

Market: Los Angeles
Cell Site Number: NL0500
Cell Site Name: Lancaster City Park
Fixed Asset Number: 11585721

LAND LEASE AGREEMENT

THIS LAND LEASE AGREEMENT ("**Agreement**"), dated as of the latter of the signature dates below (the "**Effective Date**"), is entered into by City of Lancaster, a municipal corporation and charter city having a mailing address of 44933 Fern Avenue, Lancaster, CA 93534 ("**Landlord**") and New Cingular Wireless PCS, LLC, a Delaware limited liability company, having a mailing address of 12555 Cingular Way, Suite 1300, Alpharetta, GA 30004 ("**Tenant**").

BACKGROUND

Landlord owns or controls that certain plot, parcel or tract of land, as described on **Exhibit 1**, together with all rights and privileges arising in connection therewith, located at 43063 10th Street West, Lancaster, CA 93534, in the County of Los Angeles, State of California (collectively, the "**Property**"). Tenant desires to use a portion of the Property in connection with its federally licensed communications business. Landlord desires to grant to Tenant the right to use a portion of the Property in accordance with this Agreement.

The parties agree as follows:

- 1. LEASE OF PREMISES.** Landlord hereby leases to Tenant a certain portion of the Property containing approximately 680 square feet including the air space above such ground space, as described on attached **Exhibit 1** (the "Premises") for the placement of Tenant's Communication Facility.
- 2. PERMITTED USE.** Tenant may use the Premises for the transmission and reception of communications signals and the installation, construction, maintenance, operation, repair, replacement and upgrade of its communications fixtures and related equipment, cables, accessories and improvements, which may include a suitable support structure, associated antennas, equipment shelters or cabinets and fencing and any other items necessary to the successful and secure use of the Premises (collectively, the "**Communication Facility**"), as well as the right to test, survey and review title on the Property; Tenant further has the right but not the obligation to add, modify and/or replace equipment in order to be in compliance with any current or future federal, state or local mandated application, including, but not limited to, emergency 911 communication services, at no additional cost to Tenant or Landlord (collectively, the "**Permitted Use**"). Landlord and Tenant agree that any portion of the Communication Facility that may be conceptually described on **Exhibit 1** will not be deemed to limit Tenant's Permitted Use. If **Exhibit 1** includes drawings of the initial installation of the Communication Facility, Landlord's execution of this Agreement will signify Landlord's approval of **Exhibit 1**. For a period of ninety (90) days following the start of construction, Landlord grants Tenant, its subtenants, licensees and sublicensees, the right to use such portions of Landlord's contiguous, and/or adjoining property (the "**Surrounding Property**") as may reasonably be required during construction and installation of the Communications Facility. Tenant has the right to install and operate transmission cables from the equipment shelter or cabinet to the antennas, electric lines from the main feed to the equipment shelter or cabinet and communication lines from the Property's main entry point to the equipment shelter or cabinet, and to make other improvements, alterations, upgrades or additions appropriate for Tenant's Permitted Use, including the right to construct a fence around the Premises and undertake any other appropriate means to secure the Premises at Tenant's expense. Tenant has the right to modify, supplement, replace, upgrade, expand the equipment, increase the

number of antennas or relocate the Communication Facility within the Premises at any time during the term of this Agreement. Tenant will be allowed to make such alterations to the **Premises** in order to ensure that Tenant's Communication Facility complies with all applicable federal, state or local laws, rules or regulations

3. TERM.

(a) The initial lease term will be five (5) years ("**Initial Term**"), commencing on the Effective Date. The Initial Term will terminate on the fifth (5th) anniversary of the Effective Date.

(b) This Agreement will automatically renew for four (4) additional five (5) year term(s) (each five (5) year term shall be defined as an "**Extension Term**"), upon the same terms and conditions unless Tenant notifies Landlord in writing of Tenant's intention not to renew this Agreement at least sixty (60) days prior to the expiration of the Initial Term or then-existing Extension Term.

(c) Unless (i) Landlord or Tenant notifies the other in writing of its intention to terminate this Agreement at least six (6) months prior to the expiration of the final Extension Term, or (ii) the Agreement is terminated prior to the end of the final Extension Term, then upon the final Extension Term, this Agreement shall continue in force upon the same covenants, terms and conditions for a further term of one (1) year, and for annual terms thereafter ("**Annual Term**") until terminated by either party by giving to the other written notice of its intention to so terminate at least six (6) months prior to the end of any such Annual Term. Monthly rental during such Annual Terms shall be equal to the Rent paid for the last month of the final Extension Term. If Tenant remains in possession of the Premises after the termination of this Agreement then Tenant will be deemed to be occupying the Premises on a month-to-month basis (the "**Holdover Term**"), subject to the terms and conditions of this Agreement.

(d) The Initial Term, any Extension Terms, any Annual Terms and any Holdover Term are collectively referred to as the Term ("**Term**").

4. RENT.

(a) Commencing on the first day of the month following the earlier of the date that Tenant commences construction or December 1st, 2013 (the "**Rent Commencement Date**"), Tenant will pay Landlord on or before the fifth (5th) day of each calendar month in advance, Two Thousand and NO/100 Dollars (\$2,000.00) (the "**Rent**"), at the address set forth above. In any partial month occurring after the Rent Commencement Date, Rent will be prorated. The initial Rent payment will be forwarded by Tenant to Landlord within thirty (30) days after the Rent Commencement-Date.

(b) In year one (1) of each Extension Term, the monthly Rent will increase by ten percent (10%) over the Rent paid during the previous five (5) year term.

(c) All charges payable under this Agreement such as utilities and taxes shall be billed by Landlord within one (1) year from the end of the calendar year in which the charges were incurred; any charges beyond such period shall not be billed by Landlord, and shall not be payable by Tenant. The foregoing shall not apply to monthly Rent which is due and payable without a requirement that it be billed by Landlord. The provisions of this subsection shall survive the termination or expiration of this Agreement.

5. APPROVALS.

(a) Landlord agrees that Tenant's ability to use the Premises is contingent upon the suitability of the Premises and Property for Tenant's Permitted Use and Tenant's ability to obtain and maintain all governmental licenses, permits, approvals or other relief required of or deemed necessary or appropriate by Tenant for its use of the Premises, including without limitation applications for zoning variances, zoning ordinances, amendments, special use permits, and construction permits (collectively, the "**Government Approvals**"). Landlord authorizes Tenant to prepare, execute and file all required applications to obtain Government Approvals for Tenant's Permitted Use under this Agreement and agrees to reasonably assist Tenant with such applications and with obtaining and maintaining the Government Approvals; provided,

however, that Landlord shall not be under any duty or obligation to incur any cost, expense or other liability in connection therewith. In addition, Tenant shall have the right to initiate the ordering and/or scheduling of necessary utilities.

