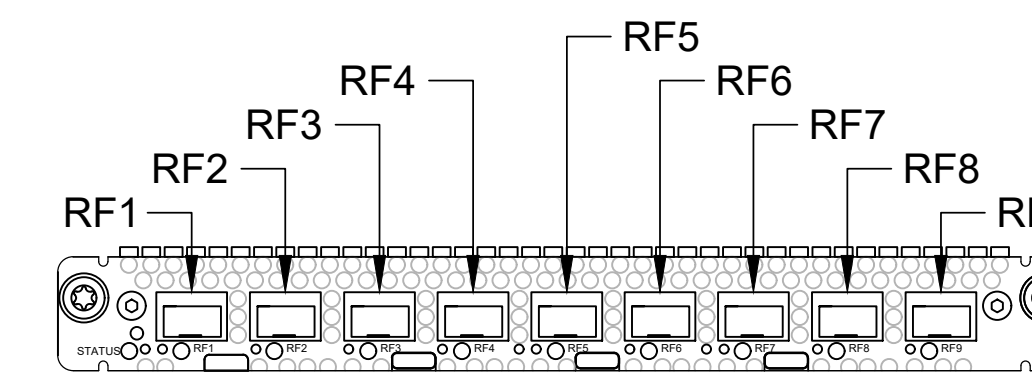
EXPIRES: 12/31/22

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DOCUMENT

SHEET TITLE:
**EQUIPMENT
DETAILS**

SHEET NUMBER: **A-6** REVISION: **A**

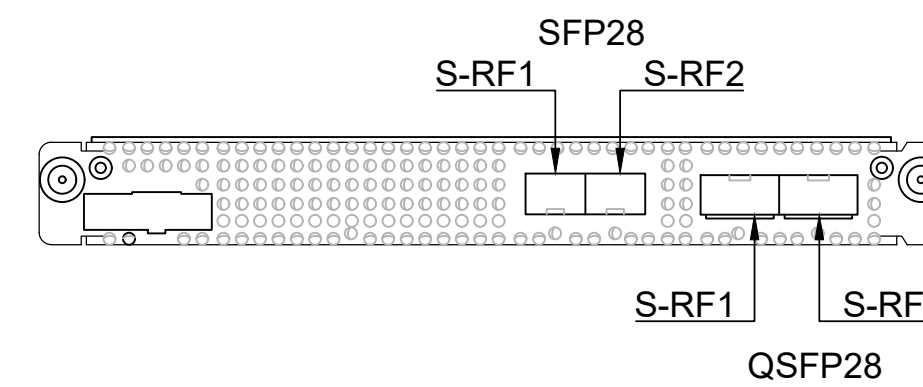
MANUFACTURER: NOKIA
MODEL: ABIO UNIT
DIMENSIONS: 8.62"x14.33"x0.98"
WEIGHT: 5.84 LBS



9 ABIO DETAIL

NOT TO SCALE

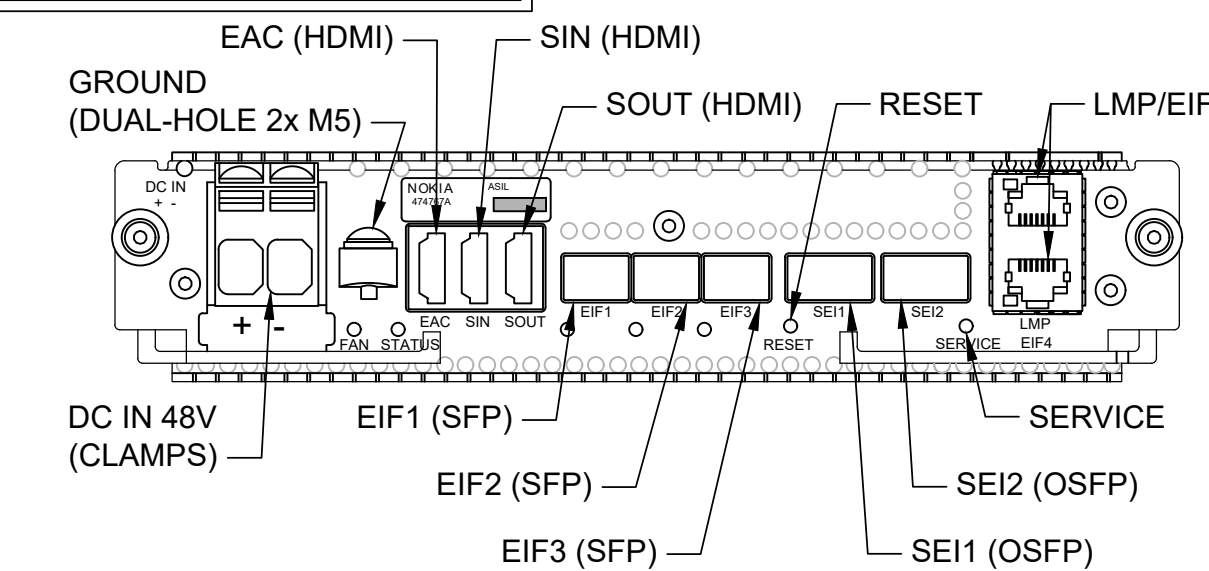
MANUFACTURER: NOKIA
MODEL: ABIL UNIT
DIMENSIONS: 8.6"x14.2"x1.1"
WEIGHT: 4.4 LBS



10 ABIL DETAIL

NOT TO SCALE

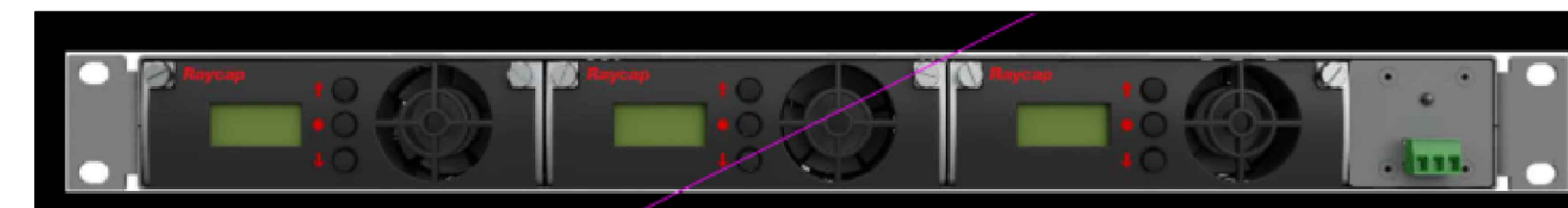
MANUFACTURER: NOKIA
MODEL: ASIL UNIT
DIMENSIONS: 8.62"x14.84"x1.9"
WEIGHT: 6.8 LBS



6 ASIL DETAIL

NOT TO SCALE

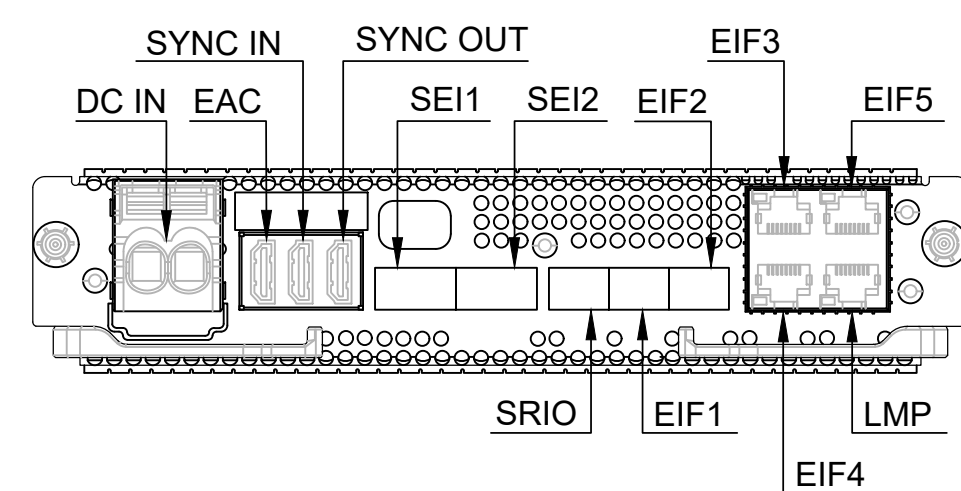
MANUFACTURER: RAYCAP
MODEL: 100-3-1U
DIMENSIONS: 1.7"x17.6"x13.5"
WEIGHT: 11.2"



7 VOLTAGE BOOSTER DETAIL

NOT TO SCALE

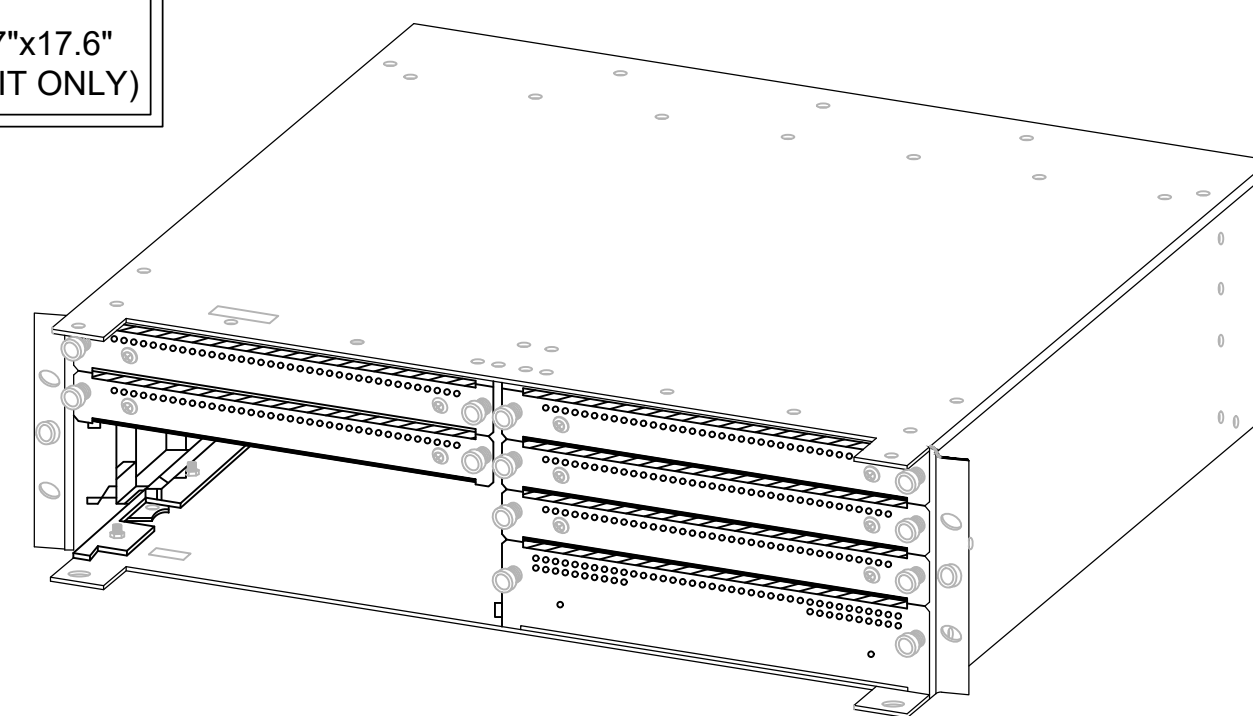
MANUFACTURER: NOKIA
MODEL: ASIB UNIT
DIMENSIONS: 8.6"x14.2"x1.7"
WEIGHT: 6.4 LBS



8 ASIB DETAIL

NOT TO SCALE

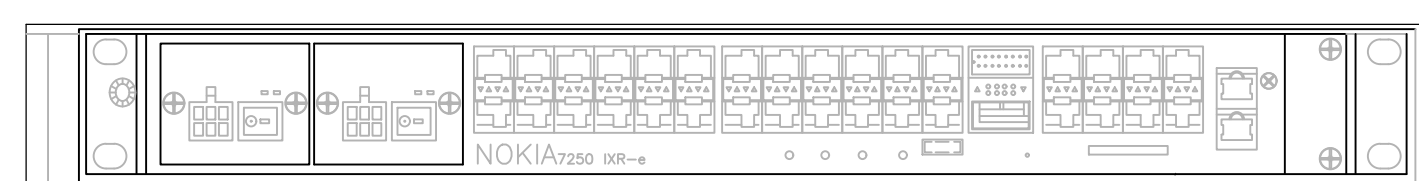
MANUFACTURER: NOKIA
MODEL: AMIA UNIT
DIMENSIONS: 5.1"x15.7"x17.6"
WEIGHT: 11.2 LBS (UNIT ONLY)



5 AMIA DETAIL

NOT TO SCALE

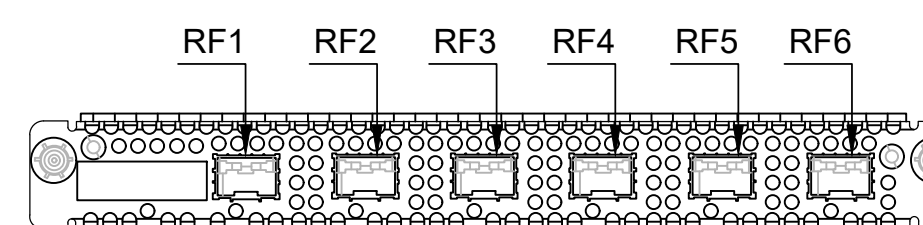
MANUFACTURER: NOKIA
MODEL: IXR-e
DIMENSIONS: 17.25"x10.0"x1.75"
WEIGHT: TBD



3 ROUTER DETAIL

NOT TO SCALE

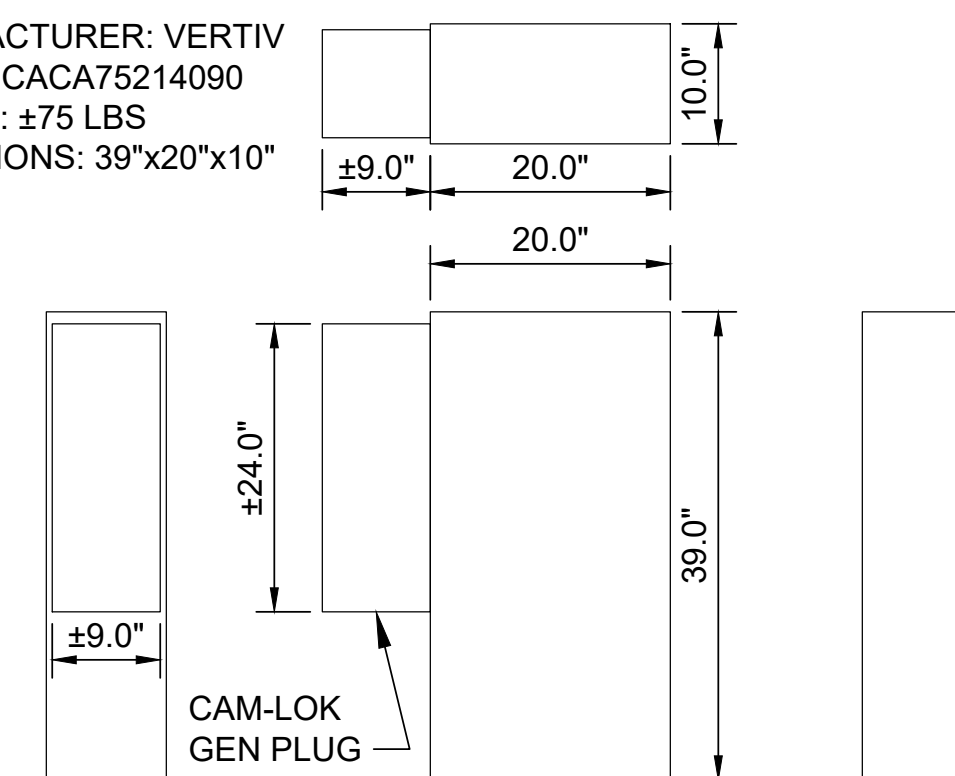
MANUFACTURER: NOKIA
MODEL: ABIA UNIT
DIMENSIONS: 8.6"x14.2"x1.1"
WEIGHT: 4.6 LBS



4 ABIA DETAIL

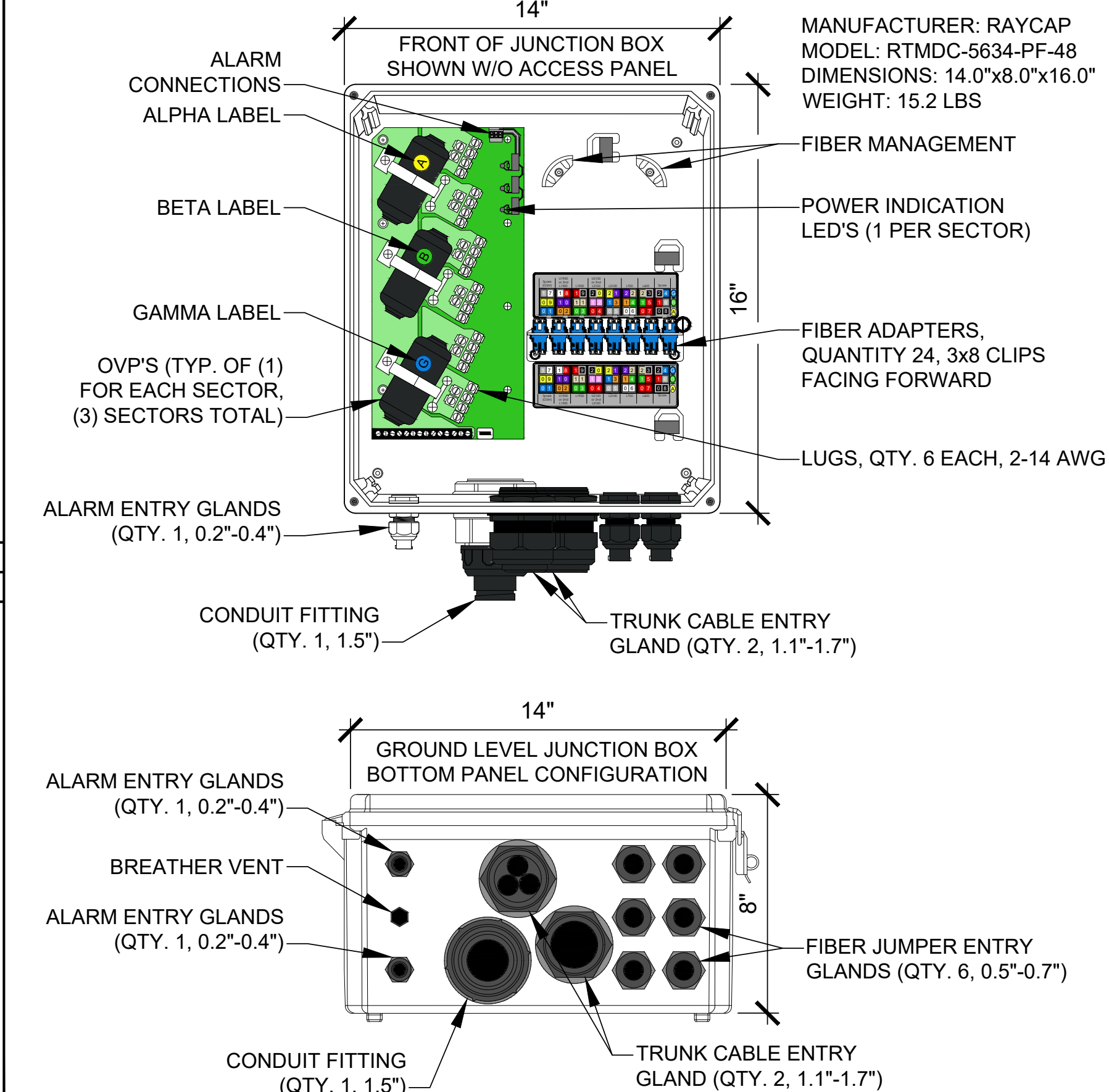
NOT TO SCALE

MANUFACTURER: VERTIV
MODEL: CACA75214090
WEIGHT: ±75 LBS
DIMENSIONS: 39"x20"x10"



2 PPC-WITH CAM-LOK DETAIL

NOT TO SCALE



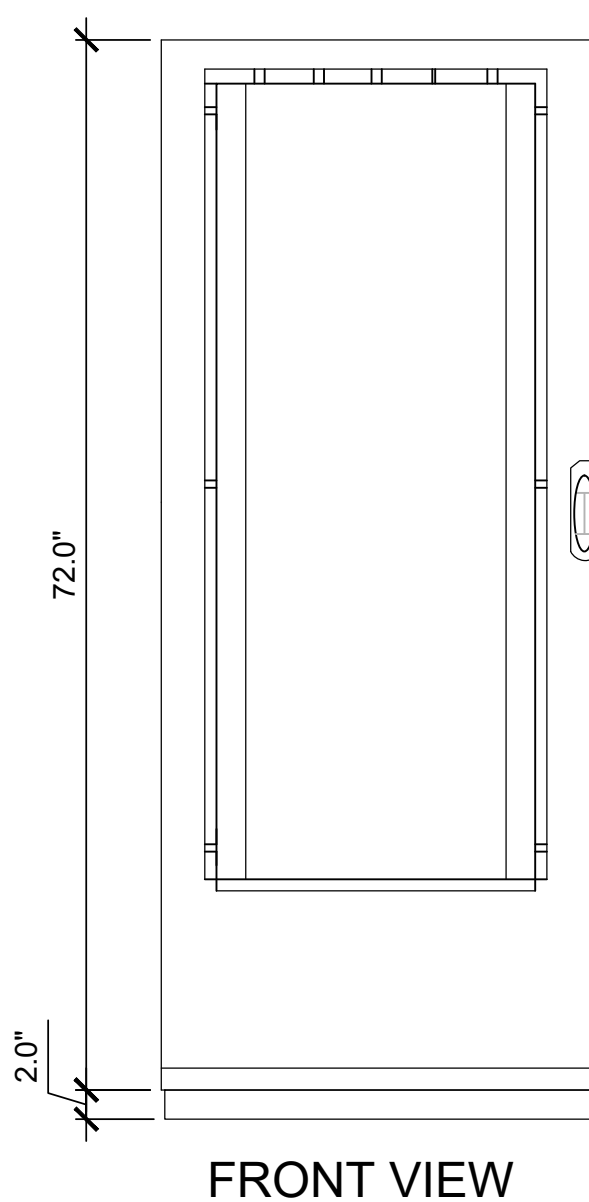
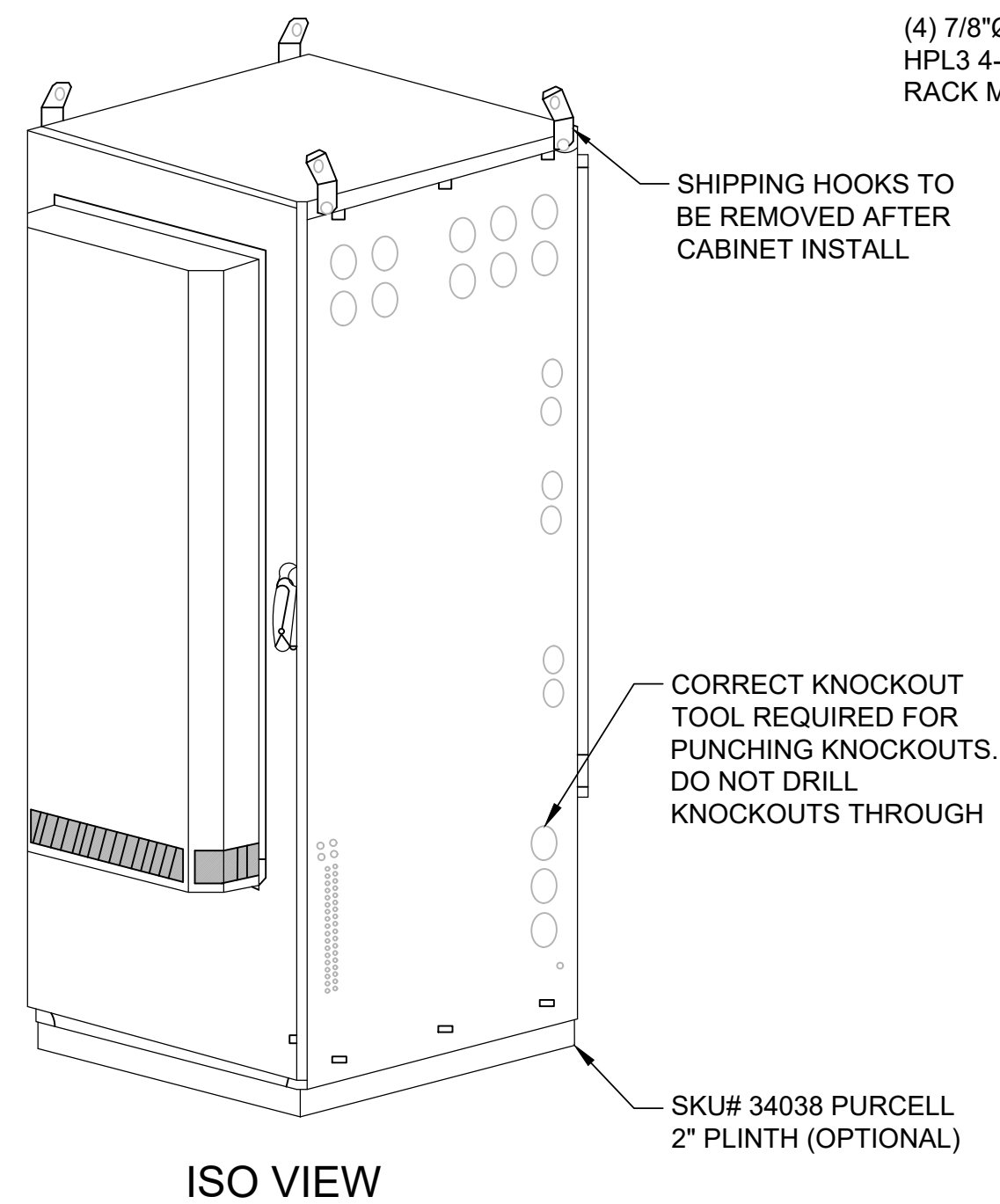
1 HCS 2.0 JUNCTION BOX DETAIL