(b) Tenant has the right to obtain a title report or commitment for a leasehold title policy from a title insurance company of its choice and to have the Property surveyed by a surveyor of its choice.

(c) Tenant may also perform and obtain, at Tenant's sole cost and expense, soil borings, percolation tests, engineering procedures, environmental investigation or other tests or reports on, over, and under the Property, necessary to determine if Tenant's use of the Premises will be compatible with Tenant's engineering specifications, system, design, operations or Government Approvals.

6. TERMINATION. This Agreement may be terminated, without penalty or further liability, as follows:

(a) by either party on thirty (30) days prior written notice, if the other party remains in default under Section 15 of this Agreement after the applicable cure periods;

(b) by Tenant upon written notice to Landlord, Tenant reasonably attempts but is unable to obtain, or maintain, any required approval(s) or the issuance of a license or permit by any agency, board, court or other governmental authority necessary for the construction or operation of the Communication Facility as now or hereafter intended by Tenant; or if Tenant determines, in its sole discretion that the cost of obtaining or retaining the same is commercially unreasonable;

(c) by Tenant, upon written notice to Landlord within one hundred twenty (120) days of the Effective Date, if Tenant determines, in its sole discretion, due to the title report results or survey results, that the condition of the Premises is unsatisfactory for its intended uses;

(d) by Tenant upon written notice to Landlord for any reason or no reason, at any time prior to commencement of construction by Tenant; or

(e) by Tenant upon sixty (60) days' prior written notice to Landlord for any reason or no reason, so long as Tenant pays Landlord a termination fee equal to four (4) months' Rent, at the then-current rate, provided, however, that no such termination fee will be payable on account of the termination of this Agreement by Tenant under any termination provision contained in any other Section of this Agreement, including the following: 5 Approvals, 6(a) Termination, 6(b) Termination, 6(c) Termination, 6(d) Termination, 11(d) Environmental, 18 Condemnation or 19 Casualty.

7. INSURANCE.

(a) During the Term, Tenant will carry, at its own cost and expense, the following insurance: (i) workers' compensation insurance as required by law; and (ii) commercial general liability (CGL) insurance with respect to its activities on the Property, such insurance to afford protection of up to Three Million Dollars (\$3,000,000) per occurrence and Six Million Dollars (\$6,000,000) general aggregate, based on Insurance Services Office (ISO) Form CG 00 01 or a substitute form providing substantially equivalent coverage. Tenant's CGL insurance shall contain a provision including Landlord as an additional insured. Such additional insured coverage:

(i) shall be limited to bodily injury, property damage or personal and advertising injury caused, in whole or in part, by Tenant, its employees, agents or independent contractors;

(ii) shall not extend to claims for punitive or exemplary damages arising out of the acts or omissions of Landlord, its employees, agents or independent contractors or where such coverage is prohibited by law or to claims arising out of the gross negligence of Landlord, its employees, agents or independent contractors; and

(iii) shall not exceed Tenant's indemnification obligation under this Agreement, if any.

(b) Notwithstanding the foregoing, Tenant shall have the right to self-insure the coverages required in subsection (a). In the event Tenant elects to self-insure its obligation to include Landlord as an additional insured, the following provisions shall apply (in addition to those set forth in subsection (a)):

(i) Landlord shall promptly and no later than thirty (30) days after notice thereof provide Tenant with written notice of any claim, demand, lawsuit, or the like for which it seeks coverage pursuant to this Section and provide Tenant with copies of any demands, notices, summonses, or legal papers received in connection with such claim, demand, lawsuit, or the like;

(ii) Landlord shall not settle any such claim, demand, lawsuit, or the like without the prior written consent of Tenant; and

(iii) Landlord shall fully cooperate with Tenant in the defense of the claim, demand, lawsuit, or the like.

8. INTERFERENCE.

(a) Prior to or concurrent with the execution of this Agreement, Landlord has provided or will provide Tenant with a list of radio frequency user(s) and frequencies use on the Property as of the Effective Date. Tenant warrants that its use of the Premises will not interfere with those existing radio frequency uses on the Property, as long as the existing radio frequency user(s) operate and continue to operate within their respective frequencies and in accordance with all applicable laws and regulations.

(b) Landlord will not grant, after the date of this Agreement, a lease, license or any other right to any third party, if exercise of such grant may in any way adversely affect or interfere with the Communication Facility, the operations of Tenant or the rights of Tenant under this Agreement. Landlord will notify Tenant in writing prior to granting any third party the right to install and operate communications equipment on the Property.

(c) Landlord will not, nor will Landlord permit its employees, tenants, licensees, invitees, agents or independent contractors to, interfere in any way with the Communication Facility, the operations of Tenant or the rights of Tenant under this Agreement. Landlord will cause such interference to cease within twenty-four (24) hours after receipt of notice of interference from Tenant. In the event any such interference does not cease within the aforementioned cure period, Landlord shall cease all operations on the Property which are suspected of causing interference (except for intermittent testing to determine the cause of such interference) until the interference has been corrected.

(d) For the purposes of this Agreement, "interference" may include, but is not limited to, any use on the Property or Surrounding Property that causes electronic or physical obstruction with, or degradation of, the communications signals from the Communication Facility.

9. INDEMNIFICATION.

(a) Tenant agrees to indemnify, defend and hold Landlord harmless from and against any and all injury, loss, damage or liability (or any claims in respect of the foregoing), costs or expenses (including reasonable attorneys' fees and court costs) arising directly from (i) Tenant's access to, use of and/or possession of the Premises pursuant to this Agreement; (ii) the installation, use, maintenance, repair or removal of the Communication Facility ; and/or (iii) Tenant's breach of any provision of this Agreement, except to the extent attributable to the negligent or intentional act or omission of Landlord, its employees, agents or independent contractors.

(b) Landlord agrees to indemnify, defend and hold Tenant harmless from and against any and all injury, loss, damage or liability (or any claims in respect of the foregoing), costs or expenses (including reasonable attorneys' fees and court costs) arising directly from the actions or failure to act of Landlord, its employees or agents, or Landlord's breach of any provision of this Agreement, except to the extent attributable to the negligent or intentional act or omission of Tenant, its employees, agents or independent contractors.