NOT TO SCALE

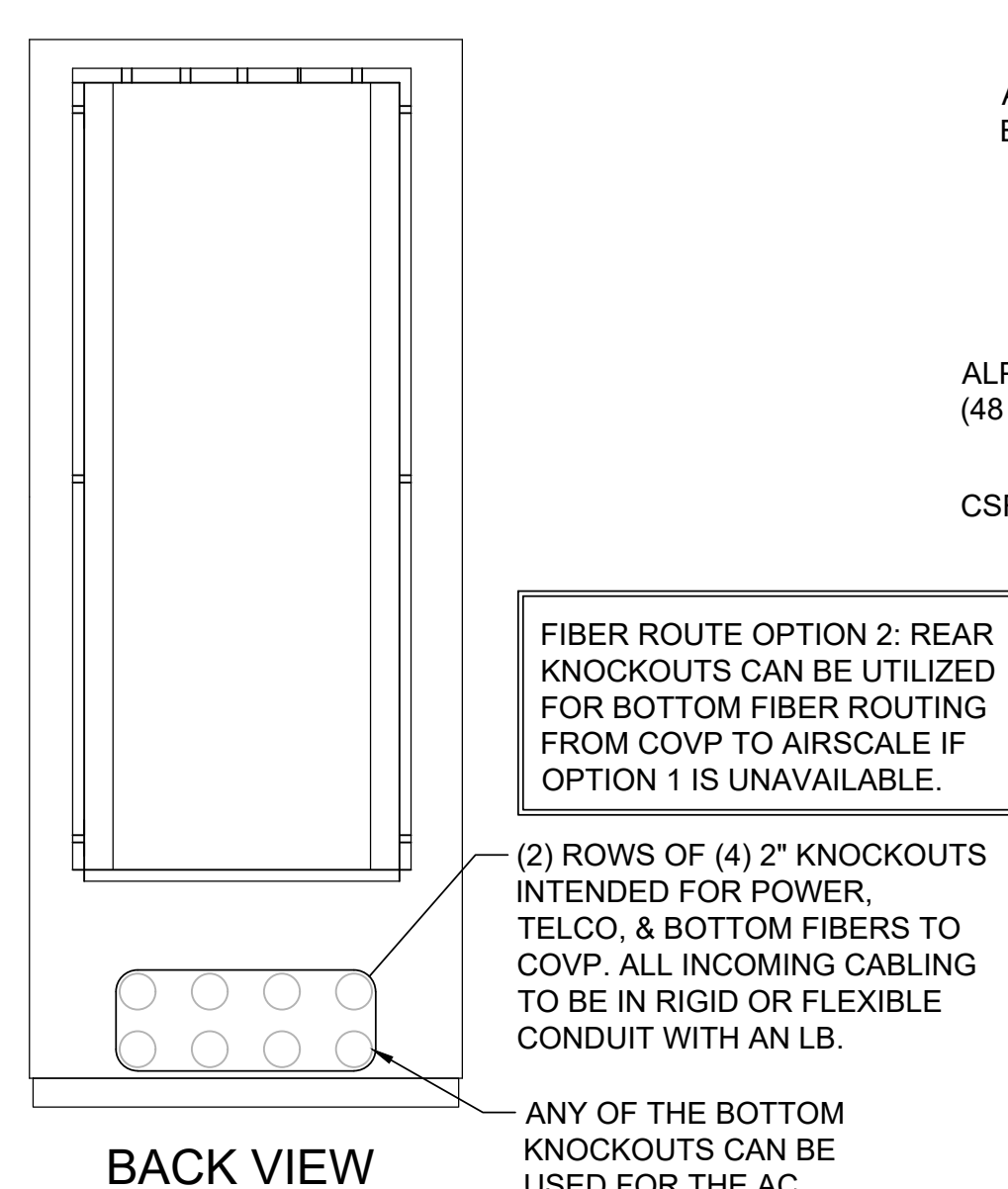
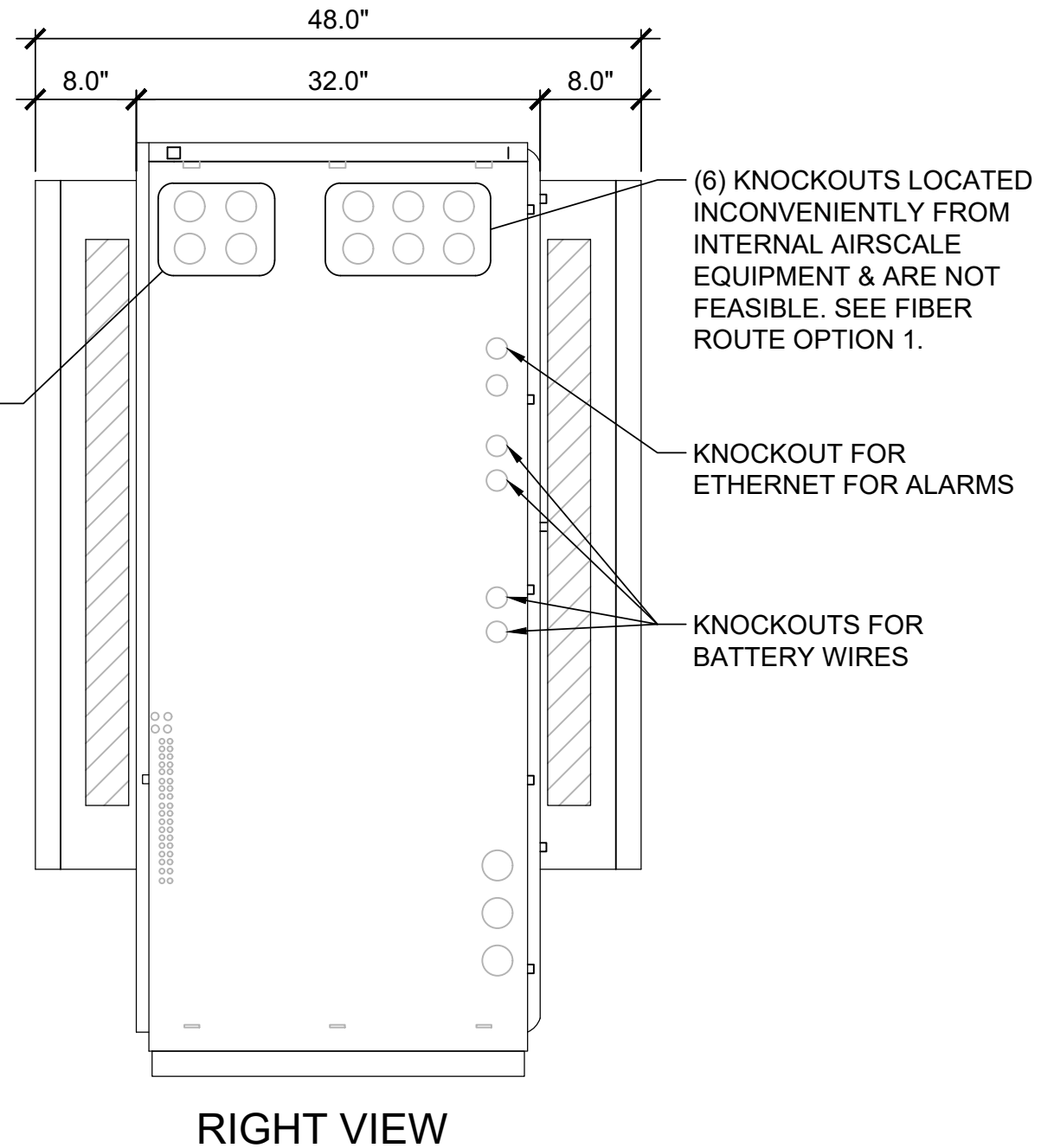
MANUFACTURER: PURCELL SYSTEMS INC
 MODEL: HPL3 600A DC CABINET
 WEIGHT: 430 LBS (WITHOUT EQUIPMENT)
 850 LBS (MAX.)
 DIMENSIONS: 30.0"x48.0"x72.0"

NOTE:
 • ADDITIONAL KNOCKOUTS MAY BE REQUIRED AND CAN BE DRILLED ON SITE AS NECESSARY. FOR CABINETS STARTING AT 501 THERE WILL BE A TOTAL OF (8) KNOCKOUTS; (2) HORIZONTAL ROWS OF (4).

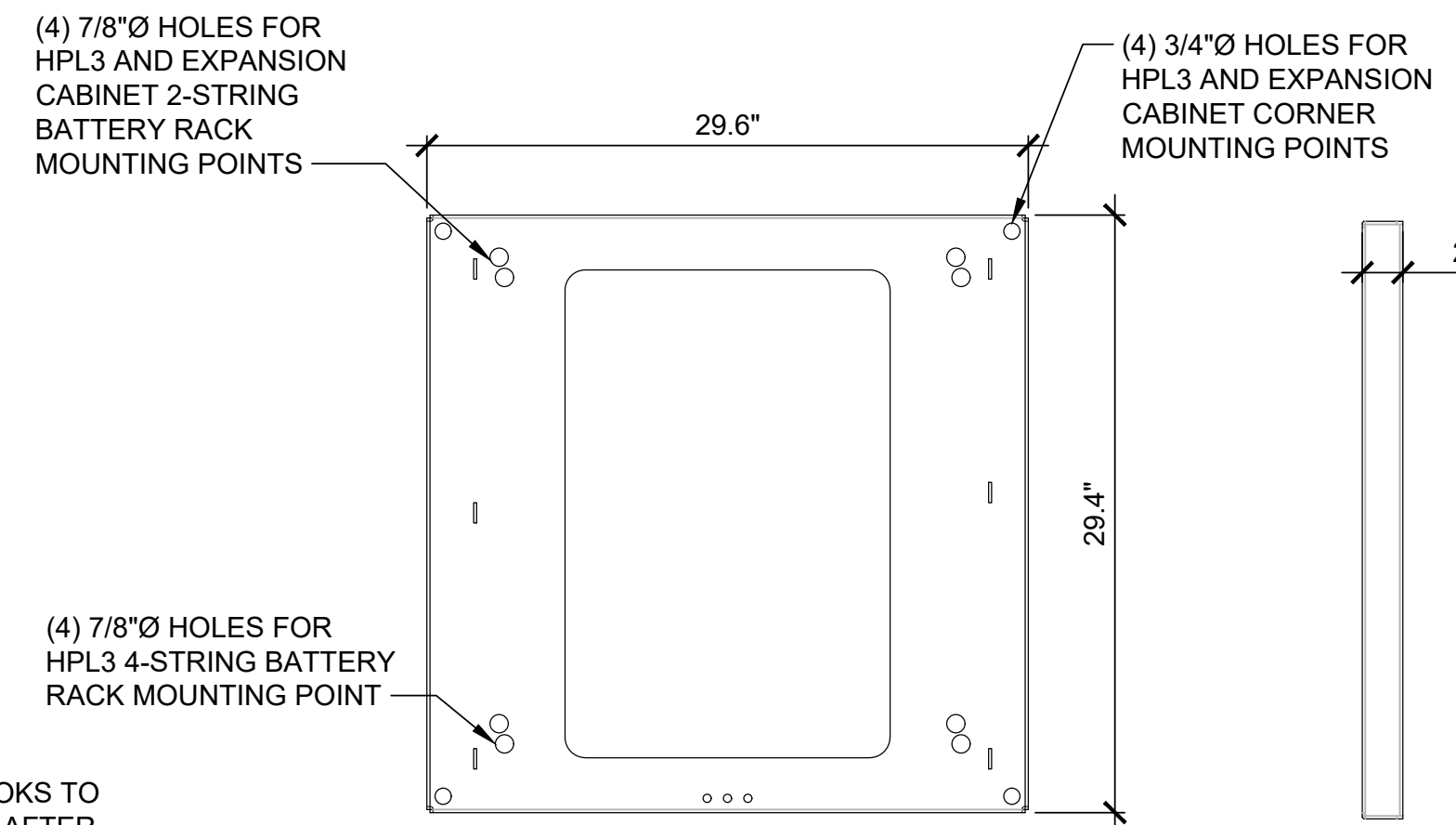
RACK ASSIGNMENT		
RACK	RU SLOT	DESCRIPTION
TOP	15	3RD AIRSCALE
	14	
	13	
	12	FIBER MUX
	11	
	10	2ND AIRSCALE
	9	
	8	
	7	FIBER MUX
	6	
5	1ST AIRSCALE	
4		
3		
2	FIBER MUX	
1		
RECTIFIER SHELF		
BOTTOM	16	AAV
	15	CSR
	14	
	13	4TH AIRSCALE
	12	
	11	FIBER MUX
	10	
	9	3RD LEGACY BBU
	8	
	7	2ND LEGACY BBU
6		
5	1ST LEGACY BBU	
4		
3		
2		
1		



FIBER ROUTE OPTION 1: IT IS STRONGLY RECOMMENDED TO USE THESE (4) KNOCKOUTS TO & FROM COVP WITH WATER-TIGHT LB OR GROMMET

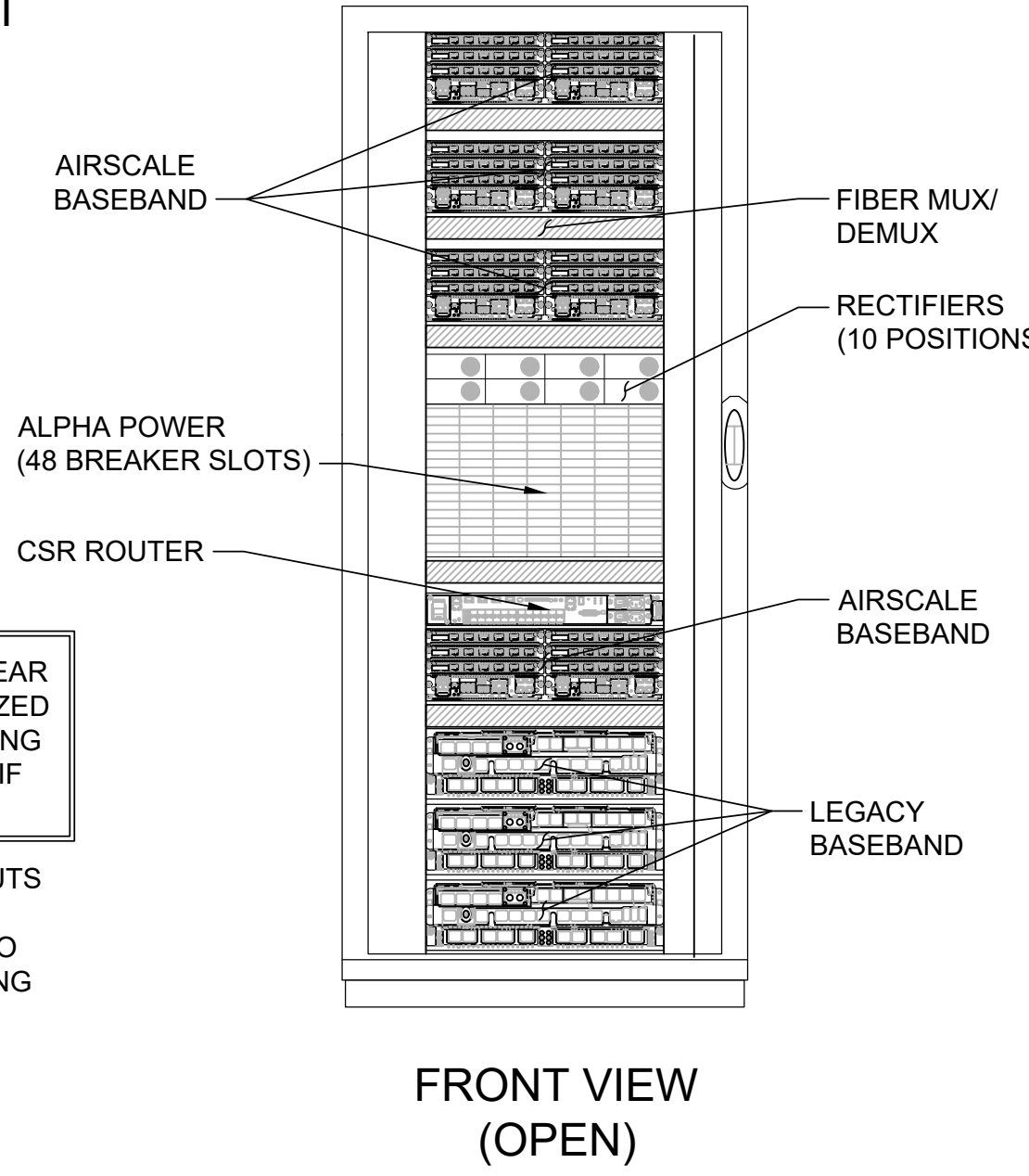
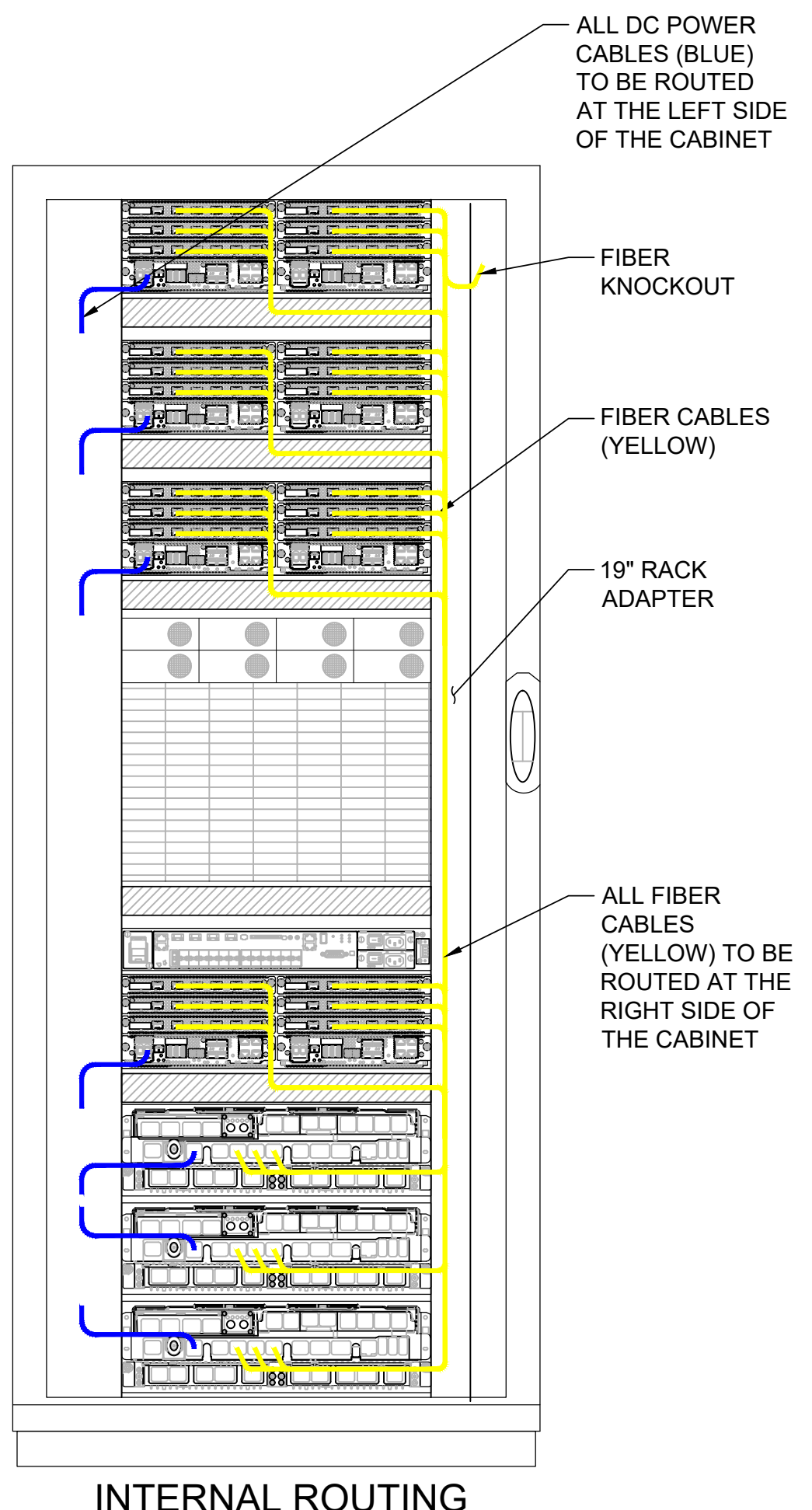
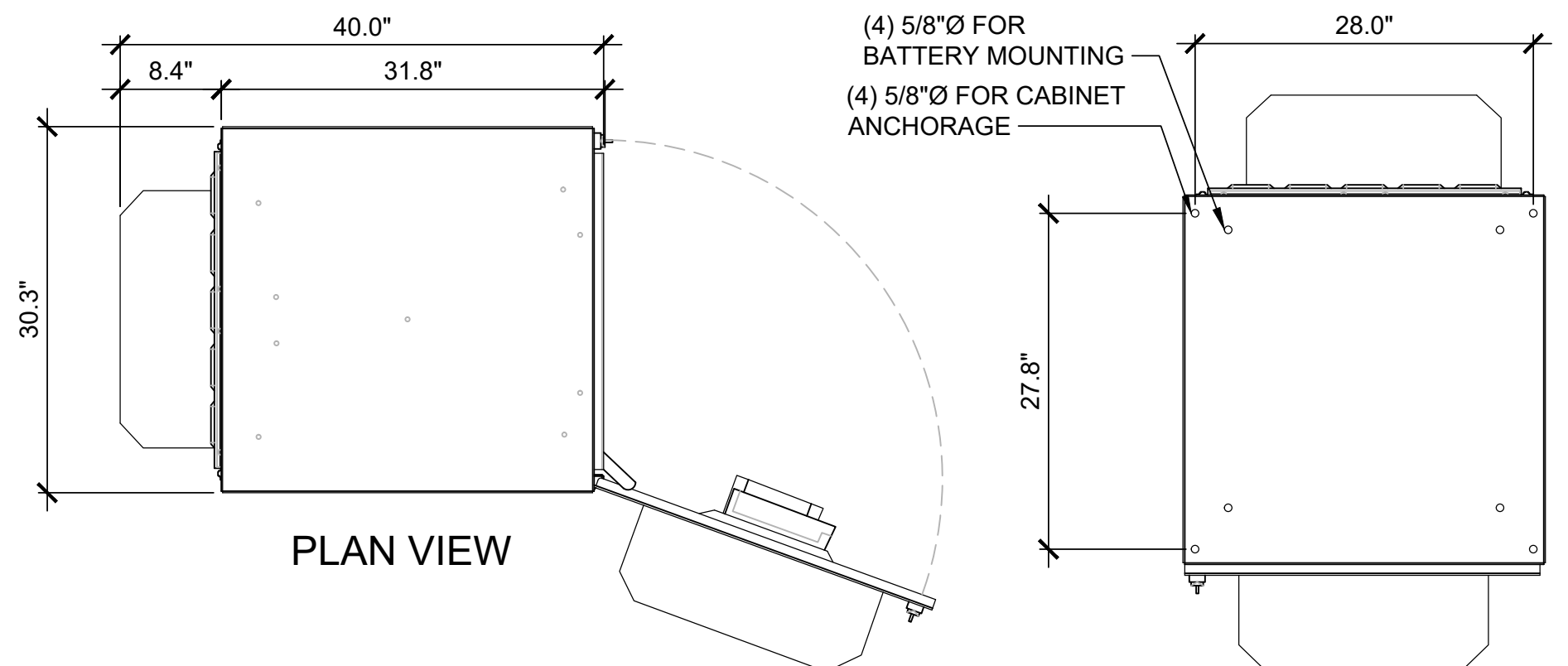


FIBER ROUTE OPTION 2: REAR KNOCKOUTS CAN BE UTILIZED FOR BOTTOM FIBER ROUTING FROM COVP TO AIRSCALE IF OPTION 1 IS UNAVAILABLE.



SKU# 34038 PURCELL 2" PLINTH PLAN VIEW

SKU# 34038 PURCELL 2" PLINTH SIDE VIEW



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99277 ROCK CREEK RD
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 COOS COUNTY

190'-0" SELF SUPPORT TOWER

DRAWINGS ISSUED FOR:

REV.	DATE	DRAWN	DESCRIPTION	QA/QC
A	10/29/21	RCD	PRELIMINARY REVIEW	PD
B	10/10/22	BP	FINAL REVIEW	AM

REGISTERED PROFESSIONAL ENGINEER
 94749PE
 OREGON
 MAR 12, 2019
 LUIS MENDOZA
 EXPIRES: 12/31/22

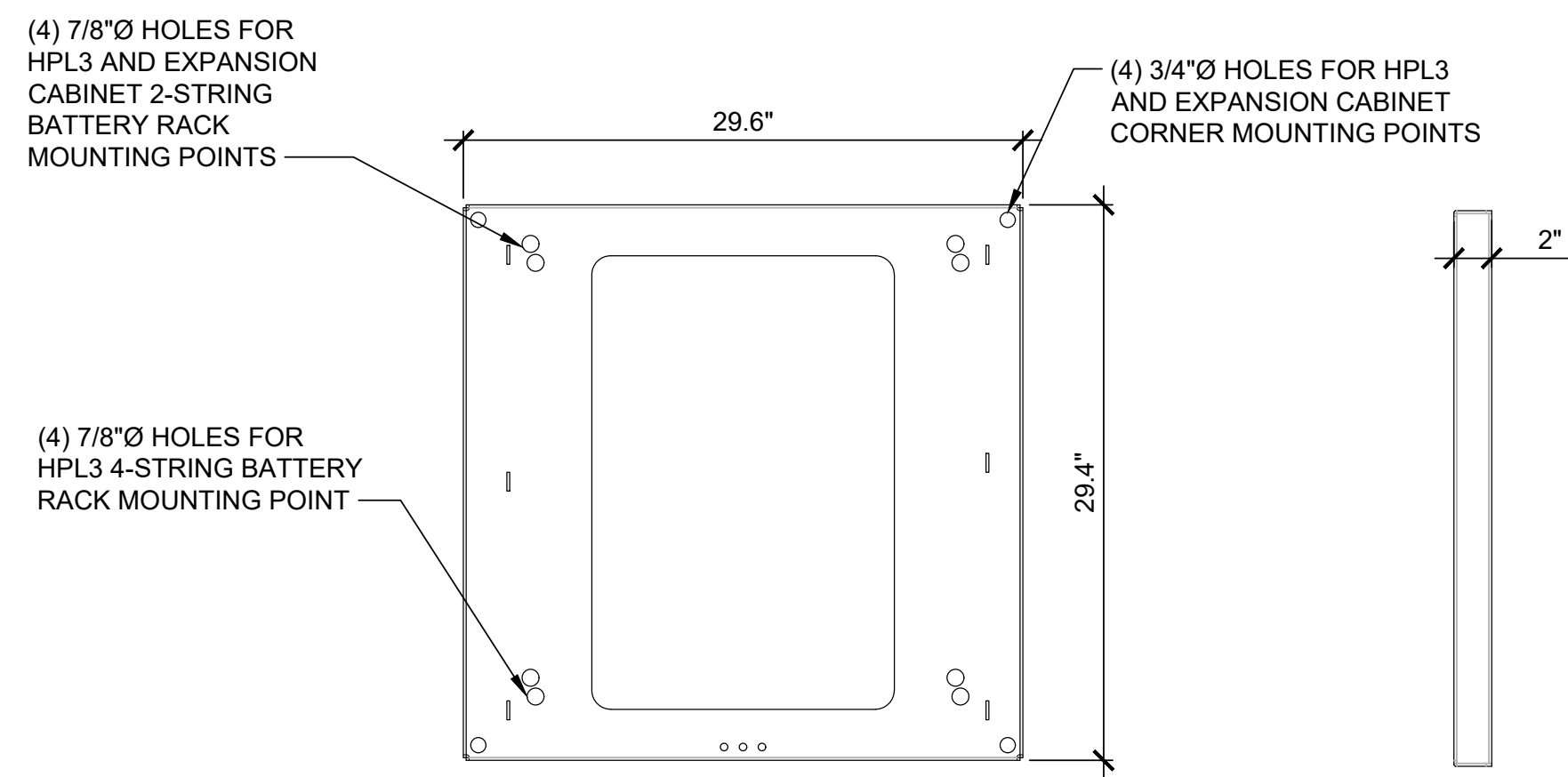
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SHEET TITLE:
EQUIPMENT DETAILS

SHEET NUMBER:
A-6.1

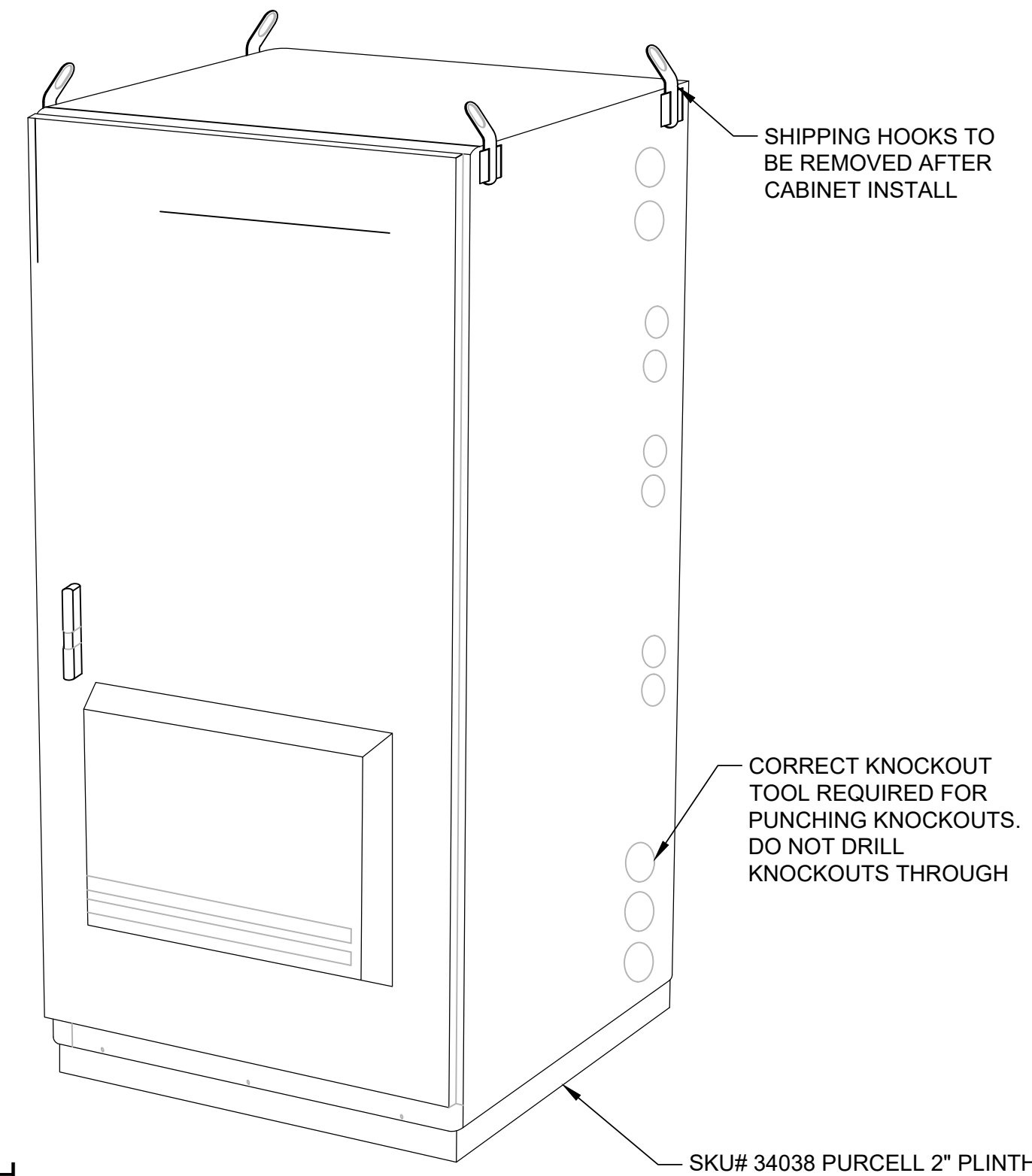
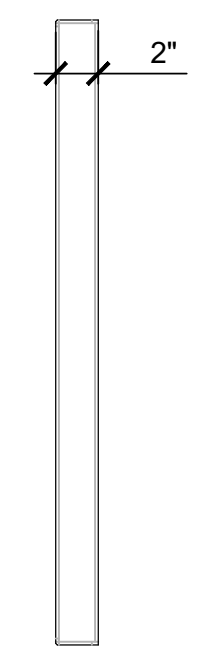
REVISION:
A

MANUFACTURER: PURCELL SYSTEMS INC
 MODEL: HPL3 LARGE BATTERY CABINET
 WEIGHT: 350 LBS (WITHOUT EQUIPMENT)
 2550 LBS (MAX.)
 DIMENSIONS: 30.0"x31.6"x60.4"
 NOTE:
 • WIRES RUN THROUGH PROVIDED KNOCKOUT. FOLLOW PROPER INSTALLATION OF GASKET BEFORE MATING THE 2 CABINETS.