(c) The indemnified party: (i) shall promptly provide the indemnifying party with written notice of any claim, demand, lawsuit, or the like for which it seeks indemnification pursuant to this Section and provide the indemnifying party with copies of any demands, notices, summonses, or legal papers received in connection with such claim, demand, lawsuit, or the like; (ii) shall not settle any such claim, demand, lawsuit, or the like without the prior written consent of the indemnifying party; and (iii) shall fully cooperate with the indemnifying party in the defense of the claim, demand, lawsuit, or the like. A delay in notice shall not relieve the indemnifying party of its indemnity obligation, except (1) to the extent the indemnifying party can show it was prejudiced by the delay; and (2) the indemnifying party shall not be liable for any settlement or litigation expenses incurred before the time when notice is given.

10. WARRANTIES.

(a) Tenant and Landlord each acknowledge and represent that it is duly organized, validly existing and in good standing and has the right, power and authority to enter into this Agreement and bind itself hereto through the party set forth as signatory for the party below.

(b) Landlord represents, warrants and agrees that: (i) Landlord solely owns the Property as a legal lot in fee simple, or controls the Property by lease or license; (ii) the Property is not and will not be encumbered by any liens, restrictions, mortgages, covenants, conditions, easements, leases, or any other agreements of record or not of record, which would adversely affect Tenant's Permitted Use and enjoyment of the Premises under this Agreement; (iii) as long as Tenant is not in default then Landlord grants to Tenant sole, actual, quiet and peaceful use, enjoyment and possession of the Premises without hindrance or ejection by any persons lawfully claiming under Landlord; (iv) Landlord's execution and performance of this Agreement will not violate any laws, ordinances, covenants or the provisions of any mortgage, lease or other agreement binding on Landlord; and (v) if the Property is or becomes encumbered by a deed to secure a debt, mortgage or other security interest, Landlord will provide promptly to Tenant a mutually agreeable subordination, non-disturbance and attornment agreement executed by Landlord and the holder of such security interest.

11. ENVIRONMENTAL.

(a) Landlord represents and warrants that, to the best of Landlord's knowledge after reasonable investigation, and except as may be identified in **Exhibit 11** attached to this Agreement, (i) the Property as of the date of this Agreement is free of hazardous substances, including asbestos-containing materials and lead paint, and (ii) the Property has never been subject to any contamination or hazardous conditions resulting in any environmental investigation, inquiry or remediation. Landlord and Tenant agree that each will be responsible for compliance with any and all laws (including any statutes, regulations, codes, ordinances, or principles of common law) regulating or imposing standards of liability or standards of conduct with regard to protection of the environment or worker health and safety, as may now or at any time hereafter be in effect, to the extent such apply to that party's activity conducted in or on the Property

(b) Landlord and Tenant agree to hold harmless and indemnify the other from, and to assume all duties, responsibilities and liabilities at the sole cost and expense of the indemnifying party for, payment of penalties, sanctions, forfeitures, losses, costs or damages, and for responding to any action, notice, claim, order, summons, citation, directive, litigation, investigation or proceeding ("**Claims**"), to the extent arising from that party's breach of its obligations or representations under Section 11(a). Landlord agrees to hold harmless and indemnify Tenant from, and to assume all duties, responsibilities and liabilities at the sole cost and expense of Landlord for, payment of penalties, sanctions, forfeitures, losses, costs or damages, and for responding to any Claims, to the extent arising from subsurface or other contamination of the Property with hazardous substances prior to the Effective Date of this Agreement or from such contamination caused by the acts or omissions of Landlord during the Term. Tenant agrees to hold harmless and indemnify Landlord from, and to assume all duties, responsibilities and liabilities at the sole cost and expense of Tenant for,

payment of penalties, sanctions, forfeitures, losses, costs or damages, and for responding to any Claims, to the extent arising from hazardous substances brought onto the Property by Tenant.

(c) The indemnifications of this Section 11 specifically include reasonable costs, expenses and fees incurred in connection with any investigation of Property conditions or any clean-up, remediation, removal or restoration work required by any governmental authority. The provisions of this Section 11 will survive the expiration or termination of this Agreement.

(d) In the event Tenant becomes aware of any hazardous materials on the Property, or any environmental, health or safety condition or matter relating to the Property, that, in Tenant's sole determination, renders the condition of the Premises or Property unsuitable for Tenant's use, or if Tenant believes that the leasing or continued leasing of the Premises would expose Tenant to undue risks of liability to a government agency or third party, Tenant will have the right, in addition to any other rights it may have at law or in equity, to terminate this Agreement upon written notice to Landlord.

12. ACCESS. At all times throughout the Term of this Agreement, and at no additional charge to Tenant, Tenant and its employees, agents, and subcontractors, will have twenty-four (24) hour per day, seven (7) day per week pedestrian and vehicular access ("**Access**") to and over the Property, from an open and improved public road to the Premises, for the installation, maintenance and operation of the Communication Facility and any utilities serving the Premises. As may be described more fully in **Exhibit 1**, Landlord grants to Tenant an easement for such Access and Landlord agrees to provide to Tenant such codes, keys and other instruments necessary for such Access at no additional cost to Tenant. Upon Tenant's request, Landlord will execute a separate recordable easement evidencing this right. Landlord shall execute a letter granting Tenant Access to the Property substantially in the form attached as **Exhibit 12**; upon Tenant's request, Landlord shall execute additional letters during the Term. Landlord acknowledges that in the event Tenant cannot obtain Access to the Premises, Tenant shall incur significant damage. If Landlord fails to provide the Access granted by this Section 12, such failure shall be a default under this Agreement.

13. REMOVAL/RESTORATION. All portions of the Communication Facility brought onto the Property by Tenant will be and remain Tenant's personal property and, at Tenant's option, may be removed by Tenant at any time during or after the Term. Landlord covenants and agrees that no part of the Communication Facility constructed, erected or placed on the Premises by Tenant will become, or be considered as being affixed to or a part of, the Property, it being the specific intention of Landlord that all improvements of every kind and nature constructed, erected or placed by Tenant on the Premises will be and remain the property of Tenant and may be removed by Tenant at any time during or after the Term. Tenant will repair any damage to the Property resulting from Tenant's removal activities. Any portions of the Communication Facility that Tenant does not remove within ninety (90) days after the later of the end of the Term and cessation of Tenant's operations at the Premises shall be deemed abandoned and owned by Landlord.