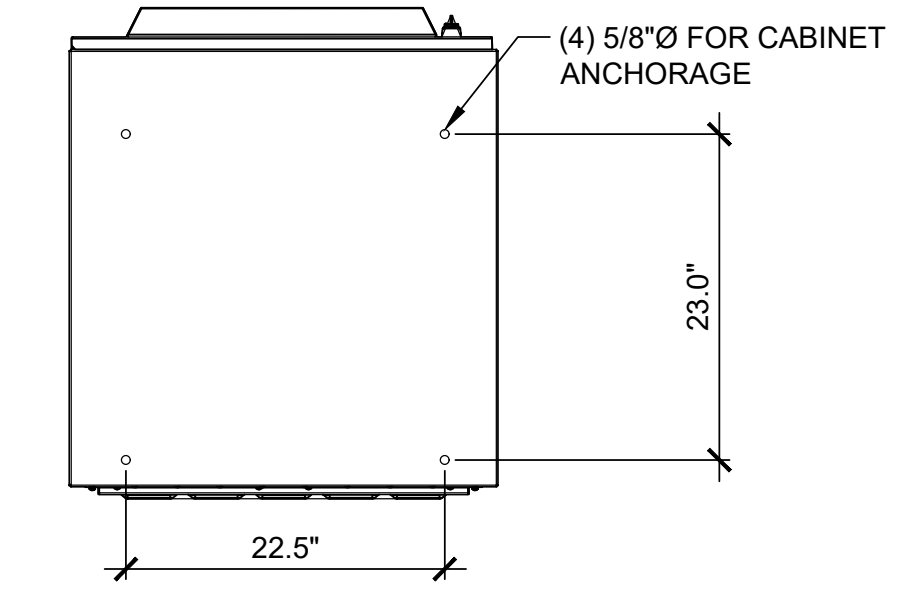


SKU# 34038 PURCELL 2" PLINTH
 PLAN VIEW

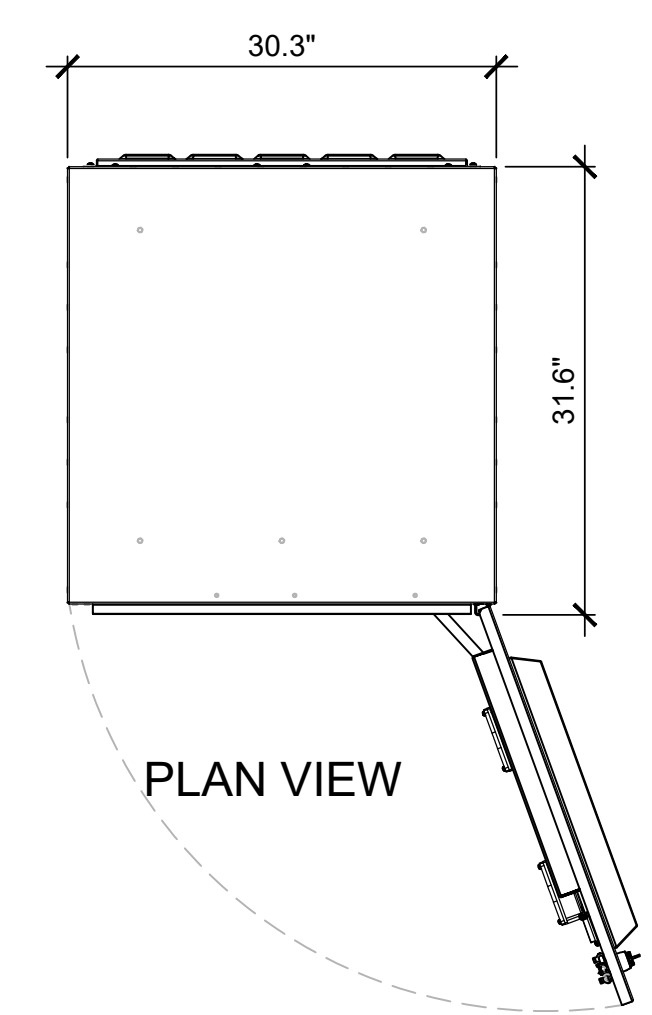
SKU# 34038 PURCELL 2" PLINTH
 SIDE VIEW



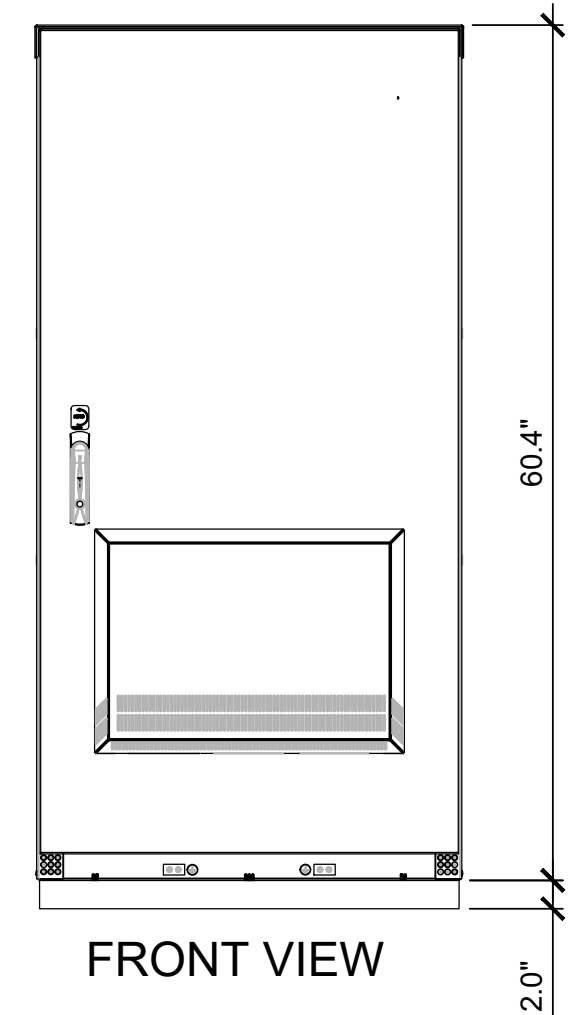
ISO VIEW



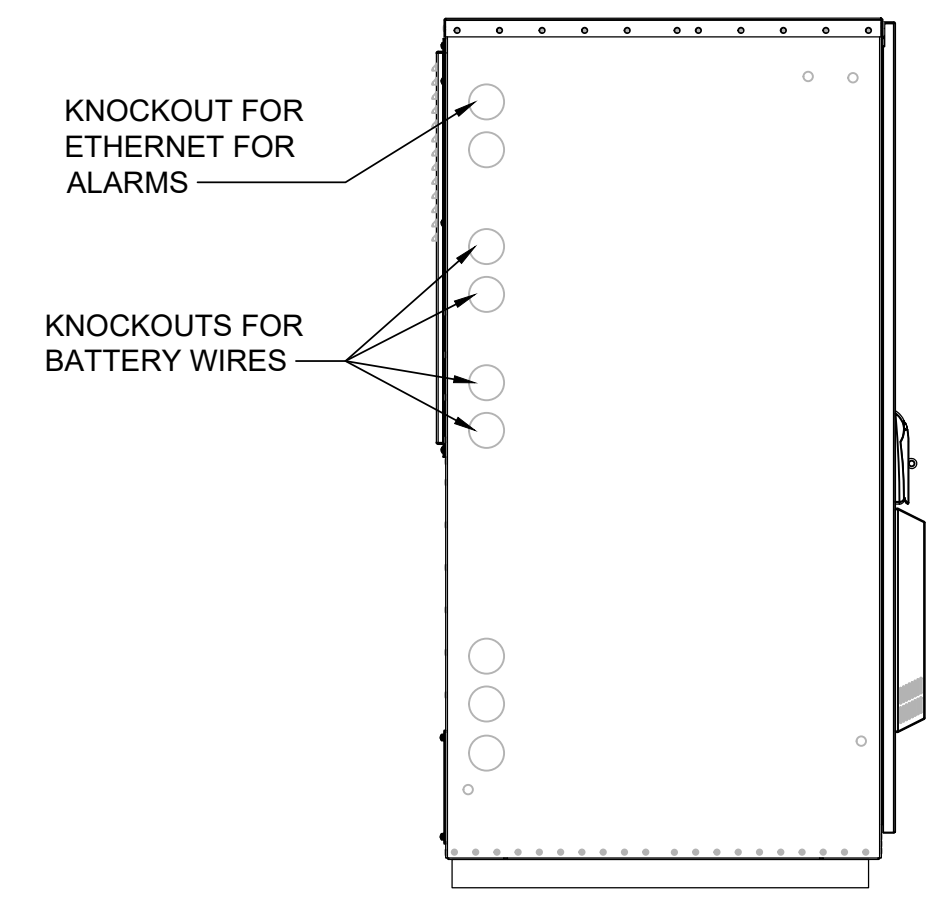
MOUNTING FOOTPRINT



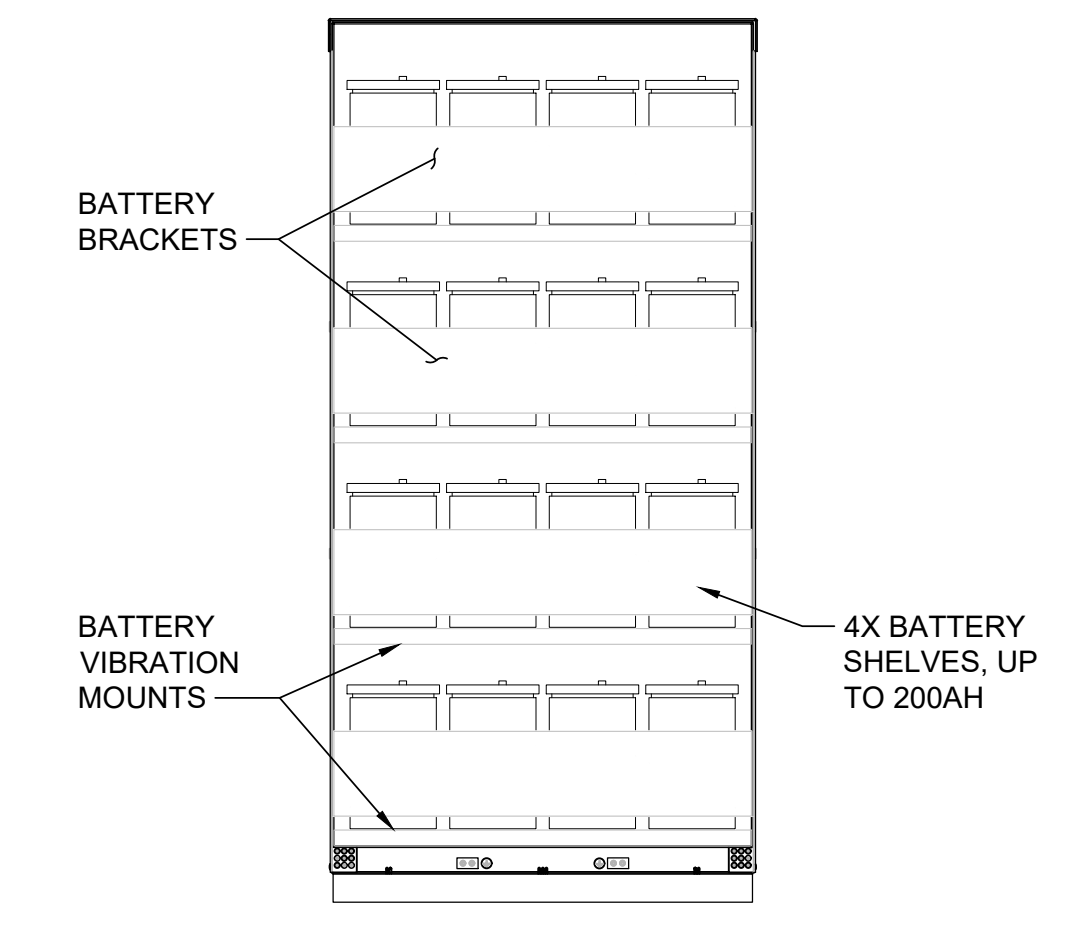
PLAN VIEW



FRONT VIEW



LEFT VIEW



FRONT VIEW (OPEN)

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190'-0" SELF SUPPORT TOWER

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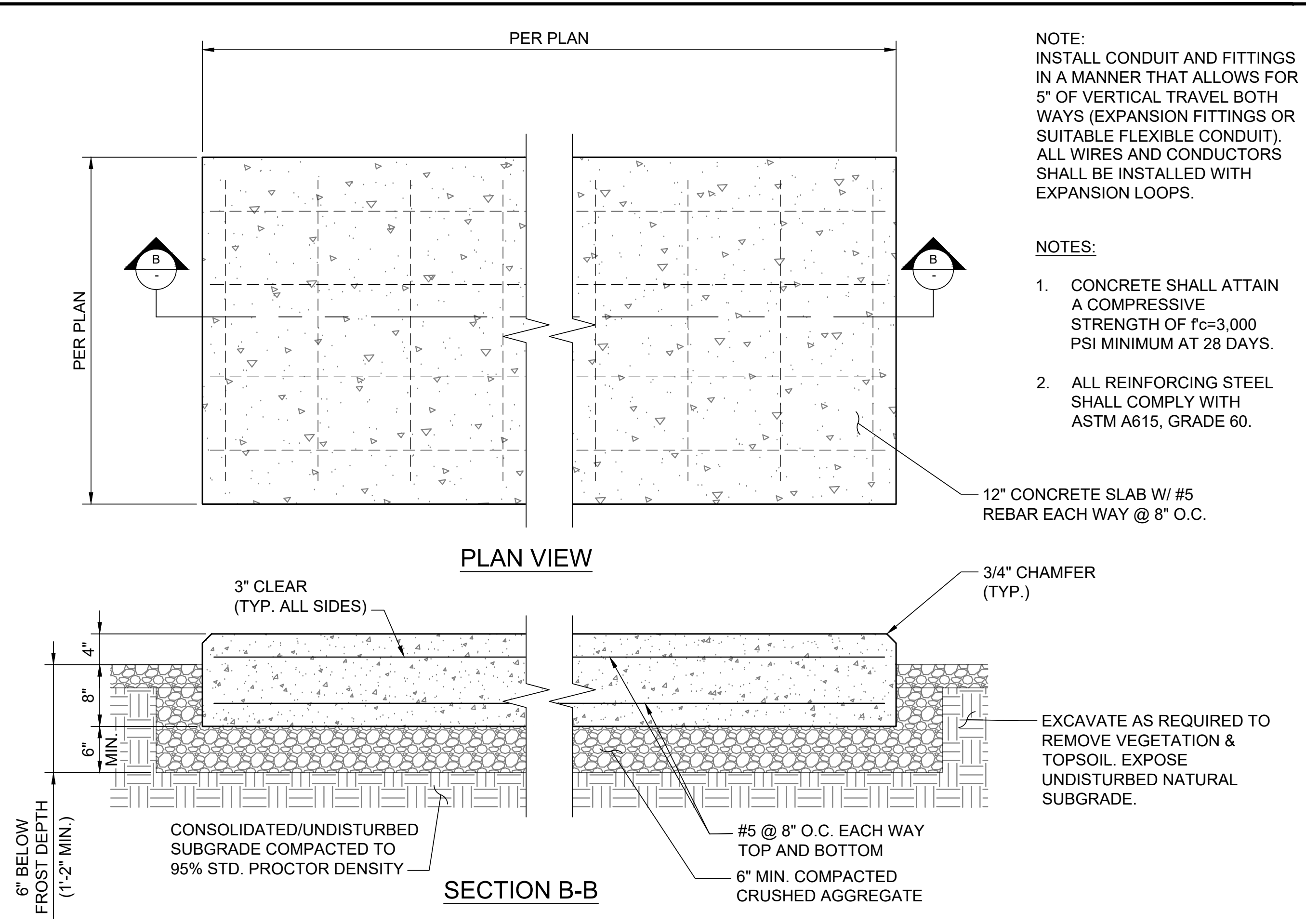
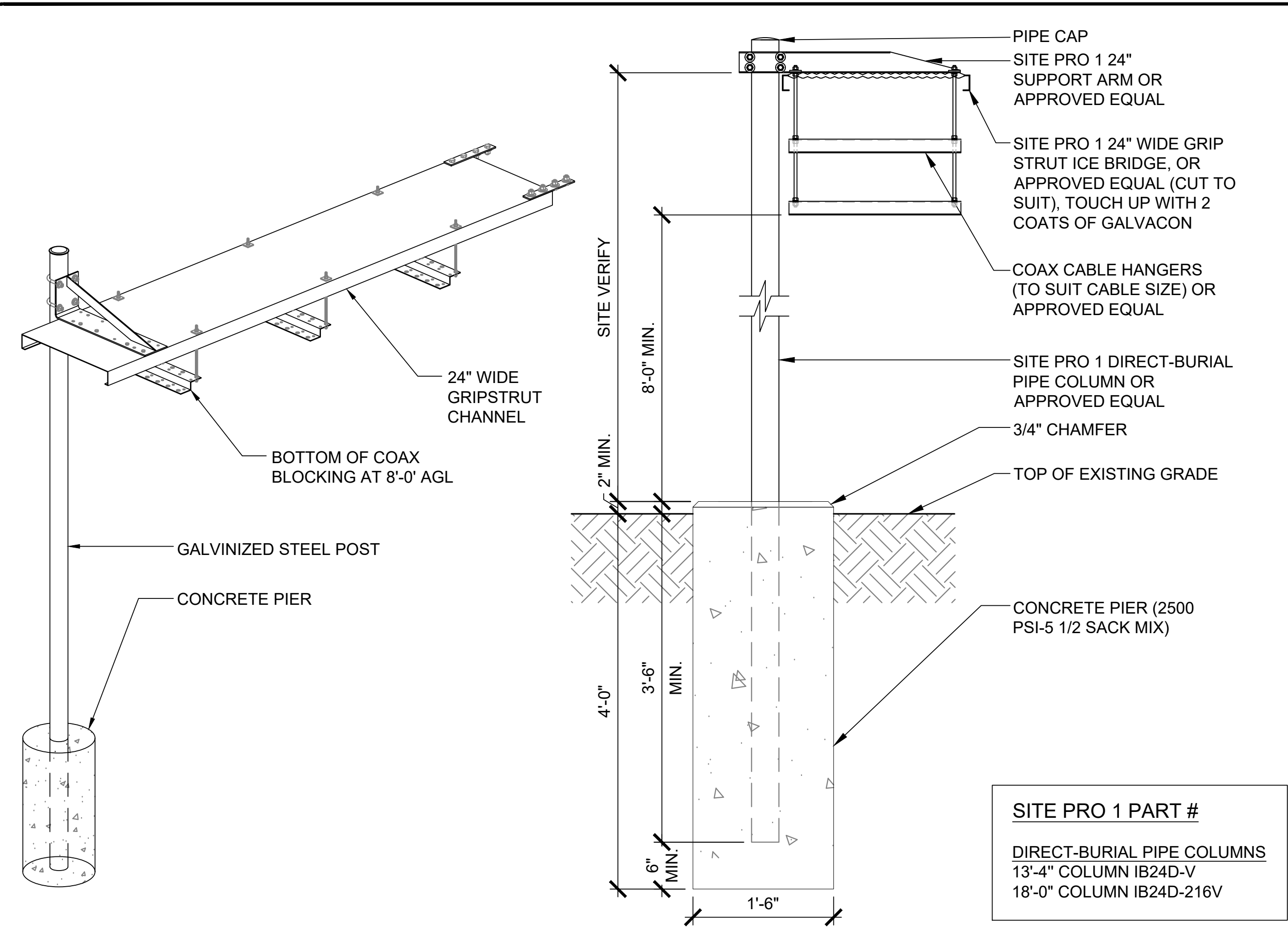
REGISTERED PROFESSIONAL
 ENGINEER
 94749PE
 OREGON
 MAR 12, 2019
 LUIS MENDOZA
 EXPIRES: 12/31/22

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SHEET TITLE:
**EQUIPMENT
 DETAILS**

SHEET NUMBER:
A-6.2

REVISION:
A



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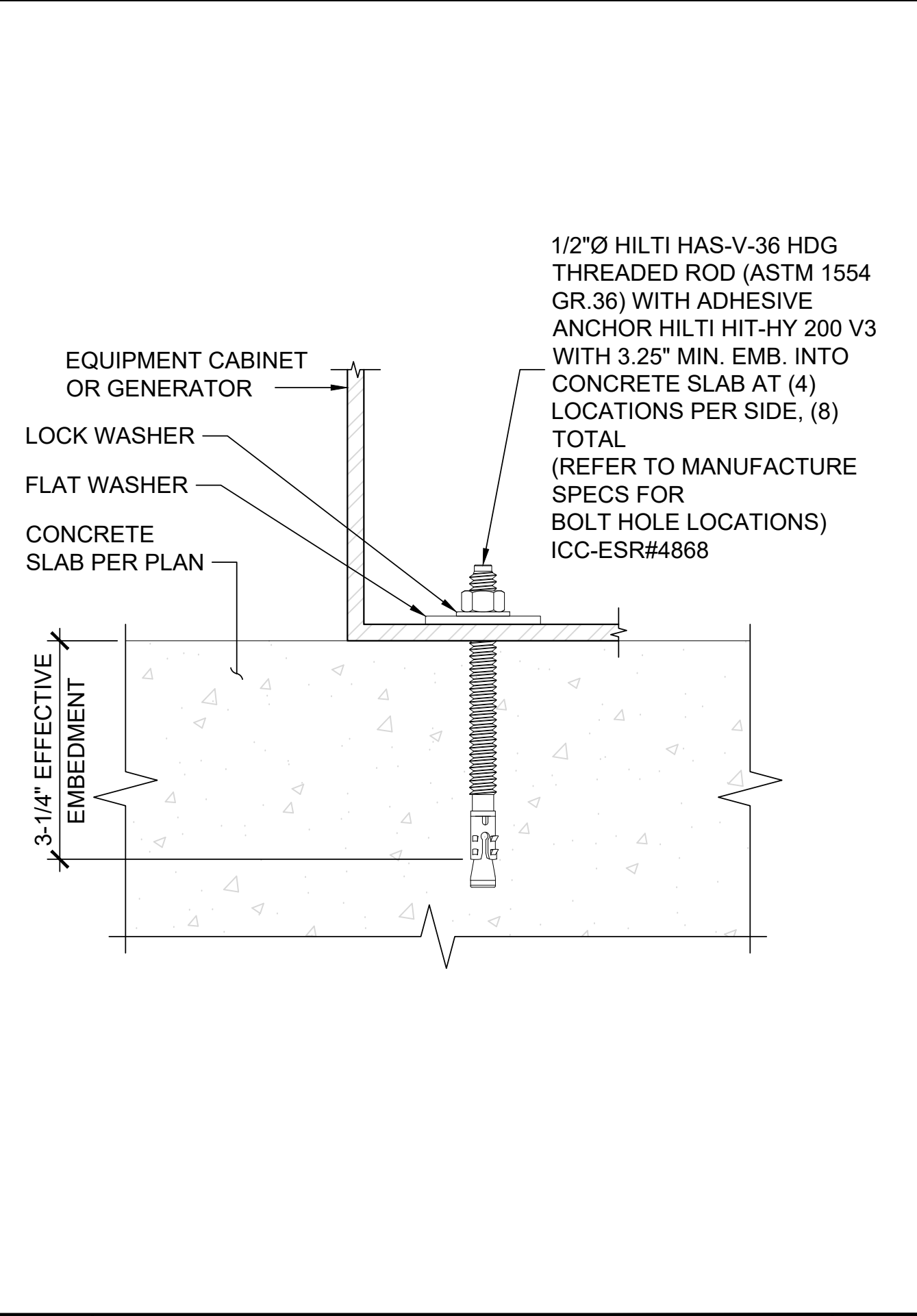
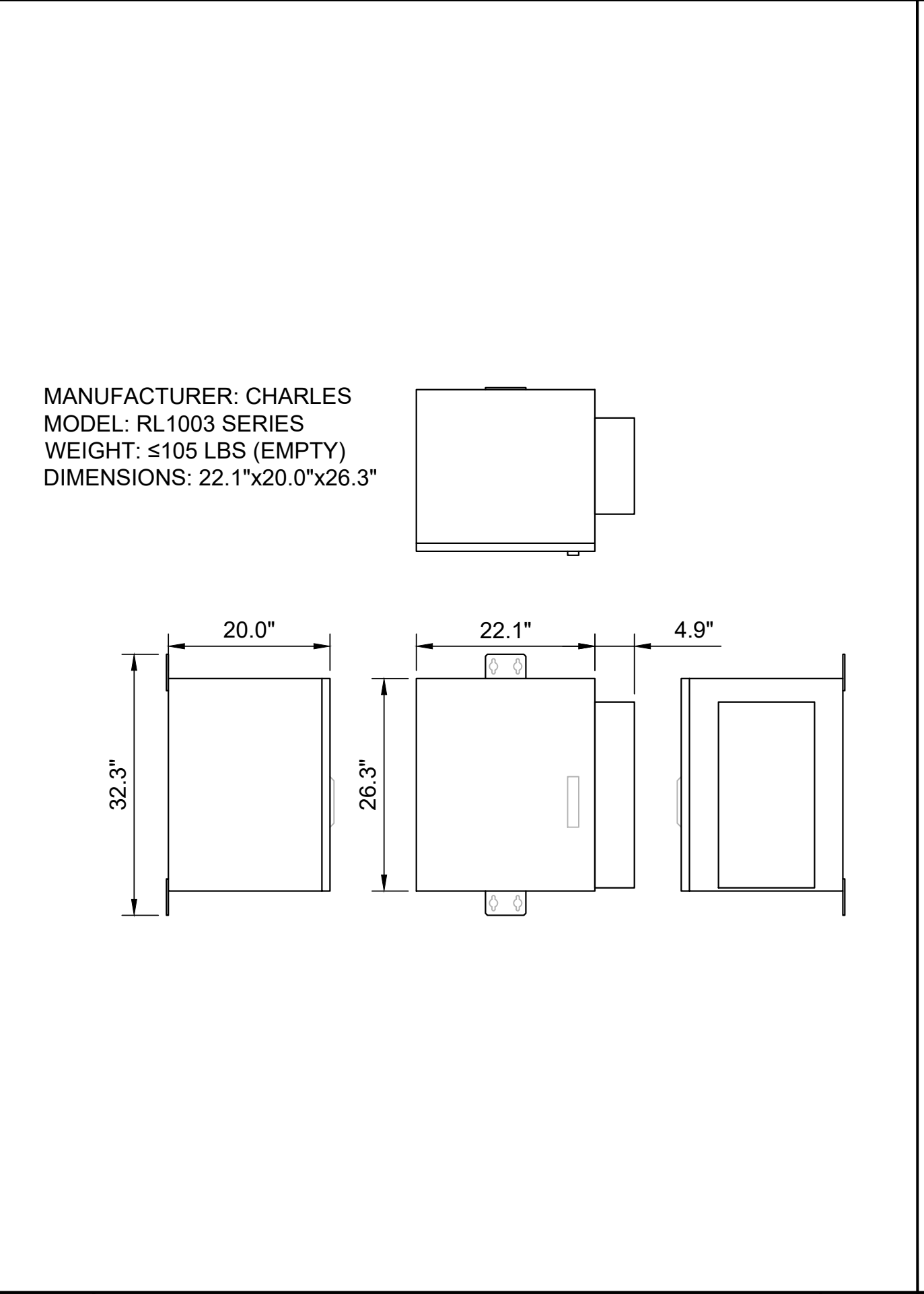
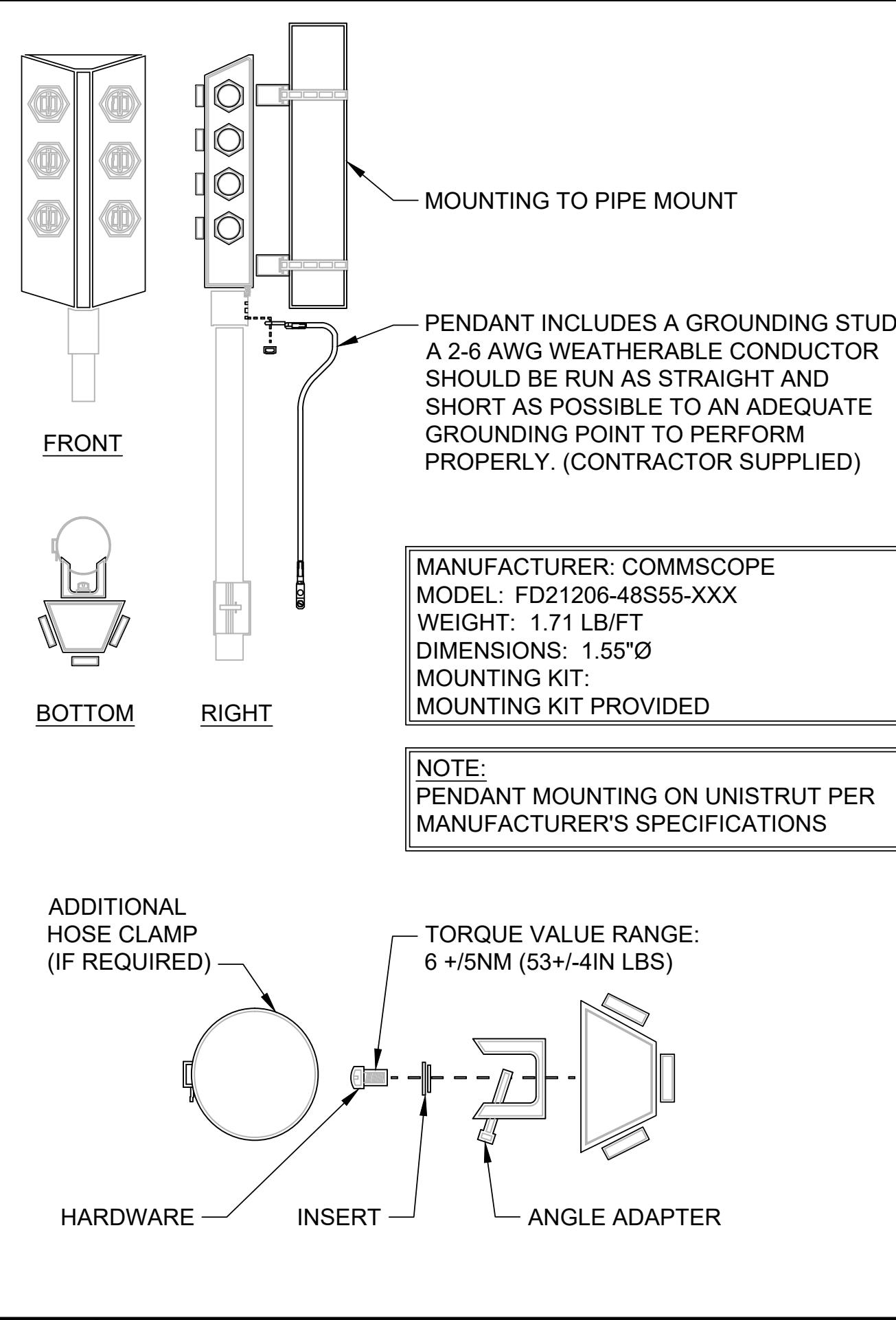
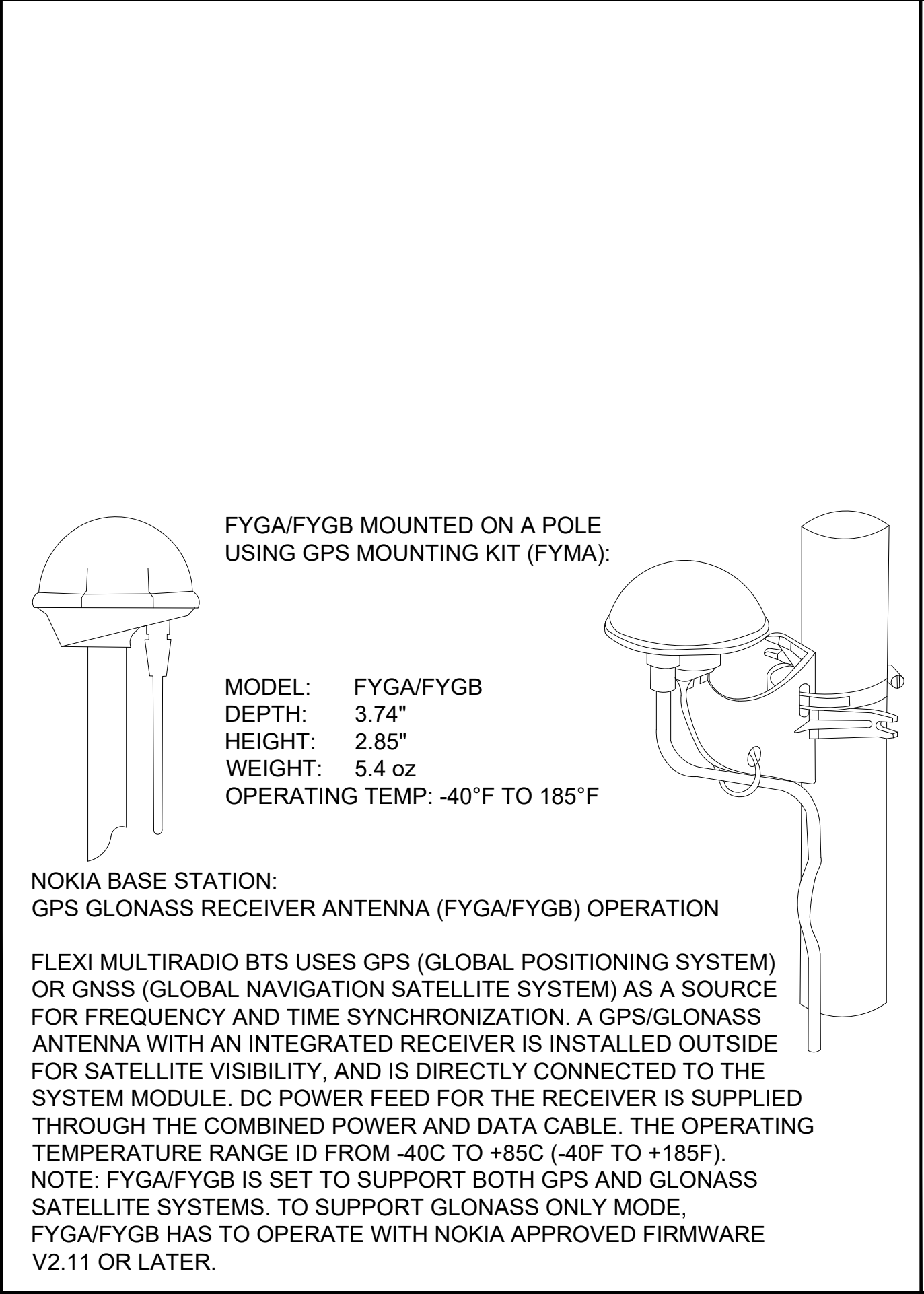
US CELLULAR SITE
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99277 ROCK CREEK RD
MYRTLE POINT, OR 97458
COOS COUNTY

190'-0" SELF SUPPORT TOWER

6 ICE BRIDGE SPECIFICATION NOT TO SCALE

5 CONCRETE PAD DETAIL NOT TO SCALE



4 GPS ANTENNA DETAIL NOT TO SCALE

3 HYBRID W/ PENDANT DETAIL NOT TO SCALE

2 NOT USED NOT TO SCALE

1 CABINET ATTACHMENT DETAIL NOT TO SCALE

DRAWINGS ISSUED FOR:

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OREGON
MAR 12, 2019
LUIS MENDOZA
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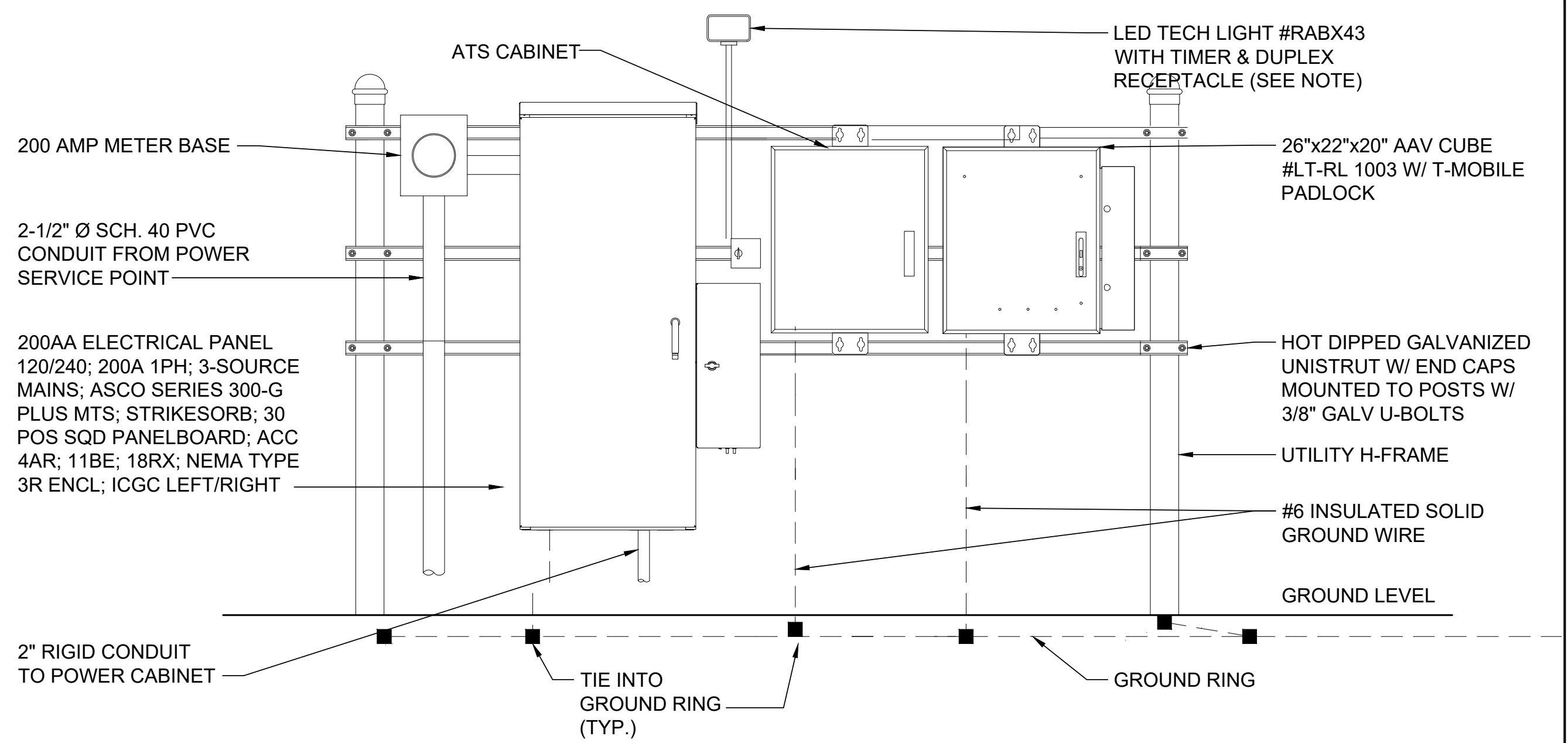
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SHEET TITLE: **EQUIPMENT DETAILS**

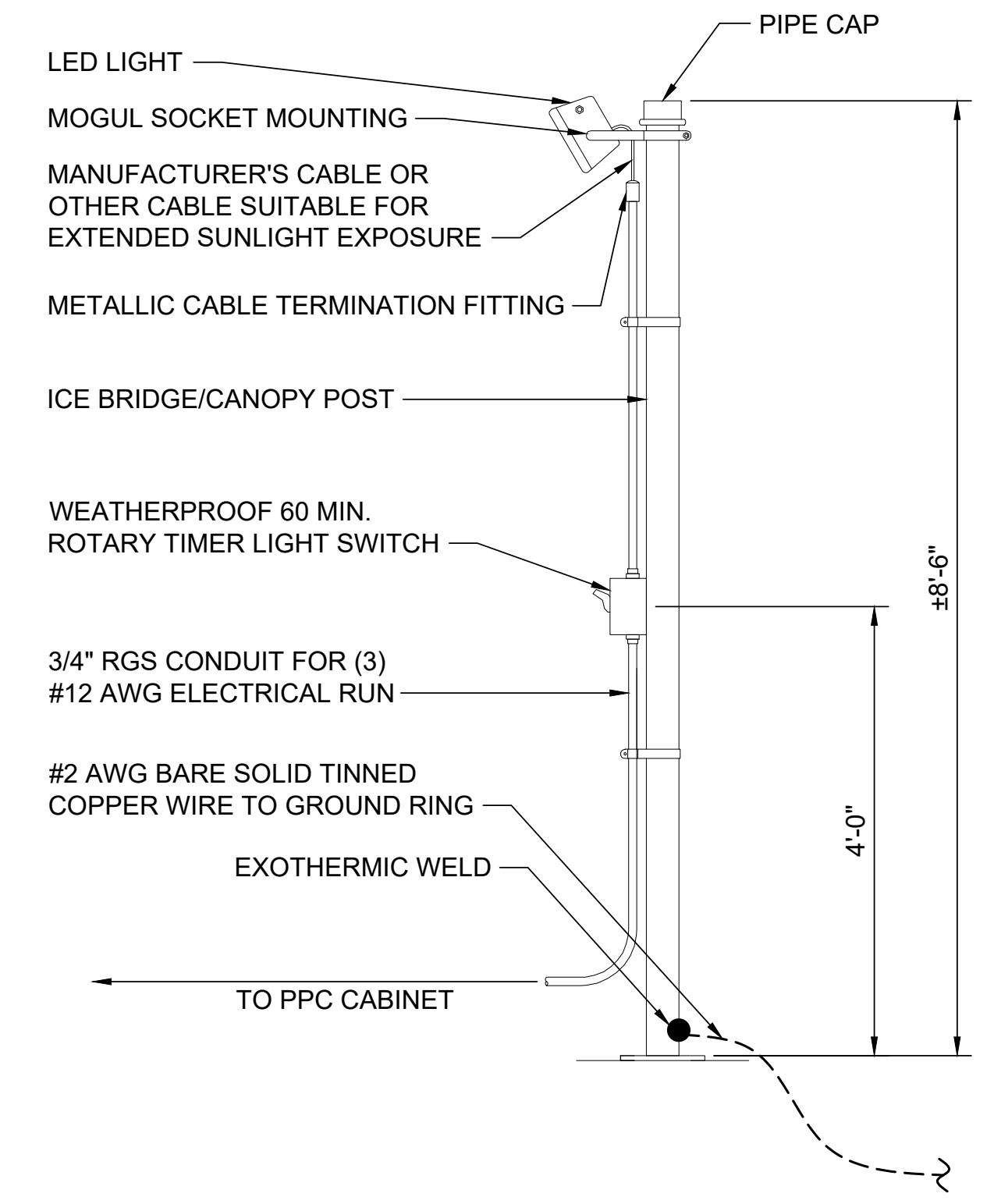
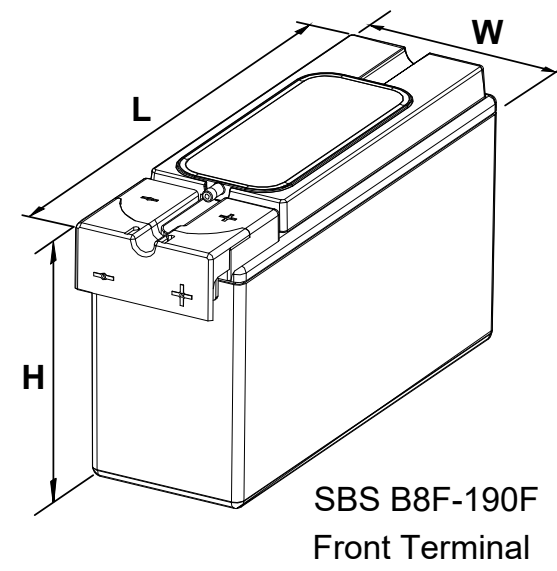
SHEET NUMBER: **A-7** REVISION: **A**

NOTE:
ANYTHING EXPOSED TO WEATHER SHALL
BE STAINLESS AND/OR GALVANIZED.

NOTE:
GFCI RECEPTACLE: LEVITON #GFWR1-W 4HR
TIMER: INTERMATIC #FD4H RECEPTACLE
COVER: INTERMATIC #WP5220C DOUBLE GANG
JUNCTION BOX: #2IHD5-2



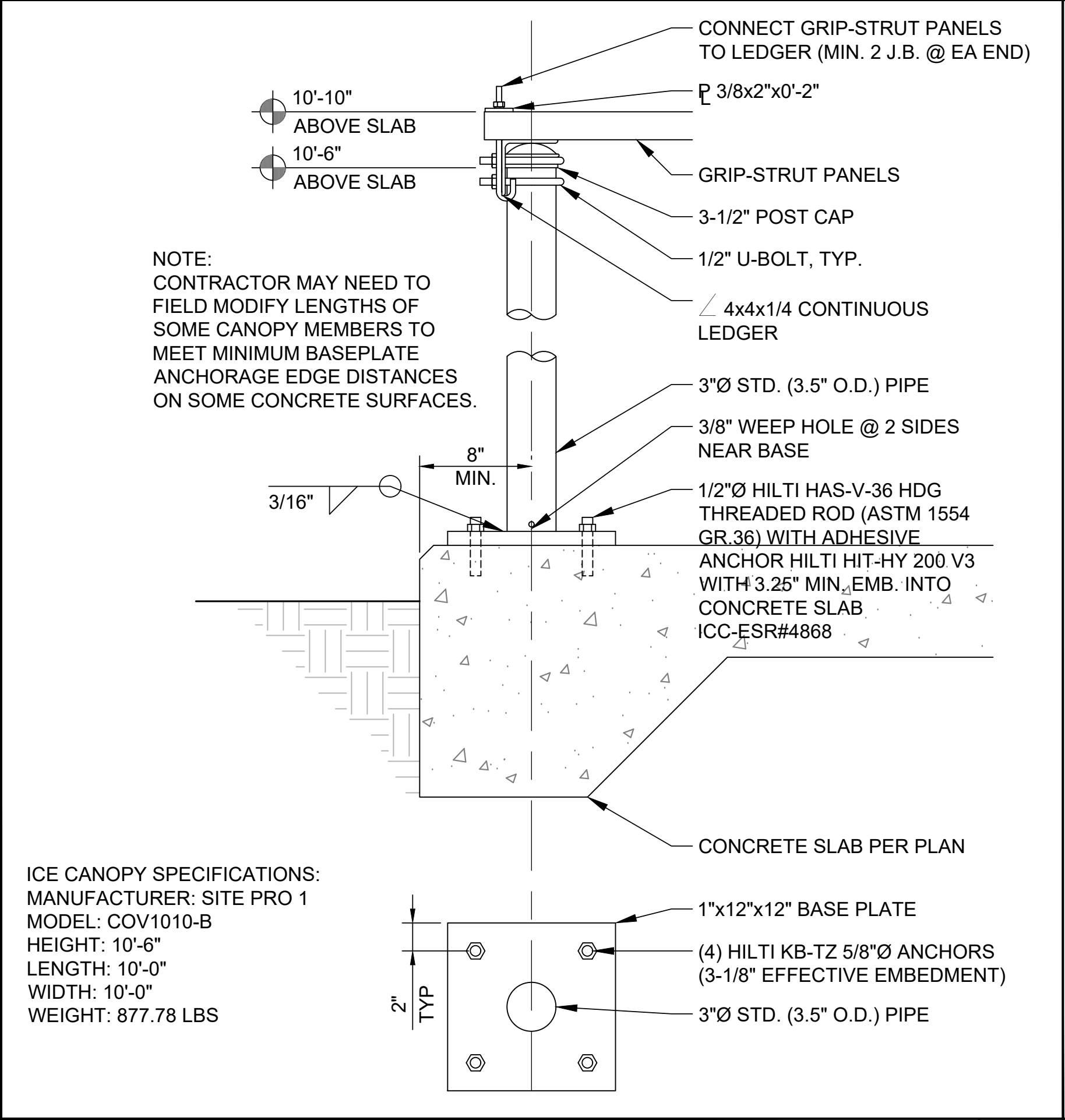
BATTERY QUANTITY:
(4) STRINGS (MAXIMUM) IN BATTERY CABINET,
(4) BATTERIES PER STRING, (16) BATTERIES TOTAL
ELECTROLYTE & ACID:
(3) GALLONS PER BATTERY, (48) GALLONS TOTAL
BATTERY SPECIFICATIONS:
MANUFACTURER: ENERSYS
PRODUCT: POWERSAFE SBS-190F
CHEMISTRY: VALVE REGULATED LEAD ACID
NUMBER OF CELLS: 6
NOMINAL VOLTAGE: 12 V
NOMINAL CAPACITY:
8HR RATE 1.75Vpc @ 77°F (25°C): 190 Ah
10HR RATE 1.80Vpc @ 68°F (20°C): 190 Ah
NOMINAL DIMENSIONS:
LENGTH: 22.1" (561 mm)
WIDTH: 4.9" (125 mm)
HEIGHT: 12.4" (316 mm)
WEIGHT: 132 LBS (60.0 kg)
SHORT CIRCUIT CURRENT: 3990 AMPS
INTERNAL RESISTANCE: 3.20 MILLI-OHMS
TERMINALS: M6 M
ELECTROLYTE (PER BLOC)
VOLUME: 2.34 GAL (8.86 L)
WEIGHT: 25.3 LBS (11.5 kg)
PURE H₂SO₄ ACID (PER BLOC)
VOLUME: 0.66 GAL (2.49 L)
WEIGHT: 10.1 LBS (4.56 kg)
LEAD WEIGHT (PER BLOC): 95.8 LBS (43.4 kg)