14. MAINTENANCE/UTILITIES.

(a) Tenant will keep and maintain the Premises in good condition, reasonable wear and tear and damage from the elements excepted. Landlord will maintain and repair access to the Premises where Tenant does not have exclusive control, in good and tenantable condition, subject to reasonable wear and tear and damage from the elements. Landlord will be responsible for maintenance of landscaping on the Property, including any landscaping installed by Tenant as a condition of this Agreement or any required permit.

(b) Tenant will be responsible for paying on a monthly or quarterly basis all utilities charges for electricity, telephone service or any other utility used or consumed by Tenant on the Premises. In the event Tenant cannot secure its own metered electrical supply, Tenant will have the right, at its own cost and expense, to submeter from Landlord. When submetering is required under this Agreement, Landlord will read the meter and provide Tenant with an invoice and usage data on a monthly basis. Landlord agrees that

it will not include a markup on the utility charges. Landlord further agrees to provide the usage data and invoice on forms provided by Tenant and to send such forms to such address and/or agent designated by Tenant. Tenant will remit payment within forty-five (45) days of receipt of the usage data and required forms. As noted in Section 4(c) above, any utility fee recovery by Landlord is limited to a twelve (12) month period. If Tenant submeters electricity from Landlord, Landlord agrees to give Tenant at least twenty-four (24) hours advance notice of any planned interruptions of said electricity. Landlord acknowledges that Tenant provides a communication service which requires electrical power to operate and must operate twenty-four (24) hours per day, seven (7) days per week. If the interruption is for an extended period of time, in Tenant's reasonable determination, Landlord agrees to allow Tenant the right to utilize on the Premises a temporary source of power for the duration of the interruption. Landlord will not be responsible for interference with, interruption of or failure, beyond the reasonable control of Landlord, of such services to be furnished or supplied by Landlord.

(c) Landlord hereby grants to any company providing utility or similar services, including electric power and telecommunications, to Tenant an easement over the Property, from an open and improved public road to the Premises, and upon the Premises, for the purpose of constructing, operating and maintaining such lines, wires, circuits, and conduits, associated equipment cabinets and such appurtenances thereto, as such utility companies may from time to time require in order to provide such services to the Premises. Upon Tenant's or service company's request, Landlord will execute a separate recordable easement evidencing this grant, at no cost to Tenant or the service company.

15. DEFAULT AND RIGHT TO CURE.

(a) The following will be deemed a default by Tenant and a breach of this Agreement: (i) non-payment of Rent if such Rent remains unpaid for more than thirty (30) days after written notice from Landlord of such failure to pay; or (ii) Tenant's failure to perform any other term or condition under this Agreement within forty-five (45) days after written notice from Landlord specifying the failure. No such failure, however, will be deemed to exist if Tenant has commenced to cure such default within such period and provided that such efforts are prosecuted to completion with reasonable diligence. If Tenant remains in default beyond any applicable cure period, Landlord will have the right to exercise any and all rights and remedies available to it under this Agreement, at law and/or in equity.

(b) The following will be deemed a default by Landlord and a breach of this Agreement: (i) Landlord's failure to provide Access to the Premises as required by Section 12 of this Agreement within twenty-four (24) hours after written notice of such failure; (ii) Landlord's failure to cure an interference problem as required by Section 8 of this Agreement within twenty-four (24) hours after written notice of such failure; or (iii) Landlord's failure to perform any term, condition or breach of any warranty or covenant under this Agreement within forty-five (45) days after written notice from Tenant specifying the failure. No such failure, however, will be deemed to exist if Landlord has commenced to cure the default within such period and provided such efforts are prosecuted to completion with reasonable diligence. If Landlord remains in default beyond any applicable cure period, Tenant will have: the right to exercise any and all rights and remedies available to it under this Agreement, at law and/or in equity.

16. ASSIGNMENT/SUBLEASE.

Tenant will have the right to assign, sell or transfer its interest under this Agreement without the approval or consent of Landlord, to Tenant's Affiliate or to any entity which acquires all or substantially all of the Tenant's assets in the market defined by the Federal Communications Commission in which the Property is located by reason of a merger, acquisition, or other business reorganization. Upon written notification to Landlord of such assignment, transfer or sale, Tenant will be relieved of all future performance, liabilities and obligations under this Agreement. Tenant may not otherwise assign this Agreement without Landlord's consent, Landlord's consent not to be unreasonably withheld, conditioned or delayed.

17. **NOTICES.** All notices, requests and demands hereunder will be given by first class certified or registered mail, return receipt requested, or by a nationally recognized overnight courier, postage prepaid, to be effective when properly sent and received, refused or returned undelivered. Notices will be addressed to the parties as follows:

If to Tenant: New Cingular Wireless PCS, LLC
 Attn: Network Real Estate Administration
 Re: Cell Site #: NL0500; Cell Site Name: Lancaster City Park(CA)
 Fixed Asset No.: 11585721
 12555 Cingular Way, Suite 1300
 Alpharetta, GA 30004

With a copy to AT&T Legal Department:

If sent via registered or certified mail to:

New Cingular Wireless PCS, LLC
Attn: AT&T Legal Department
Re: Cell Site #: NL0500; Cell Site Name: Lancaster City Park(CA)
Fixed Asset No.: 11585721
P.O. Box 97061
Redmond, WA 98073-9761

If sent via nationally recognized overnight courier to:

New Cingular Wireless PCS, LLC
Attn: AT&T Legal Department
Re: Cell Site #: NL0500; Cell Site Name: Lancaster City Park(CA)
Fixed Asset No.: 11585721
16331 NE 72nd Way
Redmond, WA 98052-7827

The copy sent to the Legal Department is an administrative step which alone does not constitute legal notice.

If to Landlord: City of Lancaster
 Attn: City Manager
 44933 Fern Avenue
 Lancaster, CA 93534

With a copy to: Stradling Yocca Carlson & Rauth, P.C.
 Attn: David R. McEwen
 660 Newport Center Drive, Suite 1600
 Newport Beach, CA 92660

Either party hereto may change the place for the giving of notice to it by thirty (30) days' prior written notice to the other as provided herein.