6 UTILITY H-FRAME ELEVATION

5 BATTERY SPECIFICATIONS

4 WORK LIGHT W/ TIMER DETAIL



3 NOT USED

1 NOT USED

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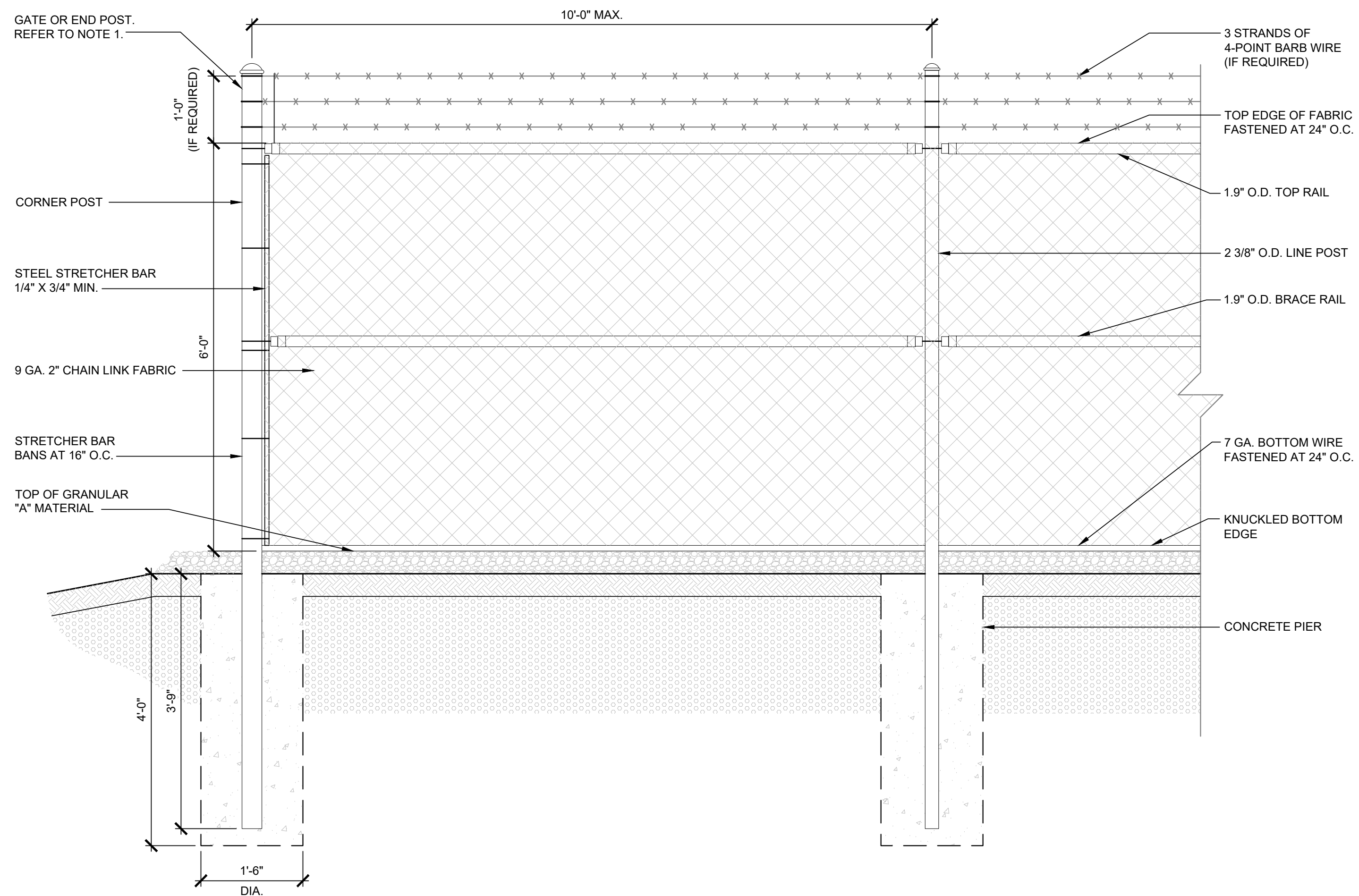
SHEET TITLE:
EQUIPMENT DETAILS

SHEET NUMBER:
A-8

REVISION:
A

FENCING NOTES

1. GATE POST, CORNER, END, OR PULL POST 3" STD. (3.5" O.D.) SCHEDULE 40 XS PIPE, FOR GATE WIDTHS UP TO 6' OR 12' FOR DOUBLE SWING GATE PER ASTM-F1083.
2. LINE POST: 2" (2-3/8" O.D.) 3.65LBS/LIN. FT. ASTM-F1083.
3. TOP RAIL AND BRACE RAIL: 1 1/2" (1.9" O.D.) PIPE. 2.72 LBS/LIN. FT. ASTM-F1083. INSTALL BRACE AT ALL CORNER LOCATIONS AND ADJACENT TO GATES.
4. GATE FRAME: 1 1/2" STD. (1.9" O.D.) PIPE. 2.72 LBS/LIN. FT. ASTM-F1083.
5. FABRIC SHALL BE TWO-INCH CHAIN LINK MESH NO. 9 GAUGE (0.148") WIRE. THE FABRIC SHALL HAVE A KNUCKLED FINISH FOR THE TOP SELVAGES. FABRIC SHALL CONFORM TO ASTM A-392 CLASS 1.
6. TIE WIRE: MINIMUM 11 GAUGE GALVANIZED STEEL. PROVIDE A SINGLE WRAP OF FABRIC TIE AT POSTS, RAILS, AND AT TENSION WIRE BY HOG RINGS. MAXIMUM SPACING OF 24" O.C.
7. TENSION WIRE: MINIMUM 7 GAUGE GALVANIZED STEEL.
8. BARB WIRE: DOUBLE STRAND 12 GAUGE 1/2" O.D. TWISTED WIRE TO MATCH WITH FABRIC, 14 GAUGE 4PT. BARBS SPACED ON APPROXIMATE 5" CENTERS.
9. BARB WIRE GATE GUARDS SHALL BE FITTED WITH DOME CAPS.
10. BARB WIRE SUPPORT ARMS SHALL BE PRESSED STEEL COMPLETE WITH SET BOLT AND LOCK WIRE IN THE ARM.
11. PROVIDE (2) 6' WIDE SWING OUT GATES (UNLESS NOTED OTHERWISE) NO PERSONNEL GATES ARE REQUIRED (UNLESS AS DIRECTED BY THE CONSTRUCTION MANAGER). GATES SHALL BE ABLE TO LOCK.
12. GATE POSTS SHALL BE EXTENDED 12", INCLUDING DOME CAP, TO PROVIDE FOR ATTACHMENT OF BARB WIRE.
13. GATE FRAMES SHALL HAVE A FULL HEIGHT VERTICAL BRACE AND A FULL WIDTH HORIZONTAL BRACE, SECURED IN PLACE BY USE OF GATE BRACE CLAMPS.
14. GATE HINGES SHALL BE MERCHANTS METAL MODEL 64386 HINGE ADAPTER WITH MODEL 6409, 180" ATTACHMENT OR APPROVED EQUAL.
15. GATE LATCH: 1 3/8" O.D. PLUNGER ROD WITH MUSHROOM TYPE CATCH.
16. A 6" BY 1/2" DIAMETER EYEBOLT, TO HOLD TENSION WIRE, SHALL BE PLACED AT LINE POSTS.
17. STRETCHER BARS SHALL BE 3/16" OR HAVE EQUIVALENT CROSS-SECTIONAL AREA.
18. ALL POSTS EXCEPT GATE POSTS SHALL HAVE A COMBINATION CAP AND BARB WIRE SUPPORTING ARM.
19. ALL CAPS SHALL BE MALLEABLE IRON, DOME OR ACORN SHAPED AS REQUIRED BY PIPE SIZE.
20. OTHER HARDWARE MAY INCLUDE BUT NOT BE LIMITED TO TIE CLIPS, BAND CLIPS, AND TENSION BAND CLIPS.
21. WHERE THE USE OF CONCERTINA HAS BEEN SPECIFIED, 24" DIAMETERS COIL, BARBED TAPE, STAINLESS STEEL, CYCLONE FENCE MODEL G8P TO TYPE III SHALL BE FURNISHED. IT SHALL BE SUPPORTED ABOVE THE TOP RAIL BY USE OF (6) BARB WIRE ARMS POSITIONED ATOP EACH LINE/CORNER POST.
22. UNLESS NOTED OTHERWISE, ALL CHAIN LINK FENCING COMPONENTS MUST BE HOT DIPPED GALVANIZED.



4 FENCING NOTES

NOT TO SCALE

3 FENCE

NOT TO SCALE

2 NOT USED

NOT TO SCALE

1 NOT USED

NOT TO SCALE

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COOS COUNTY

190'-0" SELF SUPPORT TOWER

DRAWINGS ISSUED FOR:

REV.	DATE	DRAWN	DESCRIPTION	QA/QC
A	10/29/21	RCD	PRELIMINARY REVIEW	PD
B	10/10/22	BP	FINAL REVIEW	AM

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94749PE
OREGON
MAR 12, 2019
LUIS MENDOZA
EXPIRES: 12/31/22

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SHEET TITLE:
**FENCE
DETAILS**

SHEET NUMBER:
A-9

REVISION:
A

Power Pedestal Cabinet

Description

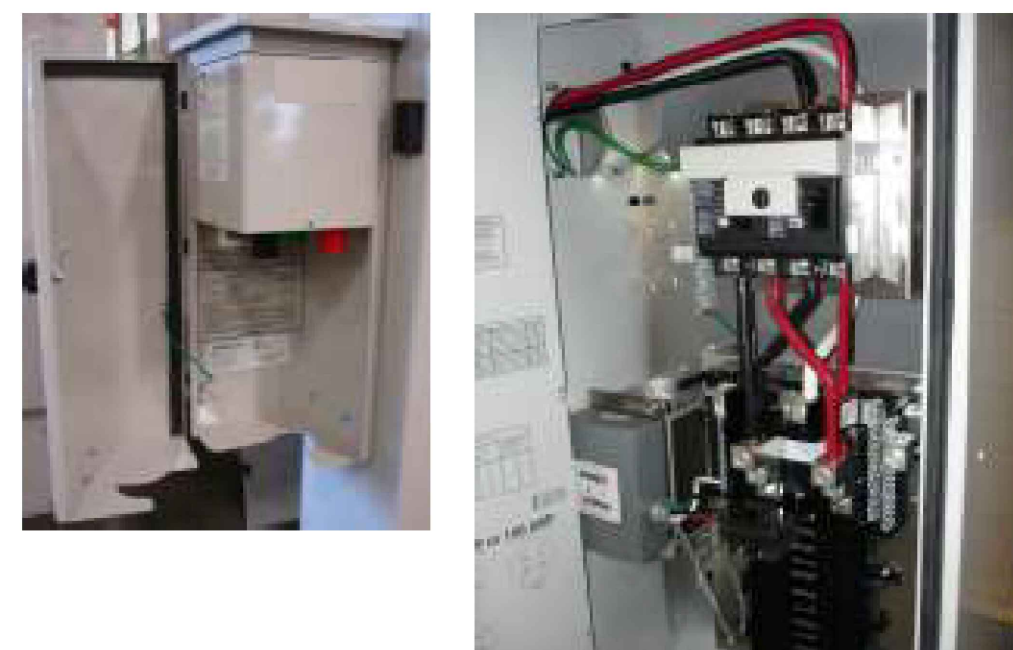
Delta Power Pedestal Cabinets integrate service disconnect switch, transfer switch, load center, surge suppression and a Telco compartment in a compact product offering.

Power Pedestal Cabinet features

- Single wall Aluminum enclosure
- Powder coated finish
- Pad lockable 3-point door latch
- Type 3R & IP55 rated
- Metal oxide varistor surge protection
- Universal generator connections

Applications

- Telecom Outside Plant



Technical specifications

Cabinet:

- UL 50
- Type 3R, Aluminum Construction
- Powder coated Finish
- Pad Lockable, Three point door latch
- Dimensions: 40H x 20W x 10D inches

AC Section:

- UL 891 Dead Front Switchboard Listed
- Suitable for Use as Service Equipment
- N-G Bonding kit included
- Voltage: 240/120 Single Phase Three Wire and Ground
- Current: 200 Amp
- AIC Rating: Utility 65,000 Amps, PanLoc 10,000 Amps
- Generator Interface: Pantrol PanLoc™ (Left Mount)
- Service Disconnect: Square D 200 Amp
- Manual Transfer Switch
- Load Center: Square D 200 Amp, QO Series, 24 Position
- Surge Protection Device (SPD) - 1 ea. AC Data 2050
- Square D 30 Amp, 2-Pole Breaker for SPD
- Ground Bar
- Silkscreened Dead-Front
- Captive Dead-Front Fasteners
- Dimensions: 40H x 20W x 10D inches

Estimated Total Assembled Product Weight:

- Approximately 75 Pounds excluding packaging

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190'-0" SELF SUPPORT TOWER

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SHEET TITLE:
**GENERATOR
DETAILS**

SHEET NUMBER:
A-11

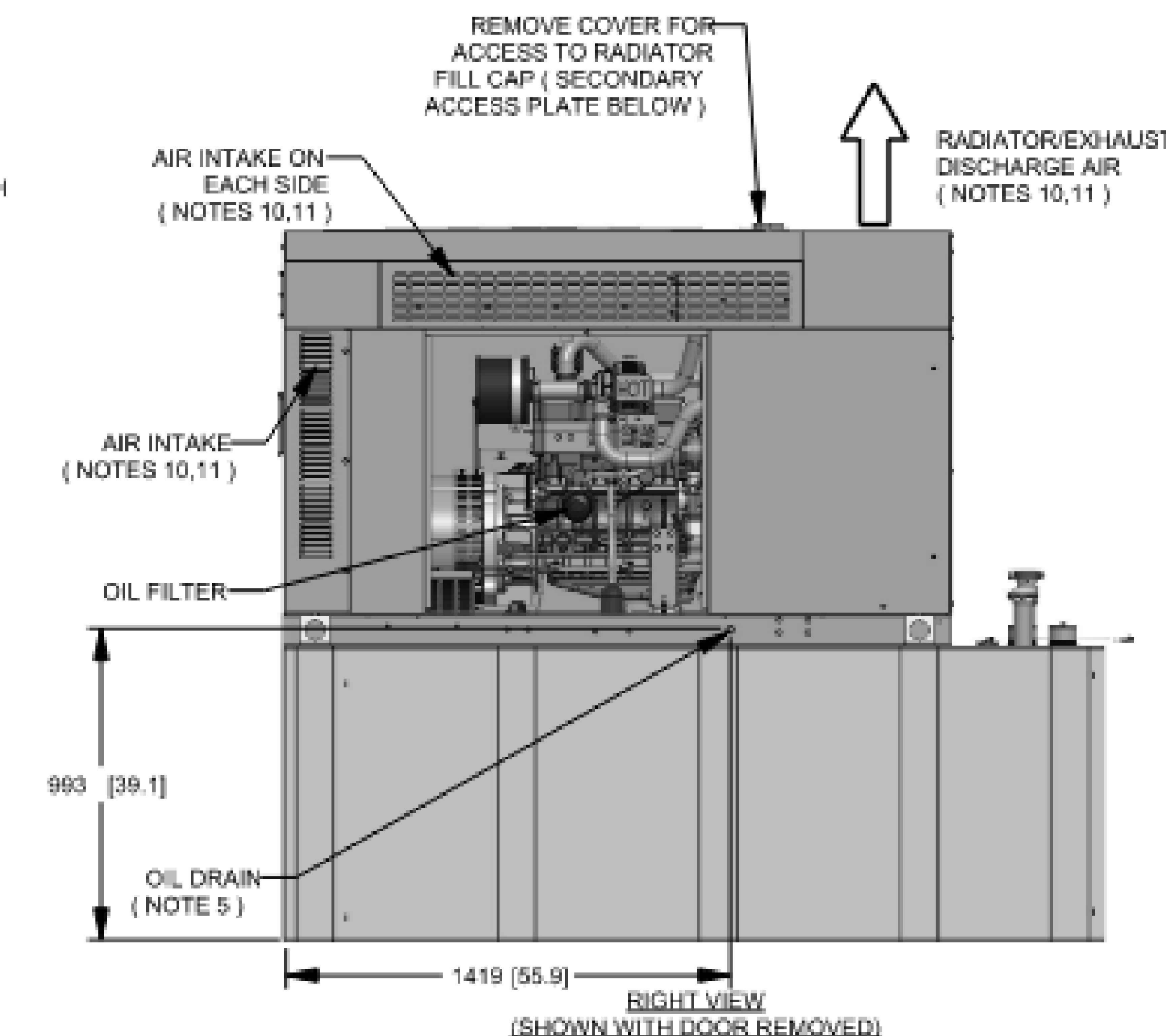
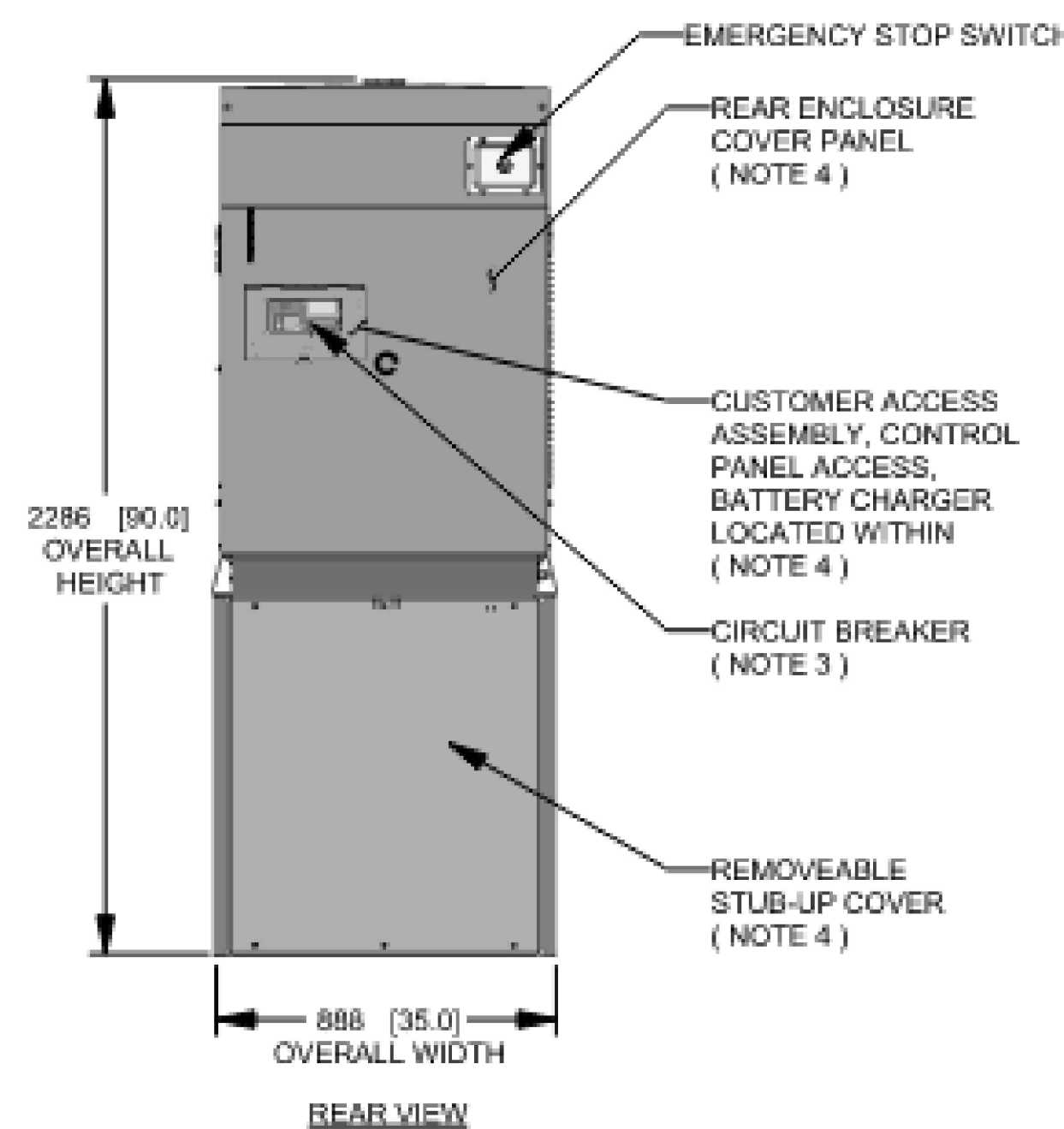
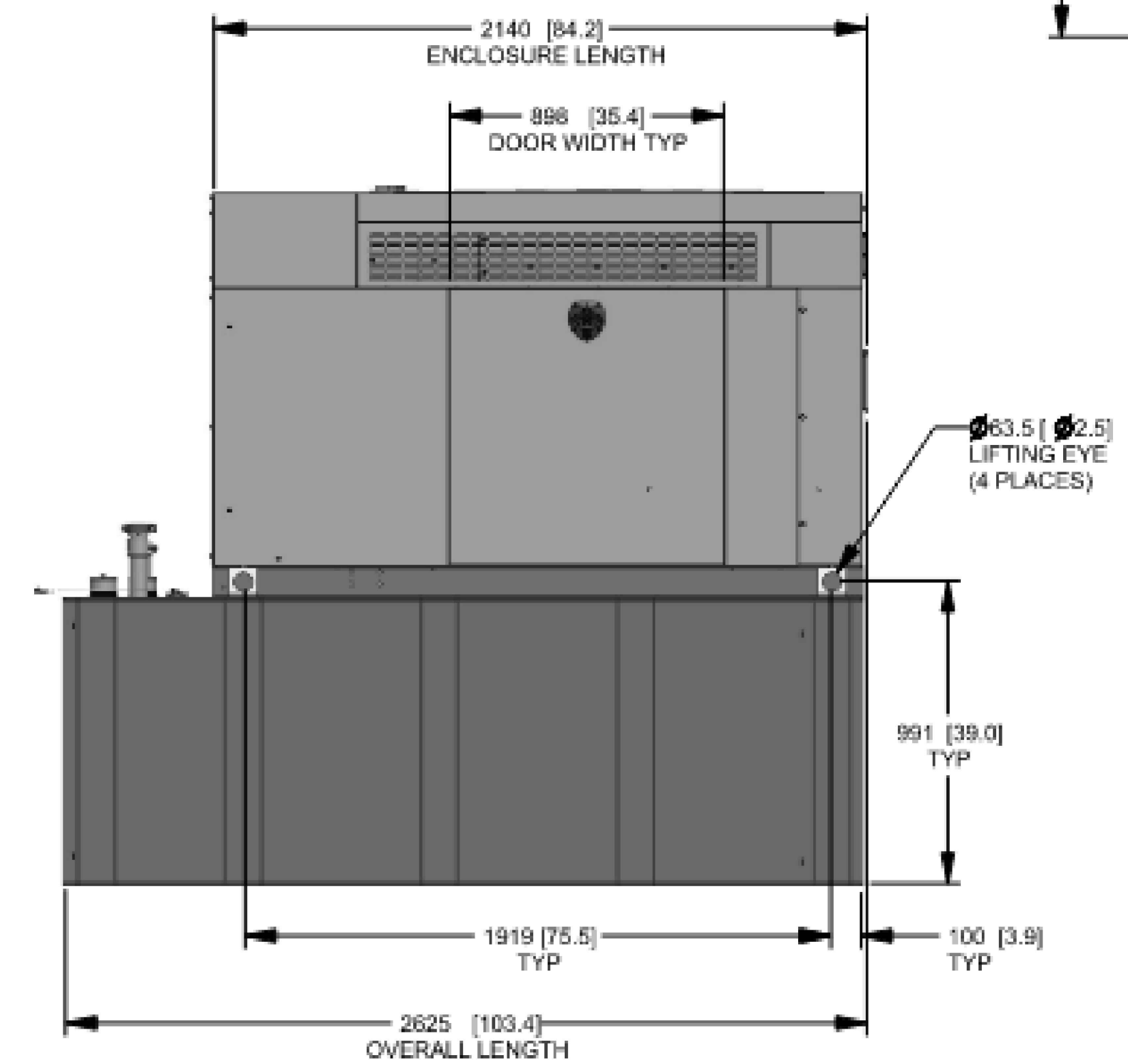
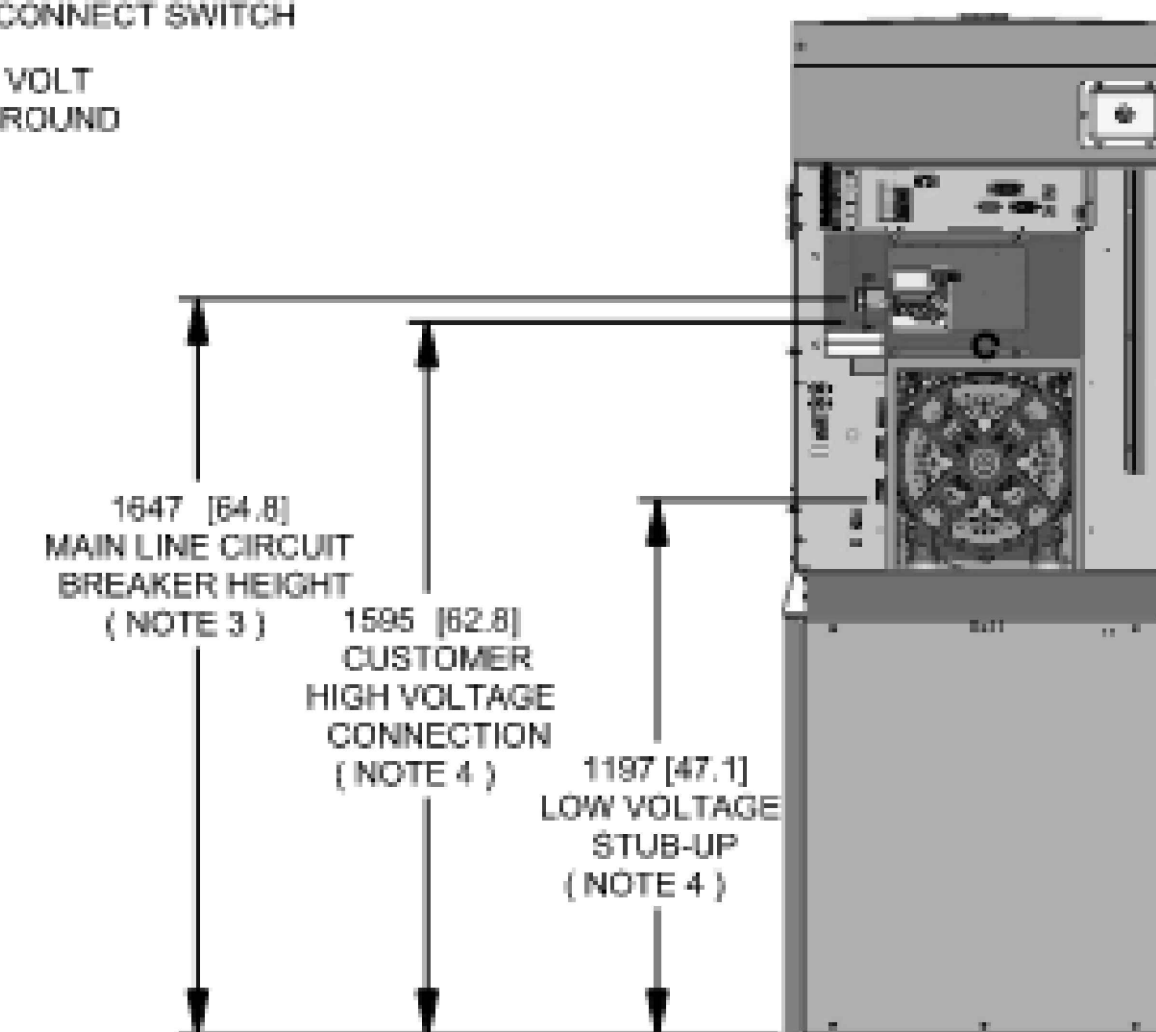
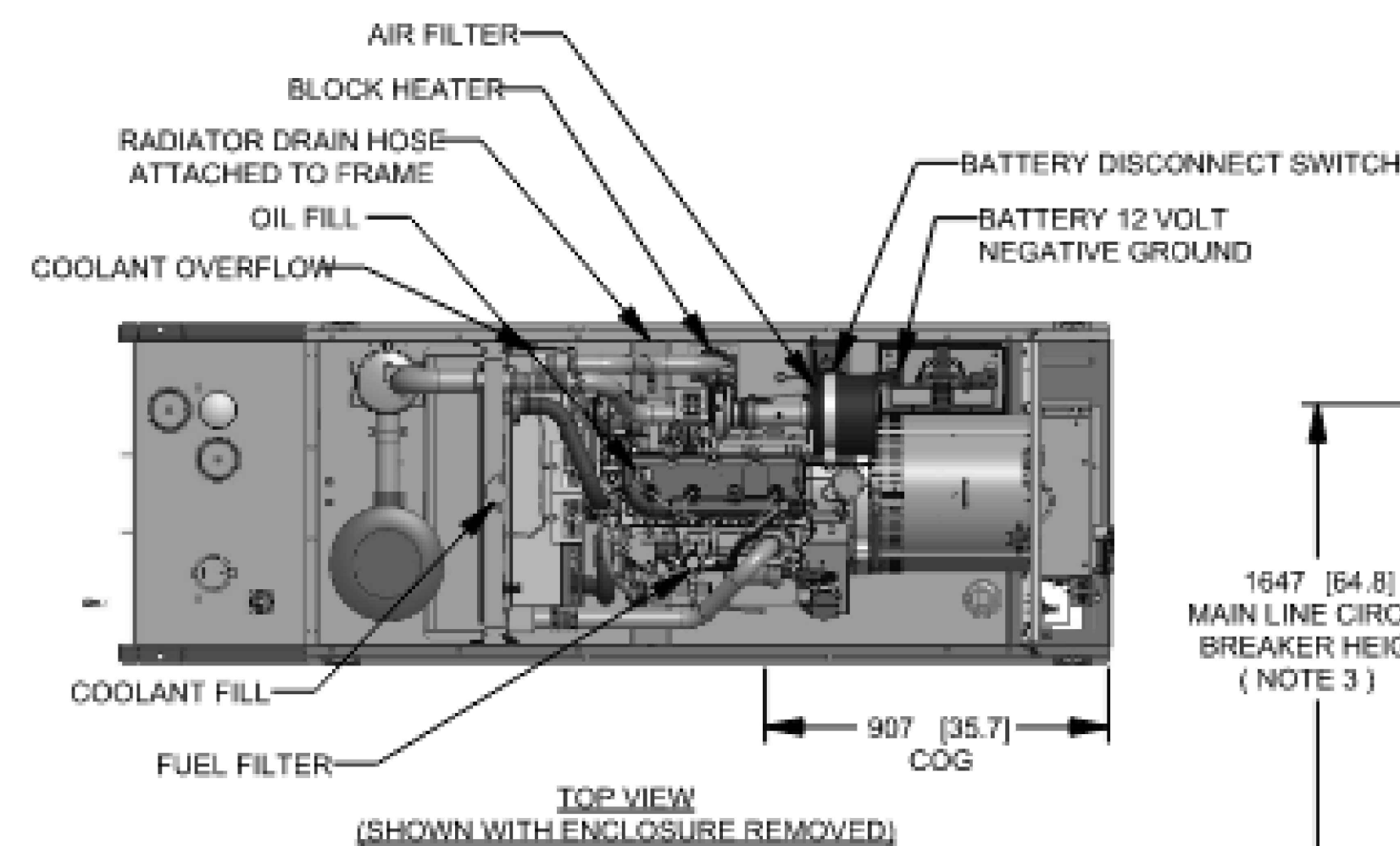
REVISION:
A