18. **CONDEMNATION.** In the event Landlord receives notification of any condemnation proceedings affecting the Property, Landlord will provide notice of the proceeding to Tenant within

forty-eight (48) hours. If a condemning authority takes all of the Property, or a portion sufficient, in Tenant's sole determination, to render the Premises unsuitable for Tenant, this Agreement will terminate as of the date the title vests in the condemning authority. The parties will each be entitled to pursue their own separate awards in the condemnation proceeds, which for Tenant will include, where applicable, the value of its Communication Facility, moving expenses, prepaid Rent, and business dislocation expenses. Tenant will be entitled to reimbursement for any prepaid Rent on a pro rata basis.

19. CASUALTY. Landlord will provide notice to Tenant of any casualty or other harm affecting the Property within forty-eight (48) hours of the casualty or other harm. If any part of the Communication Facility or Property is damaged by casualty or other harm as to render the Premises unsuitable, in Tenant's sole determination, then Tenant may terminate this Agreement by providing written notice to Landlord, which termination will be effective as of the date of such casualty or other harm. Upon such termination, Tenant will be entitled to collect all insurance proceeds payable to Tenant on account thereof and to be reimbursed for any prepaid Rent on a pro rata basis. Landlord agrees to permit Tenant to place temporary transmission and reception facilities on the Property, but only until such time as Tenant is able to activate a replacement transmission facility at another location; notwithstanding the termination of this Agreement, such temporary facilities will be governed by all of the terms and conditions of this Agreement, including Rent. If Landlord or Tenant undertakes to rebuild or restore the Premises and/or the Communication Facility, as applicable, Landlord agrees to permit Tenant to place temporary transmission and reception facilities on the Property at no additional Rent until the reconstruction of the Premises and/or the Communication Facility is completed. If Landlord determines not to rebuild or restore the Property, Landlord will notify Tenant of such determination within forty five (45) days after the casualty or other harm. If Landlord does not so notify Tenant and Tenant decides not to terminate under this Section, then Landlord will promptly rebuild or restore any portion of the Property interfering with or required for Tenant's Permitted Use of the Premises to substantially the same condition as existed before the casualty or other harm. Landlord agrees that the Rent shall be abated until the Property and/or the Premises are rebuilt or restored, unless Tenant places temporary transmission and reception facilities on the Property.

20. WAIVER OF LANDLORD'S LIENS. Landlord waives any and all lien rights it may have, statutory or otherwise, concerning the Communication Facility or any portion thereof. The Communication Facility shall be deemed personal property for purposes of this Agreement, regardless of whether any portion is deemed real or personal property under applicable law; Landlord consents to Tenant's right to remove all or any portion of the Communication Facility from time to time in Tenant's sole discretion and without Landlord's consent.

21. TAXES.

(a) Landlord shall be responsible for timely payment of all taxes and assessments levied upon the lands, improvements and other property of Landlord including any such taxes that may be calculated by the taxing authority using any method, including the income method. Tenant shall be responsible for any taxes and assessments attributable to and levied upon Tenant's leasehold improvements on the Premises if and as set forth in this Section 21. Nothing herein shall require Tenant to pay any inheritance, franchise, income, payroll, excise, privilege, rent, capital stock, stamp, documentary, estate or profit tax, or any tax of similar nature, that is or may be imposed upon Landlord.

(b) In the event Landlord receives a notice of assessment with respect to which taxes or assessments are imposed on Tenant's leasehold improvements on the Premises, Landlord shall provide Tenant with copies of each such notice immediately upon receipt, but in no event later than thirty (30) days after the date of such notice of assessment. If Landlord does not provide such notice or notices to Tenant within such time period, Landlord shall be responsible for payment of the tax or assessment set forth in the notice, and Landlord shall not have the right to reimbursement of such amount from Tenant. If Landlord provides a notice of assessment to Tenant within such time period and requests reimbursement from Tenant

as set forth below, then Tenant shall reimburse Landlord for the tax or assessments identified on the notice of assessment on Tenant's leasehold improvements, which has been paid by Landlord. If Landlord seeks reimbursement from Tenant, Landlord shall, no later than thirty (30) days after Landlord's payment of the taxes or assessments for the assessed tax year, provide Tenant with written notice including evidence that Landlord has timely paid same, and Landlord shall provide to Tenant any other documentation reasonably requested by Tenant to allow Tenant to evaluate the payment and to reimburse Landlord.

(c) For any tax amount for which Tenant is responsible under this Agreement, Tenant shall have the right to contest, in good faith, the validity or the amount thereof using such administrative, appellate or other proceedings as may be appropriate in the jurisdiction, and may defer payment of such obligations, pay same under protest, or take such other steps as Tenant may deem appropriate. This right shall include the ability to institute any legal, regulatory or informal action in the name of Landlord, Tenant, or both, with respect to the valuation of the Premises. Landlord shall cooperate with respect to the commencement and prosecution of any such proceedings and will execute any documents required therefor. The expense of any such proceedings shall be borne by Tenant and any refunds or rebates secured as a result of Tenant's action shall belong to Tenant, to the extent the amounts were originally paid by Tenant. In the event Tenant notifies Landlord by the due date for assessment of Tenant's intent to contest the assessment, Landlord shall not pay the assessment pending conclusion of the contest, unless required by applicable law.

(d) Landlord shall not split or cause the tax parcel on which the Premises are located to be split, bifurcated, separated or divided without the prior written consent of Tenant.

(e) Tenant shall have the right but not the obligation to pay any taxes due by Landlord hereunder if Landlord fails to timely do so, in addition to any other rights or remedies of Tenant. In the event that Tenant exercises its rights under this Section 21(e) due to such Landlord default, Tenant shall have the right to deduct such tax amounts paid from any monies due to Landlord from Tenant as provided in Section 15(b), provided that Tenant may exercise such right without having provided to Landlord notice and the opportunity to cure per Section 15(b).

(f) Any tax-related notices shall be sent to Tenant in the manner set forth in Section 17 and, in addition, of a copy of any such notices shall be sent to the following address. Promptly after the Effective Date of this Agreement, Landlord shall provide the following address to the taxing authority for the authority's use in the event the authority needs to communicate with Tenant. In the event that Tenant's tax addresses changes by notice to Landlord, Landlord shall be required to provide Tenant's new tax address to the taxing authority or authorities.

New Cingular Wireless PCS, LLC

Attn: Network Real Estate Administration -- Taxes

Re: Cell Site #: NL0500; Cell Site Name: Lancaster City Park(CA)

Fixed Asset No.: 11585721

5405 Windward Parkway

Alpharetta, GA 30004

(g) Notwithstanding anything to the contrary contained in this Section 21, Tenant shall have no obligation to reimburse any tax or assessment for which the Landlord is reimbursed or rebated by a third party.

22. SALE OF PROPERTY.

(a) Landlord shall not be prohibited from the selling, leasing or use of any of the Property or the Surrounding Property except as provided below.

(b) If Landlord, at any time during the Term of this Agreement, decides sell, subdivide or otherwise transfer all or any part of the Premises, or all or any part of the Property, to a purchaser other than Tenant, Landlord shall promptly notify Tenant in writing, and such sale, subdivision or transfer shall be subject to this Agreement and Tenant's rights hereunder. In the event of a change in ownership, transfer or

sale of the Property, within thirty (30) days of such transfer, Landlord or its successor shall send the documents listed below in this subsection (b) to Tenant. Until Tenant receives all such documents, Tenant shall not be responsible for any failure to make payments under this Agreement and reserves the right to hold payments due under this Agreement.

- i. Old deed to Property
- ii. New deed to Property
- iii. Bill of Sale or Transfer
- iv. New IRS Form W-9
- v. Completed and Signed AT&T Payment Direction Form
- vi. Full contact information for new Landlord including phone number(s)

(c) Landlord agrees not to sell, lease or use any areas of the Property or Surrounding Property for the installation, operation or maintenance of other wireless communications facilities if such installation, operation or maintenance would interfere with Tenant's Permitted Use or communications equipment as determined by radio propagation tests performed by Tenant in its sole discretion. Landlord or Landlord's prospective purchaser shall reimburse Tenant for any costs and expenses of such testing. If the radio frequency propagation tests demonstrate levels of interference unacceptable to Tenant, Landlord shall be prohibited from selling, leasing or using the Property or the Surrounding Property for such purpose.

(d) The provisions of this Section shall in no way limit or impair the obligations of Landlord under this Agreement, including interference and access obligations.

23. RENTAL STREAM OFFER. If at any time after the date of this Agreement, Landlord receives a bona fide written offer from a third party seeking an assignment or transfer of the Rent payments associated with this Agreement ("**Rental Stream Offer**"), Landlord shall, prior to accepting such Rental Stream Offer, furnish Tenant with a copy of the same. Tenant shall have the right within twenty (20) days after it receives such copy to match the Rental Stream Offer and offer in writing to match the terms of the Rental Stream Offer. Tenant's offer shall be in the form of a contract substantially similar to the Rental Stream Offer. If Tenant chooses not to exercise this right or fails to provide written notice to Landlord within the twenty (20) day period, Landlord may assign the right to receive Rent payments pursuant to the Rental Stream Offer, subject to the terms of this Agreement. If Landlord attempts to assign or transfer Rent payments without complying with this Section, the assignment or transfer shall be void. Nothing in this Section 23 shall be interpreted as requiring Landlord to accept a Rental Stream Offer, or a matching offer made by Tenant.

24. MISCELLANEOUS.

(a) **Amendment/Waiver.** This Agreement cannot be amended, modified or revised unless done in writing and signed by Landlord and Tenant. No provision may be waived except in a writing signed by both parties. The failure by a party to enforce any provision of this Agreement or to require performance by the other party will not be construed to be a waiver, or in any way affect the right of either party to enforce such provision thereafter.

(b) **Memorandum/Short Form Lease.** Contemporaneously with the execution of this Agreement, the parties will execute a recordable Memorandum or Short Form of Lease substantially in the form attached as **Exhibit 24b**. Either party may record this Memorandum or Short Form of Lease at any time during the Term, in its absolute discretion. Thereafter during the Term of this Agreement, either party will, at any time upon fifteen (15) business days' prior written notice from the other, execute, acknowledge and deliver to the other a recordable Memorandum or Short Form of Lease.

(c) **Limitation of Liability.** Except for the indemnity obligations set forth in this Agreement, and otherwise notwithstanding anything to the contrary in this Agreement, Tenant and Landlord each

waives any claims that each may have against the other with respect to consequential, incidental or special damages, however caused, based on any theory of liability.

(d) **Compliance with Law.** Tenant agrees to comply with all federal, state and local laws, orders, rules and regulations (“**Laws**”) applicable to Tenant’s use of the Communication Facility on the Property. Landlord agrees to comply with all Laws relating to Landlord’s ownership and use of the Property and any improvements on the Property.

(e) **Bind and Benefit.** The terms and conditions contained in this Agreement will run with the Property and bind and inure to the benefit of the parties, their respective heirs, executors, administrators, successors and assigns.

(f) **Entire Agreement.** This Agreement and the exhibits attached hereto, all being a part hereof, constitute the entire agreement of the parties hereto and will supersede all prior offers, negotiations and agreements with respect to the subject matter of this Agreement. Exhibits are numbered to correspond to the Section wherein they are first referenced. Except as otherwise stated in this Agreement, each party shall bear its own fees and expenses (including the fees and expenses of its agents, brokers, representatives, attorneys, and accountants) incurred in connection with the negotiation, drafting, execution and performance of this Agreement and the transactions it contemplates.

(g) **Governing Law.** This Agreement will be governed by the laws of the state in which the Premises are located, without regard to conflicts of law.

(h) **Interpretation.** Unless otherwise specified, the following rules of construction and interpretation apply: (i) captions are for convenience and reference only and in no way define or limit the construction of the terms and conditions hereof; (ii) use of the term "including" will be interpreted to mean "including but not limited to"; (iii) whenever a party's consent is required under this Agreement, except as otherwise stated in the Agreement or as same may be duplicative, such consent will not be unreasonably withheld, conditioned or delayed; (iv) exhibits are an integral part of this Agreement and are incorporated by reference into this Agreement; (v) use of the terms "termination" or "expiration" are interchangeable; (vi) reference to a default will take into consideration any applicable notice, grace and cure periods; (vii) to the extent there is any issue with respect to any alleged, perceived or actual ambiguity in this Agreement, the ambiguity shall not be resolved on the basis of who drafted the Agreement; (viii) the singular use of words includes the plural where appropriate and (ix) if any provision of this Agreement is held invalid, illegal or unenforceable, the remaining provisions of this Agreement shall remain in full force if the overall purpose of the Agreement is not rendered impossible and the original purpose, intent or consideration is not materially impaired.