SH	1/2	REV	A	WINDCHILL VERSION	A.1
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WEIGHT DATA WITH EMPTY BASETANK (SEE NOTE 6)	
GENERATOR AS SHOWN	1,322 [2,915]
WITH WOODEN SHIPPING SKID	1,340 [2,954]

WEIGHT: KG [LBS]
DIMENSIONS: MM [INCH]

- NOTES:
- THIS UNIT MUST BE INSTALLED IN ACCORDANCE WITH CURRENT APPLICABLE NFPA 37 AND NFPA 70 STANDARDS AS WELL AS ANY OTHER FEDERAL, STATE, AND LOCAL CODES.
 - BATTERY (12 VOLT NEGATIVE GROUND SYSTEM).
 - CONTROL PANEL / CIRCUIT BREAKER INFORMATION:
 - MAIN LINE CIRCUIT BREAKER 200 AMPS.
 - SEE SPECIFICATION SHEET OR OWNERS MANUAL.
 - ACCESSIBLE THROUGH CUSTOMER ACCESS ASSEMBLY DOOR ON REAR OF GENERATOR.
 - CONTROL PANEL INCLUDES INTEGRATED BATTERY CHARGER.
 - REMOVE THE REAR STUB-UP AND REAR ENCLOSURE COVER PANEL TO ACCESS THE STUB-UP AREAS AS FOLLOWS:
 - HIGH VOLTAGE CONNECTION INCLUDING AC LOAD LEAD CONDUIT CONNECTION, NEUTRAL CONNECTION, AND BATTERY CHARGER 120 VOLT AC (0.5 AMP MAX) CONNECTION.
 - LOW VOLTAGE CONNECTION INCLUDING TRANSFER SWITCH CONTROL WIRES.
 - ENGINE SERVICE CONNECTIONS:
 - OIL DRAIN = 1/2" NPT
 - RADIATOR DRAIN = HOSE CLAMPED TO FRAME
 - CENTER OF GRAVITY AND WEIGHT MAY CHANGE DUE TO UNIT OPTIONS.
 - BOTTOM OF GENERATOR SET MUST BE ENCLOSED TO PREVENT PEST INTRUSION AND RECIRCULATION OF DISCHARGE AIR AND/OR IMPROPER COOLING AIR FLOW.
 - REFERENCE OWNERS MANUAL FOR LIFTING WARNINGS.
 - MOUNTING BOLTS OR STUDS TO MOUNTING SURFACE SHALL BE 5/8-11 GRADE 5 (USE STANDARD SAE TORQUE SPECS)
 - MUST ALLOW FREE FLOW OF INTAKE AIR, DISCHARGE AIR AND EXHAUST. SEE SPEC SHEET FOR MINIMUM AIR FLOW AND MAXIMUM RESTRICTION REQUIREMENTS.
 - GENERATOR MUST BE INSTALLED SUCH THAT FRESH COOLING AIR IS AVAILABLE AND THAT DISCHARGE AIR FROM RADIATOR IS NOT RECIRCULATED. RECOMMENDED MINIMUM PERIMETER (3FT) AND VERTICAL OVER EXHAUST (5FT) CLEARANCE FOR SITE LOCATION.
 - GENERATOR MUST BE GROUNDED.



DRAWING CREATED FROM PRO/ENGINEER 3D FILE. ECO MODIFICATION TO BE APPLIED TO SOLID MODEL ONLY.

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ELECTRONICALLY APPROVED
INSIDE WINDCHILL

GENERAC			
TITLE INSTALL D3.4L G16 48KW Y06 EXT			
ISSUE DATE: 8/8/18			
SIZE B	CAGE NO N/A	DWG NO 10000041950	REV A
SCALE 0.035	WT-KG SEE ABOVE	SHEET 1 of 2	

WARNING
THIS FACILITY CONTAINS ONE OR MORE CHEMICALS KNOWN TO THE STATE OF CALIFORNIA TO CAUSE CANCER, BIRTH DEFECTS OR REPRODUCTIVE HARM
CALIFORNIA HEALTH AND SAFETY CODE SEC. 25249.6

DANGER
DIESEL FUEL

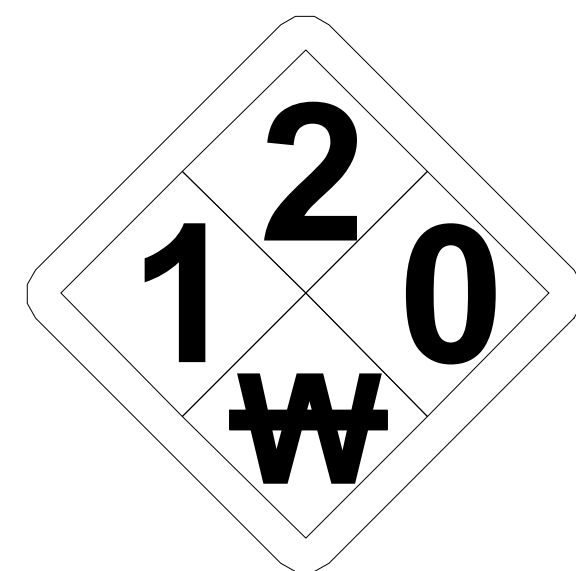
DANGER
DIESEL FUEL
NO SMOKING
NO OPEN FLAMES

PROP. 65 WARNING SIGN
NO SCALE

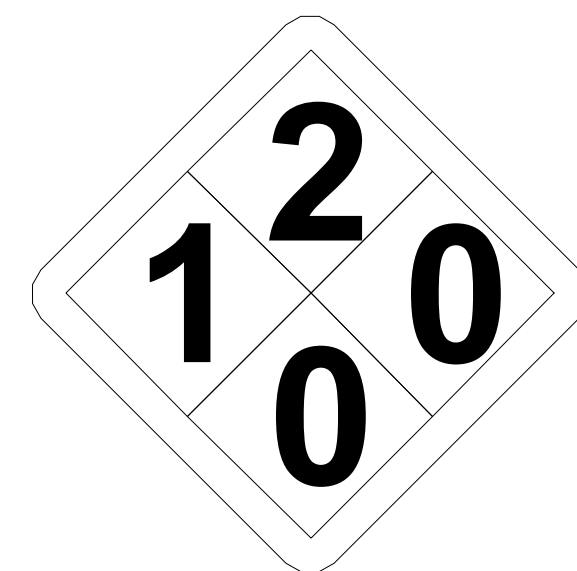
DIESEL SIGN
NO SCALE

NO SMOKING SIGN
NO SCALE

FOR FUEL & OTHER ENVIRONMENTAL EMERGENCIES CALL EH&S 1-800-566-9347 (1-800-KNOW-EHS)



NFPA SIGN
NO SCALE



ALERTING SIGN
NO SCALE

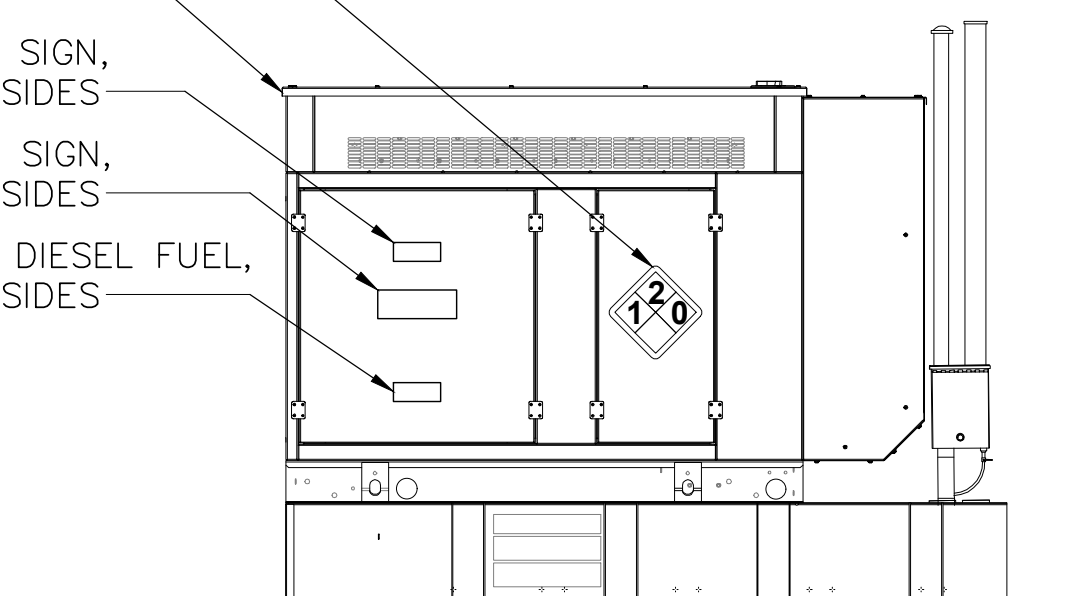
HAZARD SIGN
NO SCALE

149 GALLON DIESEL FUEL

BASE TANK SIGN
NO SCALE

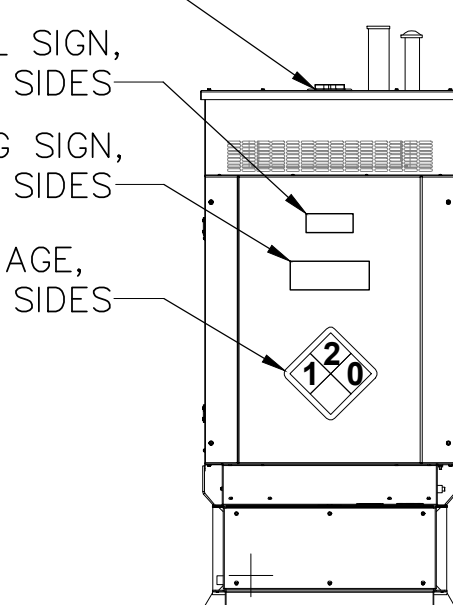
DIESEL SIGNAGE, TYP. ALL 4 SIDES
NEW #### DIESEL GENERATOR

DIESEL FUEL SIGN, TYP. ALL 4 SIDES
NO SMOKING SIGN, TYP. ALL 4 SIDES
190 GALLON DIESEL FUEL, TYP. ALL 4 SIDES



NEW #### DIESEL GENERATOR

DIESEL FUEL SIGN, TYP. ALL 4 SIDES
NO SMOKING SIGN, TYP. ALL 4 SIDES
DIESEL SIGNAGE, TYP. ALL 4 SIDES



100 - 400 Amps, 600 VAC
2 of 2

GENERAC INDUSTRIAL POWER

GTS Control Systems

LOGIC CONTROL w / Inphase Monitor

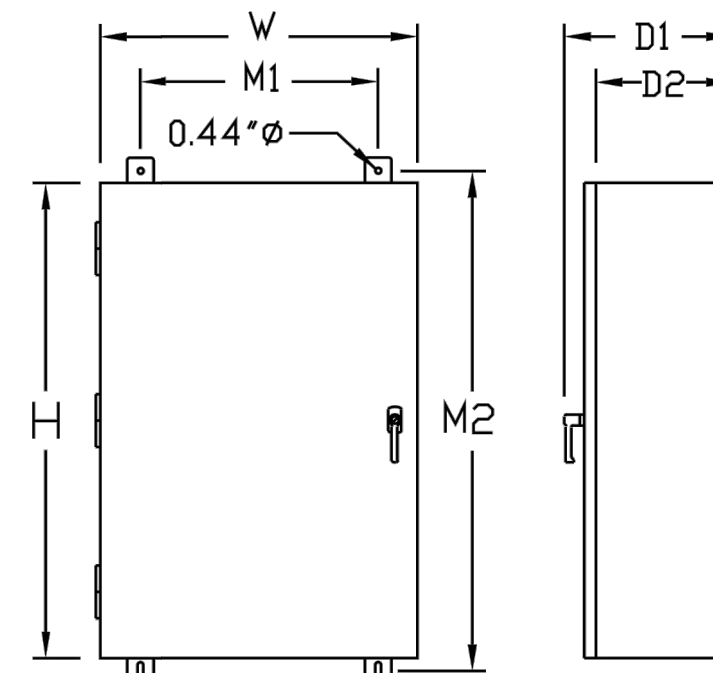
Utility Voltage	
Dropout	75-95% (Adj.)
Pickup	85-95% (Adj.)
Line Interrupt	0.1-10 Sec. (Adj.)
Engine Minimum Run	5-30 Min. (Adj.)
Engine Warmup	5 Sec.-3 Min. (Adj.)
Return to Utility	1-30 Min. (Adj.)
Engine Cooldown	1-30 Min. (Adj.)
Standby Voltage	85-95% (Adj.)
Standby Frequency	80-90% (Adj.)
Time Delay Neutral	0.1-10 Sec. (Adj.)
Transfer on Exercise	On/Off Switch
Warmup Timer Bypass	On/Off Switch
Time Delay Neutral Bypass	On/Off Switch
Inphase Monitor	On/Off Switch

Withstand Current - 600 Volt GTS Series

GTS Rated Amps	100	150	200	300	400
FUSE PROTECTED					
Maximum RMS Symmetrical Fault Current – Amps	200,000	200,000	200,000	200,000	200,000
Maximum Fuse Size – Amps	200	400	400	600	600
Fuse Class	J,T	J,T	J,T	J,T	J,T
CIRCUIT BREAKER PROTECTED (See separate sheet for specific circuit breakers)					
Maximum RMS Symmetrical Fault Current – Amps	14,000	25,000	25,000	35,000	35,000
Protective Device Continuous Rating (Max) – Amps	150	300	300	600	600

• Tested in accordance with the withstand and closing requirements of UL 1008 and CSA Standards
• Current ratings are listed @ 480 VAC

Unit Dimensions



GTS Rated Amps	Voltage	Enclosure		Wall Mount Bolt Pattern		Enclosure Depth		Weight (lbs.)
		Height H	Width W	M1	M2	D1	D2	
100	All	36	24	18	37.5	12.7	10	180
150-200	120/240	36	24	18	37.5	12.7	10	185
150-200	120/208	36	24	18	37.5	12.7	10	185
150-200	277/480	48*	30*	24	49.5	14.8	12	265
150-200	600	48*	30*	24	49.5	14.8	12	265
300-400	120/240	36	24	18	37.5	12.7	10	245
300-400	120/208	36	24	18	37.5	12.7	10	245
300-400	277/480	48*	30*	24	49.5	14.8	12	325
300-400	600	48*	30*	24	49.5	14.8	12	325

* Note: On NEMA 1 enclosures only, door overlaps enclosure – door dimensions are 48.8 H X 30.8 W. All dimensions in inches.

Terminal Lug Wire Ranges

GTS RATED AMPS	CONTACTOR TERMINALS (1 LUG PER POLE) LUG WIRE RANGE	# LUGS	NEUTRAL BAR*		GROUND LUG (1 PROVIDED) LUG WIRE RANGE
			LUG WIRE RANGE	LUG WIRE RANGE	
100	2/0 – 14 AWG	4	2/0 – 14 AWG	2/0 – 14 AWG	
150	400MCM – 4 AWG	4	350MCM – 6 AWG	350MCM – 6 AWG	
200	400MCM – 4 AWG	4	350MCM – 6 AWG	350MCM – 6 AWG	
300	600MCM – 4 AWG or 2 – [250MCM – 1/0 AWG]	4	600MCM – 4 AWG [250MCM – 1/0 AWG]**	350MCM – 6 AWG 350MCM – 6 AWG	
400	600MCM – 4 AWG or 2 – [250MCM – 1/0 AWG]	4	600MCM – 4 AWG [250MCM – 1/0 AWG]**	350MCM – 6 AWG	

* Not included in GTS with switched neutral. ** Allowable wire range in brackets is for 2 wires per lug.

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190'-0" SELF SUPPORT TOWER

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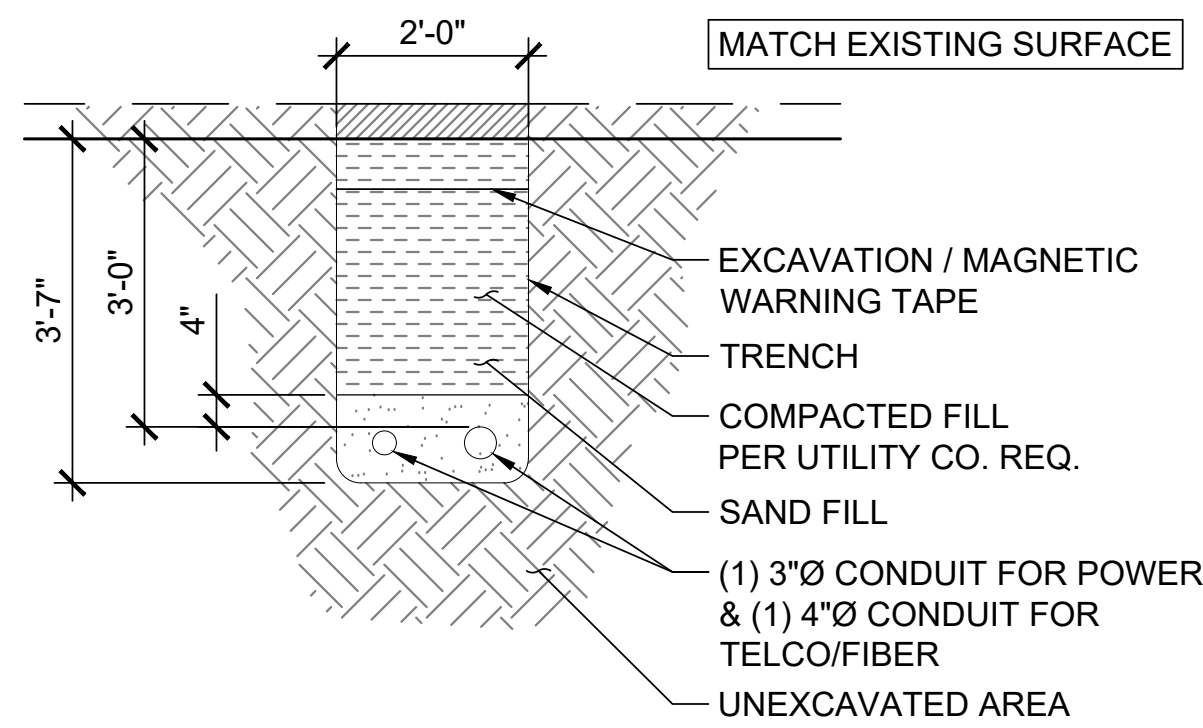
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SHEET TITLE:
**GENERATOR
DETAILS AND SIGNAGE**

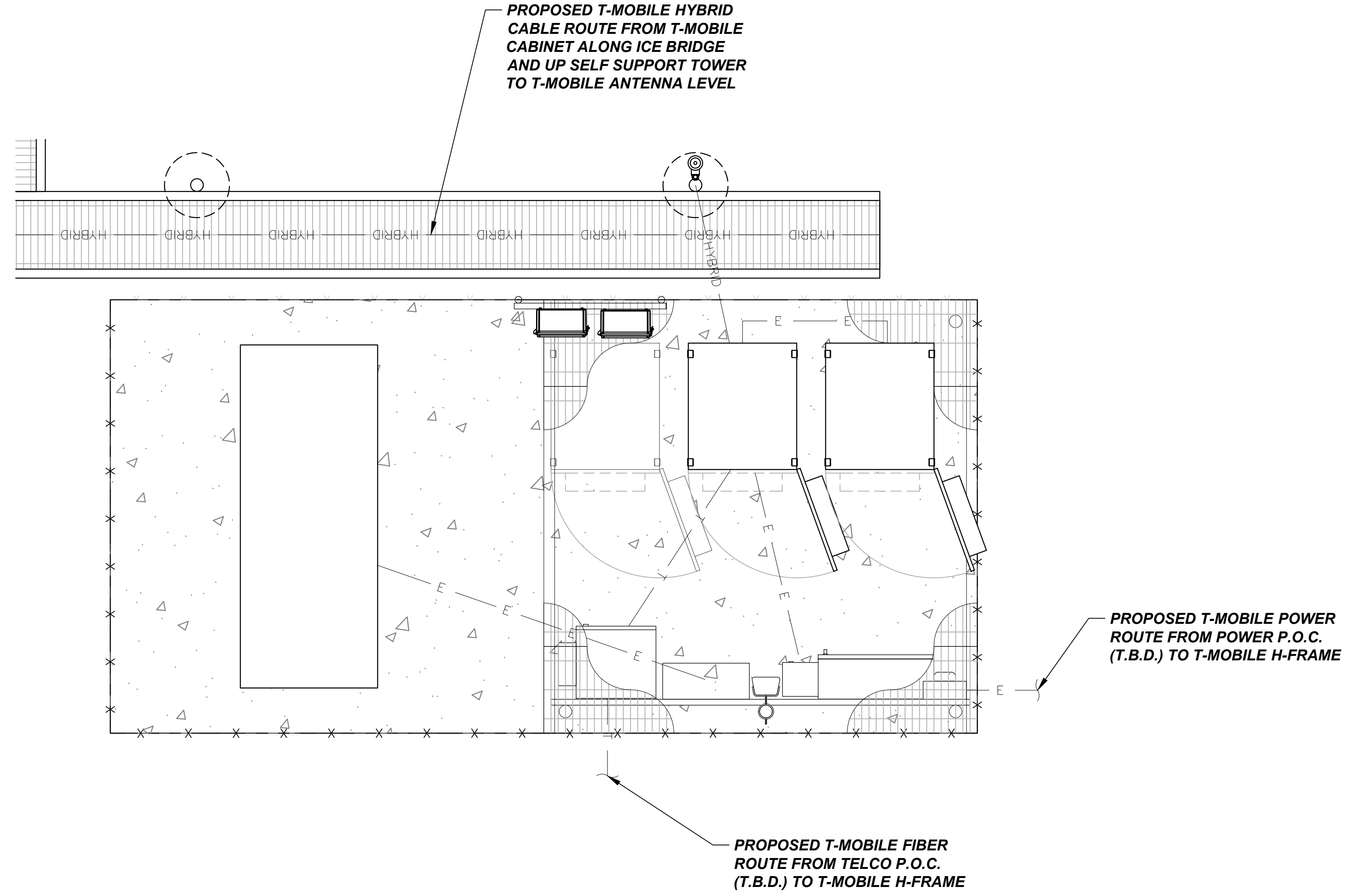
SHEET NUMBER:
A-12

REVISION:
A



3 TRENCH DETAIL

NOT TO SCALE



2 NOT USED

NOT TO SCALE

1 UTILITY ROUTING PLAN

22"x34" SCALE: 1/2" = 1'-0"
11"x17" SCALE: 1/4" = 1'-0"

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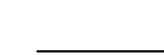
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SHEET TITLE:
UTILITY ROUTING
PLAN & DETAILS