(i) **Affiliates.** All references to “Tenant” shall be deemed to include any Affiliate of New Cingular Wireless PCS, LLC using the Premises for any Permitted Use or otherwise exercising the rights of Tenant pursuant to this Agreement. “Affiliate” means with respect to a party to this Agreement, any person or entity that (directly or indirectly) controls, is controlled by, or under common control with, that party. “Control” of a person or entity means the power (directly or indirectly) to direct the management or policies of that person or entity, whether through the ownership of voting securities, by contract, by agency or otherwise.

(j) **Survival.** Any provisions of this Agreement relating to indemnification shall survive the termination or expiration hereof. In addition, any terms and conditions contained in this Agreement that by their sense and context are intended to survive the termination or expiration of this Agreement shall so survive.

(k) **W-9.** As a condition precedent to payment, Landlord agrees to provide Tenant with a completed IRS Form W-9, or its equivalent, upon execution of this Agreement and at such other times as may be reasonably requested by Tenant, including any change in Landlord’s name or address.

(l) **Execution/No Option.** The submission of this Agreement to any party for examination or consideration does not constitute an offer, reservation of or option for the Premises based on the terms set forth herein. This Agreement will become effective as a binding Agreement only upon the handwritten legal execution, acknowledgment and delivery hereof by Landlord and Tenant. This Agreement may be

executed in two (2) or more counterparts, all of which shall be considered one and the same agreement and shall become effective when one or more counterparts have been signed by each of the parties. All parties need not sign the same counterpart.

(m) **WAIVER OF JURY TRIAL.** EACH PARTY, TO THE EXTENT PERMITTED BY LAW, KNOWINGLY, VOLUNTARILY AND INTENTIONALLY WAIVES ITS RIGHT TO A TRIAL BY JURY IN ANY ACTION OR PROCEEDING UNDER ANY THEORY OF LIABILITY ARISING OUT OF OR IN ANY WAY CONNECTED WITH THIS AGREEMENT OR THE TRANSACTIONS IT CONTEMPLATES.

[SIGNATURES APPEAR ON NEXT PAGE]

IN WITNESS WHEREOF, the parties have caused this Agreement to be effective as of the last date written below.

"LANDLORD"

City of Lancaster, a municipal corporation and charter city

Dated _____, 2013

By: _____
Mark V. Bozigian, City Manager


ATTEST:

GERI K. BRYAN, City Clerk

APPROVED AS TO FORM:

DAVID R. McEWEN, City Attorney

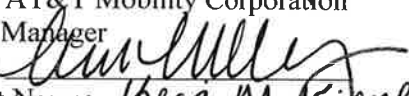
APPROVED AS TO PROGRAM:



RONDA PEREZ
Parks, Recreation and Arts Director

"TENANT"

New Cingular Wireless PCS, LLC,
a Delaware limited liability company

By: AT&T Mobility Corporation
Its: Manager
By: 
Print Name: Kevin M. Kinney
Its: Area Manager
Date: 6-7-13

LANDLORD ACKNOWLEDGMENT

State of California)
County of _____)

On _____ before me, _____,
(insert name and title of the officer)

personally appeared _____,
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within
instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that
by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted,
executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and
correct.

WITNESS my hand and official seal.

Ry Signature _____ (Seal)

TENANT ACKNOWLEDGMENT

State of California)
County of LOS ANGELES)

On JUNE 7, 2013 before me CHRISTINA M WAGER, NOTARY PUBLIC
(insert name and title of the officer)

personally appeared KEVIN M KINNEY,
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within
instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that
by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted,
executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and
correct.

WITNESS my hand and official seal.

Signature _____ (Seal)



EXHIBIT 1

DESCRIPTION OF PREMISES

Page ___ of ___

to the Land Lease Agreement dated _____, 20___, by and between City of Lancaster, a municipal corporation and charter city, as Landlord, and New Cingular Wireless PCS, LLC, a Delaware limited liability company, as Tenant.

The Property is legally described as follows:

PARCEL 1:

**LOT "A" AS DESCRIBED IN THAT CERTAIN CERTIFICATE OF COMPLIANCE LOT LINE ADJUSTMENT NO. LLA NO. 01-03, RECORDED FEBRUARY 11, 2002 INSTRUMENT NO. 02-0323214, OF OFFICIAL RECORDS, DESCRIBED AS FOLLOWS:
THAT PORTION OF THE SOUTHEAST QUARTER OF SECTION 28, TOWNSHIP 7 NORTH, RANGE 12 WEST, SAN BERNARDINO MERIDIAN, IN THE CITY OF LANCASTER, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT OF SAID LAND, LYING EASTERLY, NORTHERLY AND SOUTHERLY OF THE ANTELOPE VALLEY FREEWAY AS GRANTED TO THE STATE OF CALIFORNIA BY DEED DATED AUGUST 22, 1968 IN BOOK D-4108 PAGE 445, OFFICIAL RECORDS. EXCEPT THEREFROM THE EASTERLY 400 FEET MEASURED ALONG THE NORTH LINE OF SAID SOUTHEAST QUARTER.
ALSO EXCEPT THEREFROM THAT PORTION OF SAID LAND DESCRIBED AS LOT "B" OF THAT CERTIFICATE OF COMPLIANCE LOT LINE ADJUSTMENT NO. LLA NO. 01-03, RECORDED FEBRUARY 11, 2002 INSTRUMENT NO. 02-0323214 OF OFFICIAL RECORDS, RECORDS OF SAID COUNTY. SAID LAND ALSO SHOWN ON A RECORD OF SURVEY FILED IN BOOK 7 PAGE 41 OF RECORD OF SURVEYS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.**

PARCEL 2:

THE WEST 370 FEET OF THE EAST 400 FEET OF THE SOUTH 570 FEET OF THE NORTH 610 FEET OF THE SOUTHEAST QUARTER OF SECTION 28, TOWNSHIP 7 NORTH, RANGE 12 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT OF SAID LAND.

PARCEL 3:

THE WEST 370 FEET OF THE EAST 400 FEET OF THE SOUTH 499.88 FEET OF THE NORTH 1209.88 FEET OF THE SOUTHEAST QUARTER OF SECTION 28, TOWNSHIP 7 NORTH, RANGE 12 WEST, SAN BERNARDINO MERIDIAN, IN THE CITY OF LANCASTER, IN THE COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT OF SAID LAND.