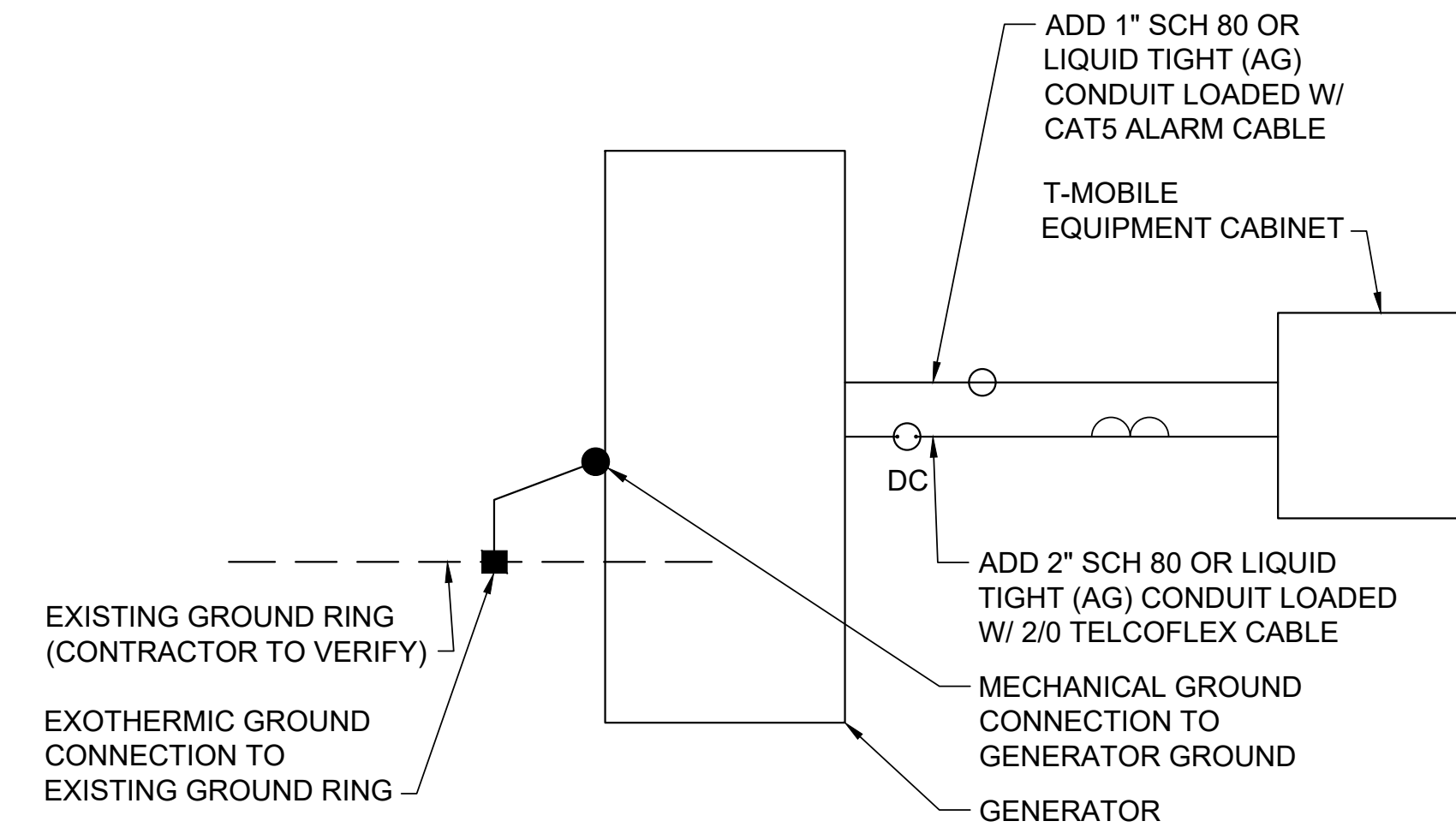
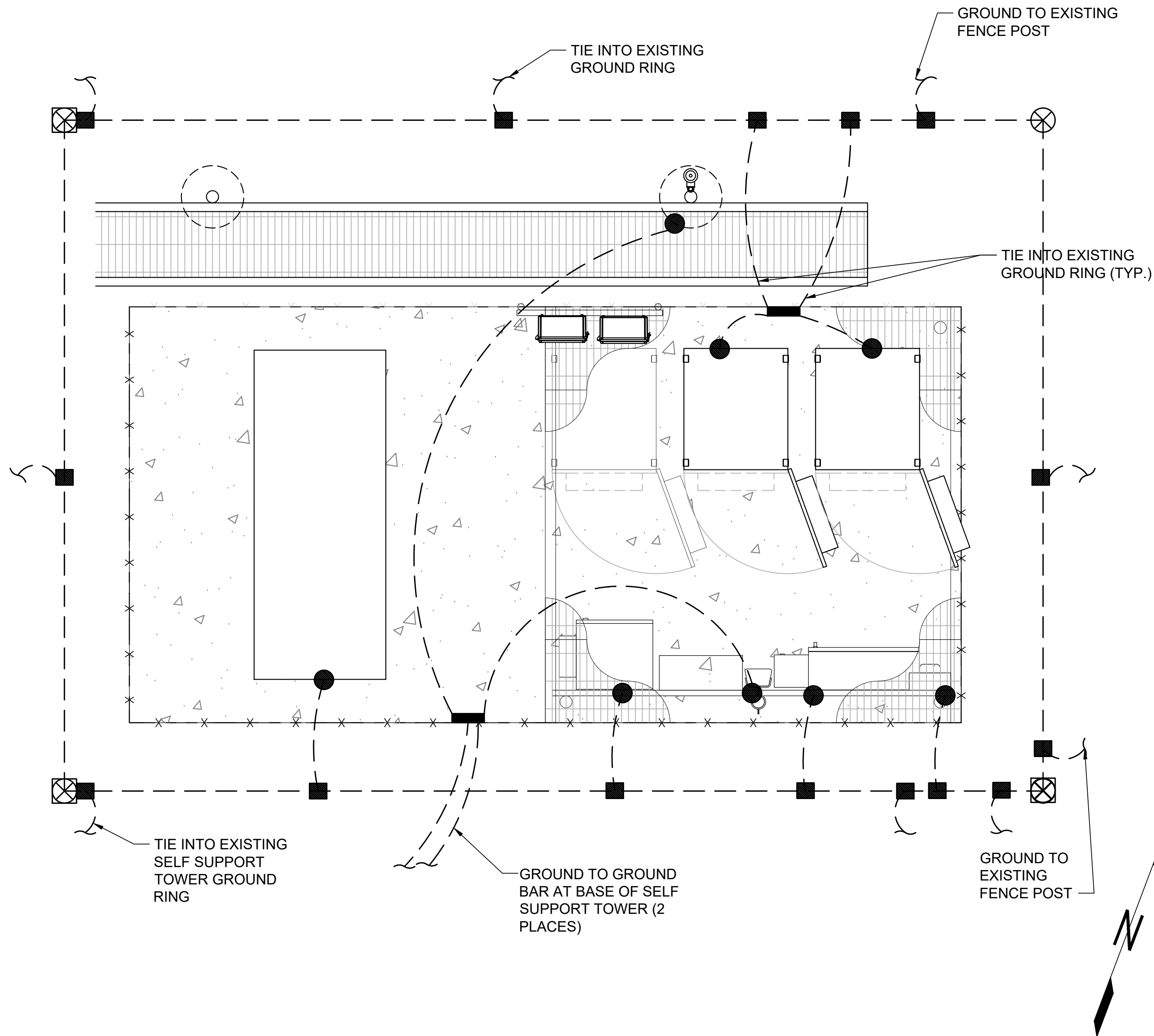
SHEET NUMBER:
E-1

REVISION:
A

GROUNDING SYMBOLS

-  GROUND BAR
-  GROUND ROD WITH ACCESS
-  CHEMICAL GROUND ROD
-  GROUND ROD
-  CADWELD TYPE CONNECTION
-  COMPRESSION TYPE CONNECTION
-  GROUNDING WIRE

TYPICAL: #6 AWG FROM EQUIPMENT TO GROUND BAR; #2 FROM GROUND BAR TO GROUND RING, FROM METER TO GROUND RING, AND FOR GROUND RING.

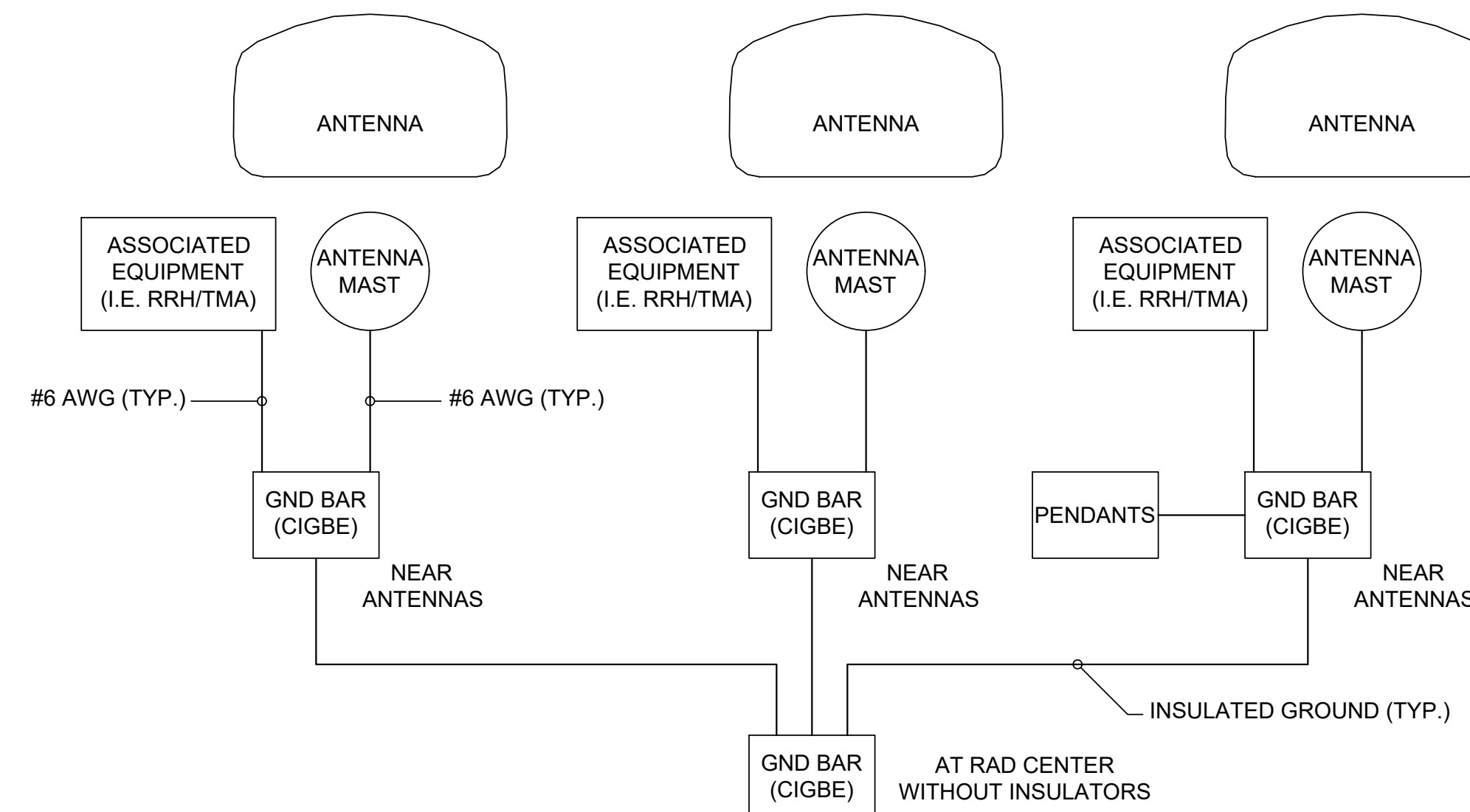


3 GENERATOR SCHEMATIC PLUMBING PLAN

NOT TO SCALE

GENERAL GROUNDING NOTES:

1. TO ENSURE PROPER BONDING, ALL CONNECTIONS SHALL BE AS FOLLOWS:
 - #2/0 BARE TINNED SOLID COPPER CONDUCTOR: CADWELD TO RODS OR GROUND RING
 - LUGS AND BUS BAR (UNLESS NOTED OTHERWISE): SANDED CLEAN, COATED WITH OXIDE INHIBITOR AND BOLTED FOR MAXIMUM SURFACE CONTACT. ALL LUGS SHALL BE COPPER (NO ALUMINUM SHALL BE PERMITTED). PROVIDE LOCK WASHERS FOR ALL MECHANICAL CONNECTIONS FOR GROUND CONDUCTORS. USE STAINLESS STEEL HARDWARE THROUGHOUT.
2. ALL GROUNDING CABLE IN CONCRETE OR THROUGH WALLS SHALL BE IN 3/4" PVC CONDUIT. SEAL AROUND CONDUIT THROUGH WALLS. NO METALLIC CONDUIT SHALL BE USED FOR GROUNDING CONDUCTORS.
3. OWNER'S REPRESENTATIVE WILL INSPECT CADWELDS AND CONDUCT MEGGER TEST PRIOR TO BURIAL. MAXIMUM 5 OHMS RESISTANCE IS REQUIRED.
4. MAKE ALL GROUND CONNECTIONS AS SHORT AND DIRECT AS POSSIBLE. AVOID SHARP BENDS. ALL BENDS SHALL BE A MINIMUM 8" RADIUS AND NO GREATER THAN 90 DEGREES.
5. THE CONTRACTOR SHALL NOTIFY THE CONSTRUCTION MANAGER WHEN THE GROUNDING SYSTEM IS COMPLETE. THE CONSTRUCTION MANAGER SHALL INSPECT THE GROUNDING SYSTEM.
6. THE PREFERRED LOCATION FOR COAX GROUNDING IS AT THE BASE OF THE TOWER PRIOR TO THE COAX BEND. BONDING IS SHOWN ON THE ICE BRIDGE DUE TO DIFFICULTY WITH WELDING OR ATTACHING TO TOWER LEGS. CONTRACTOR SHALL ADVISE CONSTRUCTION MANAGER PRIOR TO PLACING CIGBE ON ICE BRIDGE IF MOUNTING TO TOWER LEG IS POSSIBLE.
7. BONDING OF THE GROUNDED CONDUCTOR (NEUTRAL) AND THE GROUNDING CONDUCTOR SHALL BE AT THE SERVICE DISCONNECTING MEANS. BONDING JUMPER SHALL BE INSTALLED PER N.E.C. ARTICLE 250-30.



1 ANTENNA SCHEMATIC GROUNDING SYSTEM & NOTES

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T-MOBILE SITE:
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BRIDGE

US CELLULAR SITE
573378 OREGON HWY 42

99277 ROCK CREEK RD
MYRTLE POINT, OR 97458
COOS COUNTY

190'-0" SELF SUPPORT TOWER

DRAWINGS ISSUED FOR:

REV.	DATE	DRAWN	DESCRIPTION	QA/QC
A	10/29/21	RCD	PRELIMINARY REVIEW	PD
B	10/10/22	BP	FINAL REVIEW	AM

REGISTERED PROFESSIONAL
ENGINEER
94749PE

OREGON
MAR 12, 2019
LUIS MENDOZA

EXPIRES: 12/31/22

THIS DOCUMENT IS FOR ZONING PURPOSES ONLY. THIS IS NOT A CONSTRUCTION DOCUMENT

SHEET TITLE:
SCHEMATIC GROUNDING PLANS & NOTES

SHEET NUMBER: **G-1** REVISION: **A**

2 EQUIPMENT GROUNDING PLAN

22"x34" SCALE: 1/2" = 1'-0"
11"x17" SCALE: 1/4" = 1'-0"
2' 1' 0' 2'

Document Summary

Does Lease Contain Material Exceptions? Yes (see *) ___ or No X

Date Prepared: March 29, 2010

Site Name/Number/Market: Highway 42/573378/OR 5

Type of Document: Our Form Ground Lease

Landlord: William H. Hitner, Jr. Revocable Trust
P.O. Box 635
Myrtle Point, OR 97458
Phone Number: 541-572-3111

Ground Space: 50' x 50'

Access and Utility Easements: Access: 30' wide, Utilities: 10' wide

Option Period: 1st option: 12 months, 2nd option: 6 months
Cost: [REDACTED]

Term of Lease: Initial term of 5 years

Lease Options: Five additional terms of 5 years each

Base Rent: \$ [REDACTED]

Increase in Rent: [REDACTED] increase every year

Total Lease Commitment: Under 1 million

Insurance: [REDACTED]; COI required

Options to Terminate: Unilateral right to terminate; [REDACTED] termination fee

Access: 24/7

Co-location: Unlimited right to co-locate

Removal of Improvements: We may abandon all below ground improvements

SHPO: Required; Project manager will ensure compliance

Other:

Reviewed by: Don Dicke

GROUND LEASE

This Lease is made and entered into by and between William H. Hitner, Jr. as Trustee of the William H. Hitner, Jr. Revocable Living Trust dated February 6, 2003, having an address at P.O. Box 635, hereinafter referred to as "Landlord," and USCOC of Oregon RSA #5, a Delaware corporation, having an address at Attention: Real Estate, 8410 West Bryn Mawr Avenue, Suite 700, Chicago, Illinois 60631, hereinafter referred to as "Tenant."

WHEREAS, Landlord is the fee owner of property described as: Map Tax lot 30-11W-400 located in the Village of Bridge, County of Coos, State of Oregon legally described in Exhibit A attached hereto and incorporated by reference (the "Landlord's Parcel").

WHEREAS, Tenant desires to occupy, and Landlord is willing to provide Tenant such Premises (as hereinafter defined) on the Landlord's Parcel for Tenant's use, as set forth in this Lease.

NOW THEREFORE, in consideration of the mutual promises, conditions, and other good and valuable consideration of the parties hereto, it is covenanted and agreed as follows:

1. Option to Lease.

- a. Landlord hereby grants to Tenant an option (the "Option") to lease from Landlord the following described parcel (the "Leasehold Parcel"):

Approximate dimensions: 50' X 50'

Approximate square footage: 2500 square feet

Legal descriptions of the Landlord's Parcel and the Tenant's Premises are attached hereto as Exhibit A and a Site Plan of the Leasehold Parcel is attached to the lease as Exhibit B.

- b. During the Initial Option Term (as hereinafter defined) and any Extended Option Term (as hereinafter defined), and during the Initial Term (as hereinafter defined) and any Renewal Term (as hereinafter defined) of this Lease, Tenant and its agents, engineers, surveyors and other representatives will have the right to enter upon the Leasehold Parcel to inspect, examine, conduct soil borings, drainage testing, material sampling, and other geological or engineering tests or studies of the Leasehold Parcel (collectively the "Tests"), to apply for and obtain licenses, permits, approvals, or other relief required of or deemed necessary or appropriate at Tenant's sole discretion for its use of the Premises (as hereinafter defined) and include without limitation applications for zoning variances, zoning ordinances, amendments, special use permits, and construction permits (collectively referred to as "Governmental Approvals"), and otherwise to do those things on or off the Leasehold Parcel that, in the opinion of Tenant, are necessary in Tenant's sole discretion to determine the physical condition of the Leasehold Parcel, the environmental history of the Leasehold Parcel, Landlord's title to the Leasehold Parcel, and the feasibility or suitability of the Leasehold Parcel for Tenant's Permitted Use (as hereinafter defined), all at Tenant's expense. Tenant will not be liable to Landlord or any third party on account of any pre-existing defect

- or condition on or with respect to the Leasehold Parcel, whether or not such defect or condition is disclosed by Tenant's inspection.
- c. In consideration of Landlord granting Tenant the Option, Tenant hereby agrees to pay Landlord the sum of [REDACTED] within fifteen (15) days of full execution of this Lease by Landlord and Tenant. The Option will be for an initial term of twelve (12) months (the "Initial Option Term") and may be renewed by Tenant, at the election of Tenant, for an additional six (6) months ("Extended Option Term") upon written notification to Landlord and the payment of an additional [REDACTED] no later than fifteen (15) days prior to the expiration date of the Initial Option Term. Landlord shall provide a complete and accurate IRS form W9 to Tenant for the Payee of the Option sum prior to payment thereof.
- d. During the Initial Option Term and during the Extended Option Term, if any, as the case may be, Tenant may exercise the Option by notifying Landlord in writing at any time prior to the expiration of the Initial Option Term and the Extended Option Term, if any, as the case may be. If Tenant exercises the Option, then Landlord shall lease the Leasehold Parcel to the Tenant on, and subject to, the terms and conditions of this Lease.
2. Grant of Easements. Landlord hereby grants to Tenant an access easement thirty (30) feet in width from the Leasehold Parcel to the nearest accessible public right-of-way (the "Access Easement") and a utility easement ten (10) feet in width to the nearest suitable utility company-approved service connection points (the "Utility Easement"); the Access Easement and the Utility Easement are collectively referred to herein as the "Easements"; the lands underlying the Access Easement and the Utility Easement are collectively referred to herein as the "Easement Parcels," which Easement Parcels are further described in Exhibits "A" & "B" attached hereto and incorporated herein). The Easements granted herein shall include, but not be limited to,
- a. The right to clear vegetation, cut timber, and move earthen materials upon the Easement Parcels, provided that Landlord supervises the cutting of any merchantable timber, and Landlord reserves ownership rights in all merchantable timber.
- b. The right to improve an access road within the Access Easement Parcel,
- c. The right to place utility lines and related infrastructure within the Utility Easement Parcel,
- d. The right to enter and temporarily rest upon Landlord's adjacent lands for the purposes of
- (i) Installing, repairing, replacing and removing the Improvements (as defined below) and any other personal property of Tenant from the Leasehold Parcel and
- (ii) Improving the Easement Parcels, including the right to bring in and use all necessary tools and machinery, and
- e. The right of pedestrian and vehicular ingress and egress those authorized to access the by the Tenant and, if applicable, any sub-tenants to and from the Leasehold Parcel at any time over and upon the Access Easement Parcel. The Leasehold Parcel and the

Easement Parcels are collectively referred to herein as the "Premises." Landlord shall not unreasonably withhold or condition such additional direct grants of easement as Tenant may request in order to further the purposes for which Tenant has been granted the easements set forth in this Section 2, provided the additional grants of easement are within the scope and contemplation of this lease. Upon termination of Tenants tenancy, all of Tenants rights to utilize the Easement Parcels under this Lease herein shall automatically terminate.

3. Use of the Premises. Tenant shall be entitled to use the Premises to construct, operate, modify as necessary, and maintain thereon a communications antenna tower (including aviation hazard lights when required), an access road, one or more equipment buildings, back-up power devices and a security fence, together with all necessary lines, anchors, connections, devices, legally required signage and equipment for the transmission, reception, encryption, and translation of voice and data signals by means of radio frequency energy and landline carriage (collectively, the "Improvements"); Tenant's use described in this Section 3 is hereinafter referred to as the ("Permitted Use"). Tenant shall have unlimited access to the Premises 24 hours per day, 7 days a week.
4. Term of Lease. In the event Tenant, in Tenant's sole discretion, exercises the Option, the initial Lease term will be five (5) years (the "Initial Term"), commencing upon the Commencement Date (as hereinafter defined) and terminating at midnight on the day in which the fifth (5th) anniversary of the Commencement Date falls.
5. Option to Renew. The Initial Term of this Lease shall automatically extend for up to five (5) additional terms of five (5) years each (each, a "Renewal Term"), upon a continuation of all the same provisions hereof, unless Tenant gives Landlord written notice of Tenant's intention to terminate the Lease at least sixty (60) days before the expiration of the Initial Term or any Renewal Term.
6. Option to Terminate. Tenant shall have the unilateral right to terminate this lease at anytime by providing written notice and paying Landlord the sum of [REDACTED]. The Indemnification obligations of each party contained in Section 12 and Tenant's requirement to remove improvements as provided in Section 20 shall survive termination of the Lease.
7. Base Rent. Commencing on the date that Tenant commences construction (the "Commencement Date"), Tenant shall pay Base Rent to Landlord in the amount of [REDACTED] per month, the first payment of which shall be due within thirty (30) days of the Commencement Date, and installments thereafter on the first day of each calendar month, provided that Landlord shall submit to Tenant a complete and accurate IRS form W9 prior to Tenant's first payment of Rent. Landlord shall specify the name, address, and taxpayer identification number of a sole payee (or maximum two joint payees) who shall receive Rent on behalf of the Landlord. Rent will be prorated for any partial month. Any change to the Payee must be requested in accordance with the Notice provision herein, and a new IRS form W9 must be supplied prior to payment by Tenant to the new Payee.

8. Adjusted Rent. On every anniversary of the Commencement Date, throughout the duration of the Lease as renewed and extended, the Rent shall be increased by [REDACTED] percent over the previous year's Rent.
9. Utilities. Tenant shall solely and independently be responsible for all costs of providing utilities to the Premises, including the separate metering, billing, and payment of utility services consumed by Tenant's operations.
10. Property Taxes. Landlord shall be responsible for payment of real property taxes related to Landlord's Parcel. Tenant shall be responsible for reimbursing the Landlord, pursuant to sub-section (c) of this section, for the real estate taxes levied against the Leasehold Parcel and for payment of all personal property taxes, where applicable, levied against Tenant's tangible personal property located on the Leasehold Parcel. Notwithstanding the foregoing, if Tenant obtains a separate assessor's parcel number, then the language in sub-section (b) will apply.
 - a. If the real property tax assessment classification of Landlord's Parcel changes as a result of Tenant's use thereof, then Tenant shall reimburse Landlord for real property tax increases attributable to such commercial use. In the absence of any definitive calculations of such increases in values, increases in the real property values reflected in Landlord's real property tax bill received after the first assessment date following Tenant's completion of construction shall be deemed to best approximate the tax impact attributable to Tenant.
 - b. If the Leasehold Parcel is eligible for a separate assessor's parcel number, the real property tax bill for the Leasehold Parcel shall be sent directly to and shall be paid by Tenant. If the Leasehold Parcel is not eligible for a separate assessor's parcel number, Landlord shall be responsible for payment of real property taxes related to Leasehold Parcel. Tenant shall reimburse Landlord for Tenant's proportionate share of such real property taxes paid by Landlord. Tenant's proportionate share shall be determined as the square footage of Leasehold Parcel, divided by the square footage of Landlord's Parcel, times total real property tax attributable to the land contained in Landlord's Parcel.
 - c. Tenant shall reimburse Landlord for Tenant's share of the real property taxes related to the Landlord's Parcel or to the Leasehold Parcel, as determined in paragraph (a) or (b) of this section, following Landlord's demand thereof. Landlord's requests to Tenant for reimbursement of such real property taxes should be addressed to:

U. S. Cellular,
P.O. Box 31369,
Chicago, IL 60631-0369

A copy of Landlord's real property tax bill and a paid tax receipt must accompany all Landlord's requests to Tenant for reimbursement of such real property taxes. Tenant shall only be responsible for real property tax reimbursements requested within one (1) year of payment of such real property taxes by Landlord. Tenant shall comply with valid requests for reimbursement to Landlord by utilizing the same payment method utilized for rent payments related to this lease.

- d. In order to ensure that Tenant's leasehold interest is not extinguished in the event that the real property taxes related to Landlord's Parcel become delinquent, Tenant shall have the right, but not the obligation, to pay delinquent real property taxes related to Landlord's Parcel. Tenant shall be entitled to take a credit against the Rent under this lease for any such taxes paid by Tenant that exceed Tenant's proportionate share thereof, as determined in paragraph (a) or (b) of this section.
11. Repairs and Maintenance. Tenant shall be responsible for all repairs and maintenance of the Improvements, including, if applicable, snow removal if Tenant has exclusive control over its access road, and may at its own expense alter or modify the Improvements to suit its needs consistent with the intended use of the Premises.
12. Mutual Indemnification.
- a. To the extent permitted by law, Tenant agrees to defend, indemnify and save harmless Landlord from and against all claims, losses, costs, expenses, or damages from a third party, arising from
 - (i) The negligence or willful misconduct of Tenant, or its agents, employees, or contractors; or
 - (ii) Any material breach by Tenant of any provision of this Lease. This indemnity and hold harmless agreement will include indemnity against all reasonable costs, expenses, and liabilities incurred in or in connection with any such claim, and the defense thereof. Notwithstanding the foregoing, Tenant will have no liability to Landlord to the extent any claims, losses, costs, expenses, or damages arise out of or result from any act, omission, or negligence of Landlord, or of Landlord's agents, employees or contractors.
 - b. To the extent permitted by law, Landlord agrees to defend, indemnify and save harmless Tenant from and against all claims, losses, costs, expenses, or damages from a third party, arising from
 - (i) The negligence or willful misconduct of Landlord or its agents, employees, or contractors; or
 - (ii) Any material breach by Landlord of any provision of this Lease. This indemnity and hold harmless agreement will include indemnity against all reasonable costs, expenses, and liabilities incurred in or in connection with any such claim, and the defense thereof. Notwithstanding the foregoing, Landlord will have no liability to Tenant to the extent any claims, losses, costs, expenses, or damages arise out of or result from any act, omission, or negligence of Tenant, or of Tenant's, agents, employees or contractors.
13. Insurance.
- a. Tenant shall maintain commercial general liability insurance insuring against liability for bodily injury, death or damage to personal property with combined single limits of [REDACTED]. In addition, Tenant shall maintain worker's compensation in statutory amounts, employer's liability insurance with

- combined single limits of [REDACTED]; automobile liability insurance insuring against claims for bodily injury or property damage with combined single limits of [REDACTED]; and all risk property insurance covering all personal property of Tenant for full replacement value. Tenant shall provide Landlord with evidence of such insurance in the form of a certificate of insurance prior to obtaining occupancy of the Premises and throughout the term of this Lease or any Renewal Term.
- b. Landlord shall maintain general liability insurance insuring against liability for bodily injury, death or damage to personal property with combined single limits of [REDACTED]. In addition, to the extent required by law, Landlord shall maintain worker's compensation in statutory amounts and employer's liability insurance with combined single limits of [REDACTED]. Landlord shall provide Tenant with evidence of such insurance in the form of a certificate of insurance prior to Tenant obtaining occupancy and throughout the term of this Lease or any Renewal Term.
14. Default. Tenant shall be in default of this Lease if Tenant fails to make a payment of rent when due and such failure continues for fifteen (15) days after Landlord notifies Tenant in writing of such failure. If Landlord or Tenant fails to comply with any non-monetary provision of this Lease, the other party shall serve written notice of such failure upon the defaulting party, whereupon a grace period of thirty (30) days shall commence to run during which the defaulting party shall undertake and diligently pursue a cure of such failure at its sole cost and expense. Such grace period shall automatically be extended for an additional thirty (30) days, provided the defaulting party makes a good faith showing that efforts toward a cure are continuing.
15. Compliance with Laws. Tenant shall, at Tenant's cost and expense, comply with all federal, state, county or local laws, rules, regulations and ordinances now or hereafter enacted by any governmental authority or administrative agency having jurisdiction over the Premises and Tenant's operations thereupon.
16. Assignment of Lease by Tenant. Tenant's interest under this lease shall be assignable by the tenant, in whole but not in part, without necessity of obtaining Landlord's consent, in connection with the transfer of the Tenant's FCC radio station authorization, and to ensure that the name holder of the Tenant's interest hereunder may read consistently with the name holder of such radio station license. Any other transfer of the Tenant's interest under this lease shall require Landlord's prior written consent, which shall not be unreasonably withheld.
17. Subleasing. Tenant shall have the unreserved and unqualified right to sublet or license all or any portion of Tenant's tower to subtenants without the necessity of obtaining Landlord's consent, provided however, any subtenant must enter into a separate Ground Lease with Landlord in conjunction with the use of Tenant's communication facility.
18. Right of First Refusal. Tenant (or its successor in interest, assignee or designee) shall have a right of first refusal ("Right of First Refusal") to purchase all or any part of Landlord's interest in or rights under this Lease, including, without limitation, the right to collect rents, ("Landlord's Interest") in the event of a transaction an unrelated third party submits an offer

to Landlord that would involve the transfer of all or any part of Landlord's Interest to said third party, whether by assignment of the lease, or the granting of a perpetual easement over the land burdened that encompasses the Leasehold Parcel. Prior to any such transfer, easement, or other agreement, Landlord shall give Tenant written notice of its intention to transfer Landlord's Interest, the price and the terms and conditions upon which Landlord proposes to transfer Landlord's Interest as well as copies of any and all offer letters or other agreements received or entered into by Landlord with respect to such proposed transfer (collectively, the "Right of First Refusal Notice"). Tenant shall have sixty (60) days from the receipt of such notice to agree to purchase Landlord's Interest for the price and upon the terms and conditions specified in the notice by giving written notice of such agreement to Landlord ("Tenant Approval Period"). Such price, terms and conditions stated in said Right of First Refusal Notice shall be the same as those agreed to by Landlord with the proposed unrelated third party transferee. If Tenant does not agree to purchase Landlord's Interest according to the terms of the Right of First Refusal Notice during the Tenant Approval Period, then Landlord may proceed to transfer Landlord's Interest upon the same terms and conditions set forth in the Right of First Refusal Notice; provided such transfer occurs within three (3) months following the end of the Tenant Approval Period and is made in accordance with all the other terms and conditions of this Lease. If Landlord has not transferred Landlord's Interest within such three (3) month period, or in the event any terms or conditions of the proposed deal change from the terms and conditions provided in the initial Right of First Refusal Notice, then Landlord shall not thereafter transfer Landlord's Interest to an unrelated third party without first renewing the Right of First Refusal Notice to Tenant in the manner provided above. Tenant's failure to exercise its Right of First Refusal or its express waiver of its Right of First Refusal in any instance shall not be deemed a waiver of Tenant's Right of First Refusal for subsequent instances when Landlord proposes to transfer Landlord's Interest to an unrelated third party. Notwithstanding the following, the Landlord's right to sell some or all of its land to a third party shall not be abridged, except to the limitation stated above.

19. Execution of Other Instruments. Landlord agrees to execute, acknowledge, and deliver to Tenant such other instruments respecting the Premises as Tenant or Tenant's lender may reasonably request from time to time. Such instruments may include, but are not limited to, a memorandum of lease that may be recorded in the appropriate local land records. Landlord also agrees to cooperate with Tenant's efforts to obtain all private and public consents related to Tenant's use of the Premises.
20. Removal of Improvements. The Improvements are agreed to be Tenant's personal property and shall never be considered fixtures to the Premises. Tenant shall at all times be authorized to remove the Improvements from the Premises. Upon the expiration or earlier termination of this Lease, Tenant shall remove the above ground improvements from the Premises. Tenant shall be entitled to abandon, in place, all footings, foundations and other below ground improvements.
21. Quiet Enjoyment. Landlord covenants that Tenant shall have quiet and peaceable possession of the Premises throughout the Initial Lease Term and any Renewal Term, if any, as the case may be, and that Landlord will not intentionally disturb Tenant's enjoyment thereof as long as Tenant is not in default under this Lease.

22. Subordination and Non-Disturbance. Tenant agrees to subordinate this Lease to any mortgage or trust deed which may hereafter be placed on the Premises, provided the mortgagee or trustee thereunder shall ensure to Tenant the right to possession of the Premises and other rights granted to Tenant herein so long as Tenant is not in default beyond any applicable grace or cure period, such assurance to be in writing and otherwise in form and substance reasonably satisfactory to Tenant. If requested by Tenant, Landlord agrees to use Landlord's best efforts to assist Tenant in obtaining from any holder of a security interest in Landlord's Parcel a non-disturbance agreement in form and substance reasonably satisfactory to Tenant.
23. Environmental Warranty. Landlord hereby represents and warrants to Tenant that Landlord has never generated, stored, handled, or disposed of any hazardous waste or hazardous substance upon the Premises, and that Landlord has no knowledge of such uses historically having been made of the Premises or such substances historically having been introduced thereon.
24. Notices. Any notice, request or demand required or permitted to be given pursuant to this Agreement shall be in writing and shall be deemed sufficiently given if delivered by messenger at the address of the intended recipient, sent prepaid by Federal Express (or a comparable guaranteed overnight deliver service), or deposited in the United States first class mail (registered or certified, postage prepaid, with return receipt requested), addressed to the intended recipient at the address set forth below or at such other address as the intended recipient may have specified by written notice to the sender in accordance with the requirements of this paragraph. Any such notice, request, or demand so given shall be deemed given on the day it is delivered by messenger at the specified address, on the day after deposit with Federal Express (or a comparable overnight delivery service), or on the day that is five (5) days after deposit in the United States mail, as the case may be.

TENANT: USCOC of Oregon RSA # 5
Attention: Real Estate Department
8410 West Bryn Mawr Avenue
Suite 700
Chicago, Illinois 60631

LANDLORD: Mr. Bill Hitner Jr.
P.O. Box 635
Myrtle Point, Oregon 97458

25. Contingencies. Tenant shall have the right to terminate this Lease upon written notice to Landlord, relieving both parties of all further obligations hereunder, if Tenant, acting reasonably and in good faith, shall be unable to obtain any or all licenses or permits required to construct its intended improvements upon the Premises or conduct Tenant's business at the Premises at any time during the Term; if Tenant's technical reports fails to establish to Tenant's satisfaction that the Premises are capable of being suitably engineered to accomplish Tenant's intended use of the Premises; or a title commitment or report obtained by Tenant with respect to the Premises shows as exceptions any encumbrances or

- restrictions which would, in Tenant's opinion, interfere with Tenant's intended use of the Premises.
26. Attorneys' Fees. In any action on this Lease at law or in equity, the prevailing party shall be entitled to recover from the other party the reasonable costs incurred by such party in such action, including reasonable attorneys' fees and costs of appeal.
 27. Governing Law. This Lease will be governed by and construed in accordance with the laws of the State in which the Premises is located.
 28. Binding Effect. All of the covenants, conditions, and provisions of this Lease shall inure to the benefit of and be binding upon the parties hereto and their respective successors and assigns. Also, that Landlord is duly authorized and empowered to enter into this Lease; and that the person executing this Lease on behalf of the Landlord warrants himself to be duly authorized to bind the Landlord hereto.
 29. Entire Agreement; Waiver. This Lease constitutes the entire agreement of the parties, and may not be modified except in writing signed by the party against whom such modification is sought to be enforced. No waiver at any time of any of the provisions of the Lease will be effective unless in writing. A waiver on one occasion will not be deemed to be a waiver at any subsequent time.
 30. Modifications. This Lease may not be modified, except in writing signed by both parties.
 31. Recording. Each party, on request of the other, agrees to execute a short form lease in recordable form and complying with applicable laws and reasonably satisfactory to both parties, which will be recorded in the appropriate public records.
 32. Headings. The section headings throughout this instrument are for convenience and reference only, and are not to be used to explain, modify, amplify or aid in the interpretation, construction or meaning of the provisions of this Lease.
 33. Invalidity of Particular Provision. If any term or provision of this Lease, or the application of such term or provision to any person or circumstance, to any extent, is invalid or unenforceable, the remainder of this Lease, or the application of such term or provision to persons or circumstances other than those as to which it is invalid or unenforceable, will not be affected and each term and provision of this Lease will be valid and be enforced to the fullest extent permitted by law.
 34. Remedies. The parties shall be entitled to the application of all appropriate remedies available to them under state and federal law in the enforcement of this Lease.
 35. Errors and Omissions. Landlord and Tenant agree as part of the basis of their bargain for this Ground Lease to cooperate fully in executing any and all documents (including amendments to this Ground Lease) necessary to correct any factual or legal errors, omissions, or mistakes, and to take any and all additional action, that may be necessary or appropriate to give full force and effect to the terms and intent of this Ground Lease.
 36. Non-Binding Until Full Execution. Both parties agree that this Lease is not binding on both parties until both parties execute the Lease.

Site Name: Highway 42

Site Number:573378

[END OF LEASE - SIGNATURE PAGE FOLLOWS]

Site Name: Highway 42

Site Number: 573378

SIGNATURE PAGE

IN WITNESS WHEREOF, the parties hereto bind themselves to this Ground Lease as of the date of full execution of this Ground Lease.

LANDLORD:

TENANT: USCOC of Oregon RSA # 5, Inc.

By: William H. Hitner Jr.
Printed: William H. Hitner Jr.

By: [Signature]

Printed: Trustee

Printed: John C. Gockley

Title: Trustee

Title: Vice President

Date: 3-25-10

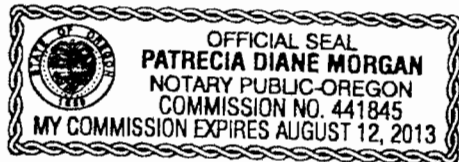
Date: March 31, 2010

Phone: 541-572-3111

STATE OF OREGON)
)
COUNTY OF Douglas)

I, the undersigned, a notary public in and for the State and County aforesaid, do hereby certify that William (and) Hilma J known to me to be the same person(s) whose name(s) (is) (are) subscribed to the foregoing Ground Lease, appeared before me this day in person and (severally)acknowledged that (he) (she) (they) signed the said Lease as (his) (her) (their) free and voluntary act for the uses and purposes therein stated.

Given under my hand and seal this 25 day of March, 2010



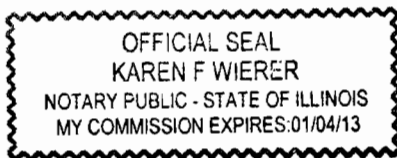
Patricia Diane Morgan
Notary Public

My commission expires Aug 12, 2013

STATE OF ILLINOIS)
)
COUNTY OF COOK)

I, the undersigned, a notary public in and for the State and County aforesaid, do hereby certify that John C. Gockley, Vice President, for USCOC of Oregon RSA # 5, Inc., known to me to be the same person whose name is subscribed to the foregoing Ground Lease, appeared before me this day in person and acknowledged that, pursuant to his authority, he signed the said Lease as his free and voluntary act on behalf of the named Tenant, for the uses and purposes therein stated.

Given under my hand and seal this 31 day of March, 2010.



Karen F Wierer
Notary Public

My commission expires 01/04/13

Exhibit A

Legal Descriptions

Real property in the County of Coos, State of Oregon, described as follows:

THE EAST HALF OF THE NORTHEAST QUARTER; THE NORTH HALF OF THE SOUTHEAST QUARTER; THE SOUTH HALF OF THE SOUTHEAST QUARTER AND THE EAST HALF OF THE SOUTHWEST QUARTER, ALL BEING IN SECTION 3, TOWNSHIP 30 SOUTH, RANGE 11 WEST OF THE WILLAMETTE MERIDIAN, COOS COUNTY, OREGON

Tenant's Leased Premises

Commencing at the monumented north $\frac{1}{4}$ corner of Section 2, Township 30 South, Range 11 West of the Willamette Meridian, in Coos County, Oregon; thence South $42^{\circ}16'12''$ West, 564.50 feet, to a T-bar fence post for the true point of beginning; thence North $72^{\circ}35'00''$ East 50.00 feet; thence South $17^{\circ}25'00''$ East 50.00 feet; thence South $72^{\circ}35'00''$ West 50.00 feet; thence North $17^{\circ}25'00''$ West 50.00 feet to the true point of beginning.

Containing 2500 square feet of land, more or less.

Proposed Access Easement

A proposed 30 foot wide access easement over a portion of Sections 2, 11 & 12, Township 30 South, Range 11 West of the Willamette Meridian, Coos County, Oregon, the centerline of which is described as follows:

Commencing at the southwest corner of the proposed communications site; thence N $72^{\circ}35'$ E, along the southerly boundary thereof, 15.0 feet to the true point of beginning of the centerline to be described; thence S $16^{\circ}00'$ E, 92 feet to the center of an existing roadway; thence southerly along existing roadways the following approximate courses: SOUTH, 6000 feet; North 35° East, 1300 feet; South 68° East, 2700 feet; and South 13° West, 1000 feet to Rock Creek Road, Coos County Road No. 88.

Proposed Utility Easement

A proposed 10 foot wide utility easement over a portion of Section 2, Township 30 South, Range 11 West of the Willamette Meridian, Coos County, Oregon, the centerline of which is described as follows:

Commencing at the southeast corner of the proposed communications site; thence S $72^{\circ}35'$ W, along the southerly boundary thereof, 5.0 feet to the true point of beginning of the centerline to be described; thence S $39^{\circ}20'$ E , 47.5 feet; thence N $57^{\circ}42'$ E , 56.3 feet; thence N $71^{\circ}08'$ E , 161.2 feet; thence N $77^{\circ}51'$ E , 1183.7 feet; thence N $85^{\circ}22'$ E , 231.5 feet; thence S $73^{\circ}40'$ E , 310.8 feet; thence N $88^{\circ}43'$ E , 138.3 feet; thence N $66^{\circ}19'$ E , 382.4 feet; thence N $30^{\circ}58'$ E , 52.1 feet to the north line of said Section 2.

Exhibit B

Site Plan

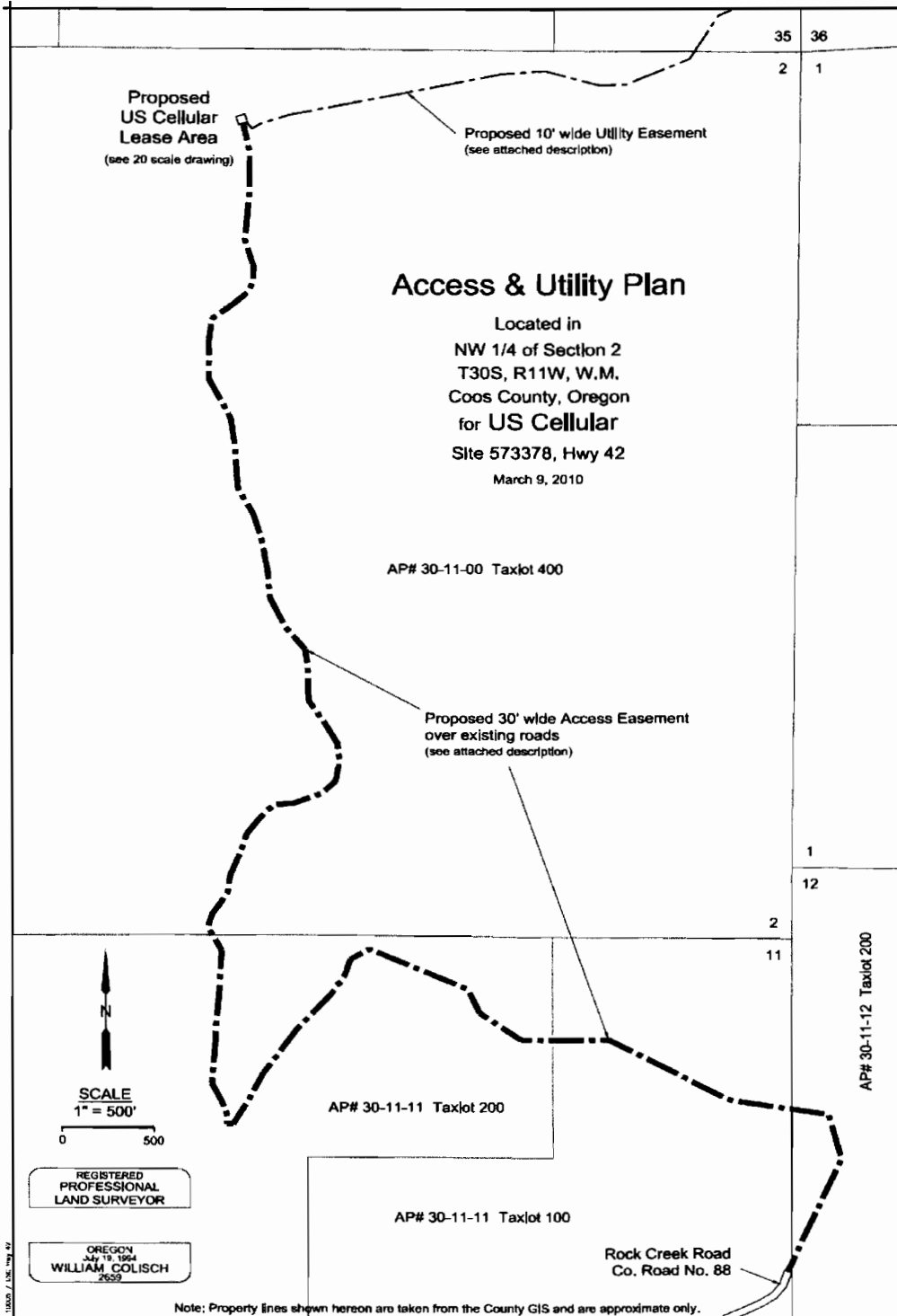
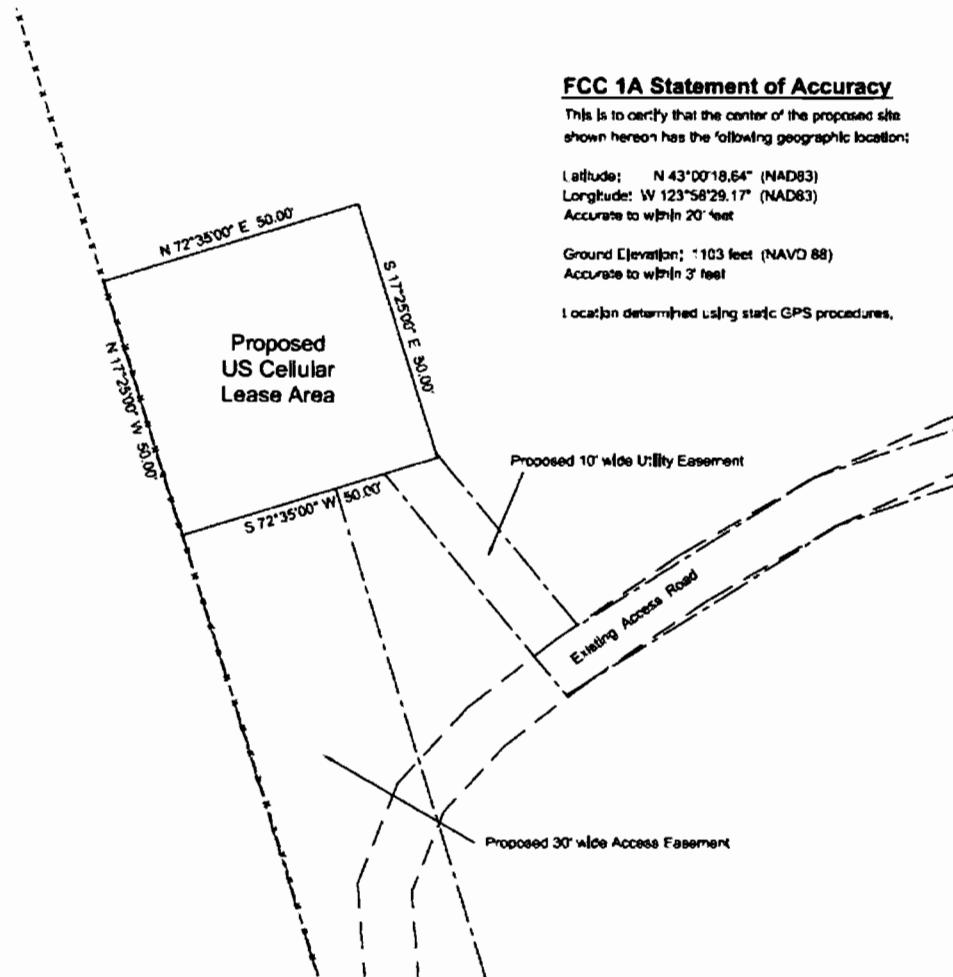


Exhibit B

Site Plan (continued.)



FCC 1A Statement of Accuracy

This is to certify that the center of the proposed site shown hereon has the following geographic location:

Latitude: N 43°00'18.64" (NAD83)
Longitude: W 123°58'29.17" (NAD83)
Accurate to within 20' feet

Ground Elevation: 1103 feet (NAVD 88)
Accurate to within 3' feet

Location determined using static GPS procedures.

After recording, return to:
Walter B. Hogan
Attorney at Law
PO Box 458
Myrtle Point, Oregon 97458
Until requested otherwise, send all tax statements to:
Bill Hitner
PO Box 635
Myrtle Point, Oregon 97458
Consideration: \$0-for estate planning purposes
Trustee: William H. Hitner Jr.

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that WILLIAM H. HITNER, JR., hereinafter called grantor, for the consideration stated, to the grantee, Trustee of the WILLIAM H. HITNER, JR. REVOCABLE LIVING TRUST dated February 6, 2003, does hereby grant, bargain, sell and convey all of his interest in the following property, and unto grantee's heirs, successors and assigns, all of that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in Coos County, State of Oregon, described as follows, to wit:

SEE ATTACHED EXHIBIT A

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever. There is no consideration paid for this transfer as it is for estate planning purposes.

In construing this deed, where the context so requires, the singular includes the plural, and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

IN WITNESS WHEREOF, the grantor has executed this instrument this 29 day of March, 2005. If grantor is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

William H. Hitner Jr.
WILLIAM H. HITNER, JR.

STATE OF OREGON)
) ss.
County of Coos)

This instrument was acknowledged before me on March 29, 2005 by WILLIAM H. HITNER, JR.



Tonya L. Casady
Notary Public for Oregon
My commission expires: 1/15/08

Exhibit A

LEGAL DESCRIPTION

The NE 1/4 of the SW 1/4 of Section 35, Township 29 South, Range 11 West of the Willamette Meridian, Coos County, Oregon.

EXCEPT: Beginning at the center of Section 35, Township 29 South, Range 11 West of the Willamette Meridian, Coos County, Oregon; thence West along the North line of the said SW 1/4 of said section a distance of 660 feet to a point; thence South parallel with the section line 660 feet to a point; thence East parallel with the North line of said quarter section 660 feet to the half section line; thence North along the East side of said SW 1/4 of said section a distance of 660 feet to the place of beginning.

ALSO: The E 1/2 of the NE 1/4; the N 1/2 of the SE 1/4; the S 1/2 of the SE 1/4; the E 1/2 of the SW 1/4, all being in Section 3, Township 30 South, Range 11 West of the Willamette Meridian, Coos County, Oregon; the S 1/2 of the SE 1/4 of Section 34, Township 29 South, Range 11 West of the Willamette Meridian, Coos County, Oregon; the W 1/2 of the SW 1/4 of Section 35, Township 29 South, Range 11 West of the Willamette Meridian, Coos County, Oregon; all of Section 2, Township 30 South, Range 11 West of the Willamette Meridian, Coos County, Oregon; the NE 1/4 of the NE 1/4 and beginning at the Southeast corner of the NW 1/4 of the NE 1/4 of Section 10, Township 30 South, Range 11 West of the Willamette Meridian, Coos County, Oregon; thence West 20 rods; thence North 40 rods; thence East 20 rods; thence South 40 rods to the place of beginning, all being in said Section 10. All of the NW 1/4 and the NW 1/4 of the NE 1/4, all in Section 11, Township 30 South, Range 11 West of the Willamette Meridian, Coos County, Oregon -----

THE WITHIN DESCRIBED PROPERTY IS SUBJECT TO THE FOLLOWING:

1. As disclosed by the tax rolls, the premises herein described have been zoned or classified for farm use. At any time that said land is disqualified for such use, the property will be subject to additional taxes or penalties and interest.
2. As disclosed by the tax rolls, the premises herein described have been zoned or classified as forest lands. At any time that said land is disqualified for such use, the property will be subject to additional taxes or penalties and interest pursuant to the provisions of ORS chapter 321.
3. Rights of the public in and to that portion lying within streets, roads and highways.
4. Easement, including the terms and provisions thereof, reserved by Pacific States Lumber Company in instrument recorded May 26, 1863, in Book 89, Page 533, Deed Records of Coos County, Oregon. (On the NW 1/4 of the SW 1/4 of Section 35)
5. Minerals, including terms and provisions thereof, reserved by Coos County on the NW 1/4 of the SW 1/4 of Section 35.

The mineral interest reserved or excepted above has not been followed out and subsequent transactions affecting said interest or taxes levied against same are not reflected in this title evidence.

6. Minerals in instrument, including the terms and provisions thereof,
Reserved by: T. De LaRhue
Recorded: December 10, 1947
Book: 176 Page: 249
Deed Records of Coos County, Oregon.
Affects: The SW 1/4 of the SE 1/4 of Section 3, Township 30 South, Range 11, West of the Willamette Meridian, Coos County, Oregon

The minerals interest reserved or excepted above has not been followed out and subsequent transactions affecting said interest or taxes levied against same are not reflected in this title evidence.

Said mineral rights were conveyed to Walter S. Pierson, et ux, by instrument recorded December 31, 1975, bearing Microfilm Reel No. 75-12-1055, Records of Coos County, Oregon.

7. Easement, including the terms and provisions thereof,
From: Francis L. Carrington
To: Joseph J. Kearns and Carole J. Kearns
Recorded: November 15, 1987
Microfilm Reel No. 89-11-1053
Records of Coos County, Oregon.
For: Water purposes

8. Such rights and easements for navigation and fishing as may exist over that portion of the property lying beneath the waters of creeks.

04/05/2005 #2005-4635
09:02AM 2 OF 2

COOS COUNTY CLERK, OREGON TOTAL \$31.00
TERRI L. TURI, CCC, COUNTY CLERK