PARCEL 3:

THE WEST 370 FEET OF THE EAST 400 FEET OF THE SOUTH 499.88 FEET OF THE NORTH 1209.88 FEET OF THE SOUTHEAST QUARTER OF SECTION 28, TOWNSHIP 7 NORTH, RANGE 12 WEST, SAN BERNARDINO MERIDIAN, IN THE CITY OF LANCASTER, IN THE COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT OF SAID LAND.

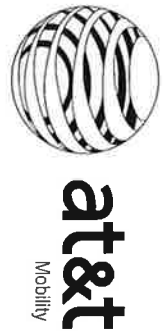
APN: 3125-010-915

The Premises are described and/or depicted as follows:

See Attached Drawings.

Notes:

1. THIS EXHIBIT MAY BE REPLACED BY A LAND SURVEY AND/OR CONSTRUCTION DRAWINGS OF THE PREMISES ONCE RECEIVED BY TENANT.
2. ANY SETBACK OF THE PREMISES FROM THE PROPERTY'S BOUNDARIES SHALL BE THE DISTANCE REQUIRED BY THE APPLICABLE GOVERNMENTAL AUTHORITIES.
3. WIDTH OF ACCESS ROAD SHALL BE THE WIDTH REQUIRED BY THE APPLICABLE GOVERNMENTAL AUTHORITIES, INCLUDING POLICE AND FIRE DEPARTMENTS.
4. THE TYPE, NUMBER AND MOUNTING POSITIONS AND LOCATIONS OF ANTENNAS AND TRANSMISSION LINES ARE ILLUSTRATIVE ONLY. ACTUAL TYPES, NUMBERS AND MOUNTING POSITIONS MAY VARY FROM WHAT IS SHOWN ABOVE.



SITE NUMBER: NL0500-02

SITE NAME: LANCASTER CITY PARK

DRAWING INDEX

T01	TITLE SHEET	0
T02	ANTENNA SCHEDULE, RRU AND BILL OF MATERIALS	0
T03	GENERAL NOTES & CONSTRUCTION NOTES	0
A01	SITE PLAN	0
A02	ENLARGED SITE PLAN, EQUIPMENT & ANTENNA LAYOUT PLANS	0
A03	ELEVATIONS	0
D01	DETAILS	0
D02	DETAILS	0
D03	DETAILS	0
E01	UTILITY PLAN	0
E02	ELECTRICAL AND GROUNDING NOTES, ABBREVIATIONS AND SYMBOLS	0
E03	SINGLE LINE DIAGRAM, GROUNDING PLANS & DETAILS	0
E04	GROUNDING DETAILS	0
E05	CROSS SECTION REDUNDANCY FEATURE	0
B01	TOPOGRAPHIC SURVEY	1
B02	TOPOGRAPHIC SURVEY	1

REV.

DIRECTIONS

- CHANGING DIRECTIONS FROM AT&T WIRELESS CORDLESS**
1. START OUT GOING EAST ON PARK PLAZA DR TOWARD SHOEWCKER AVE.
 2. TURN LEFT ONTO SHOEWCKER AVE.
 3. TURN LEFT ONTO ARTESA BLVD.
 4. MERGE ONTO CA-91 W.
 5. MERGE ONTO I-5 N TOWARD LOS ANGELES BLVD.
 6. MERGE RIGHT TO TAKE I-5 S TOWARD LOS ANGELES.
 7. KEEP RIGHT TO TAKE I-5 S TOWARD PRIMAVERA/LANCASTER.
 8. MERGE ONTO CA-14 N TOWARD PRIMAVERA/LANCASTER.
 9. TURN LEFT ONTO W AVENUE.
 10. TURN RIGHT ONTO 10TH ST W.
 11. TURN LEFT ONTO 10TH ST W.
 12. 43011 10TH ST W IS ON THE LEFT.

PROJECT INFORMATION

SCOPE OF WORK: AN UNMANNED TELECOMMUNICATIONS FACILITY INCLUDING THE INSTALLATION OF:
 1. TOWER (12) PANEL ANTENNAS ON NEW HORIZONTAL
 2. EIGHTTEN (18) BRIS SIX (6) TMS TWO (2) SINGLE SUPPRESSORS AT ANTENNA LEVEL
 3. EQUIPMENT SHELTER INSIDE EXPANDED CHAIN LINK ENCLOSURE
 4. TWO (2) OPS ANTENNAS
 5. POWER, TELCO AND COAX RUNS

SITE ADDRESS: 43011 10TH STREET WEST
LANCASTER, CA 93534

APPLICANT: AT&T MOBILITY SERVICES
12800 PARK PLAZA DRIVE
CERRITOS, CA 90703

PROPERTY OWNER: LANCASTER CITY PARK

OWNER: LANCASTER CITY PARK

ADDRESS: 43011 10TH STREET WEST
LANCASTER, CA 93534

ZONING: UNMANNED TELECOMMUNICATIONS FACILITY AND NOT FOR HUMAN HABITATION

BUILDING SQUARE FEET: 8

OCCUPANCY: V-B (UNMANNED TELECOM)

TYPE OF CONSTRUCTION: 800 SQ. FT.

LEASE AREA: -

ZONING: CITY OF LANCASTER

JURISDICTION: -

LONGITUDE: 118° 09' 02.01" W

LAT/LONG TYPE: NAD 83

ELEVATION: 2436 FT

APR: 3/25-025-002

ACCESSIBILITY REQ'D: UNMANNED TELECOMMUNICATIONS FACILITY AND NOT FOR HUMAN HABITATION HANDICAPPED ACCESS NOT REQUIRED.

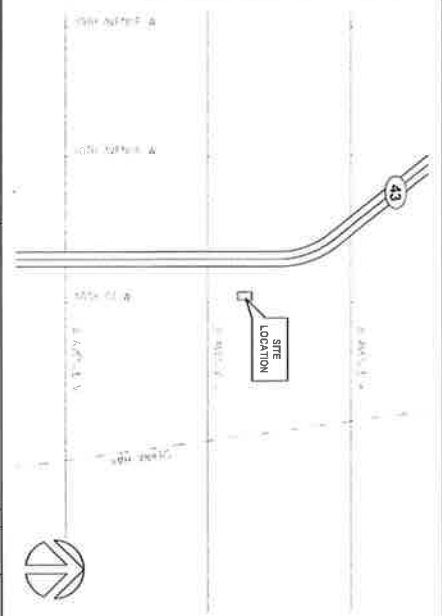
UTILITY PROVIDER: -

POWER COMPANY: -

TEL COMPANY: -

CONSTRUCTION: JEFF JACOBS
(949) 525-5005

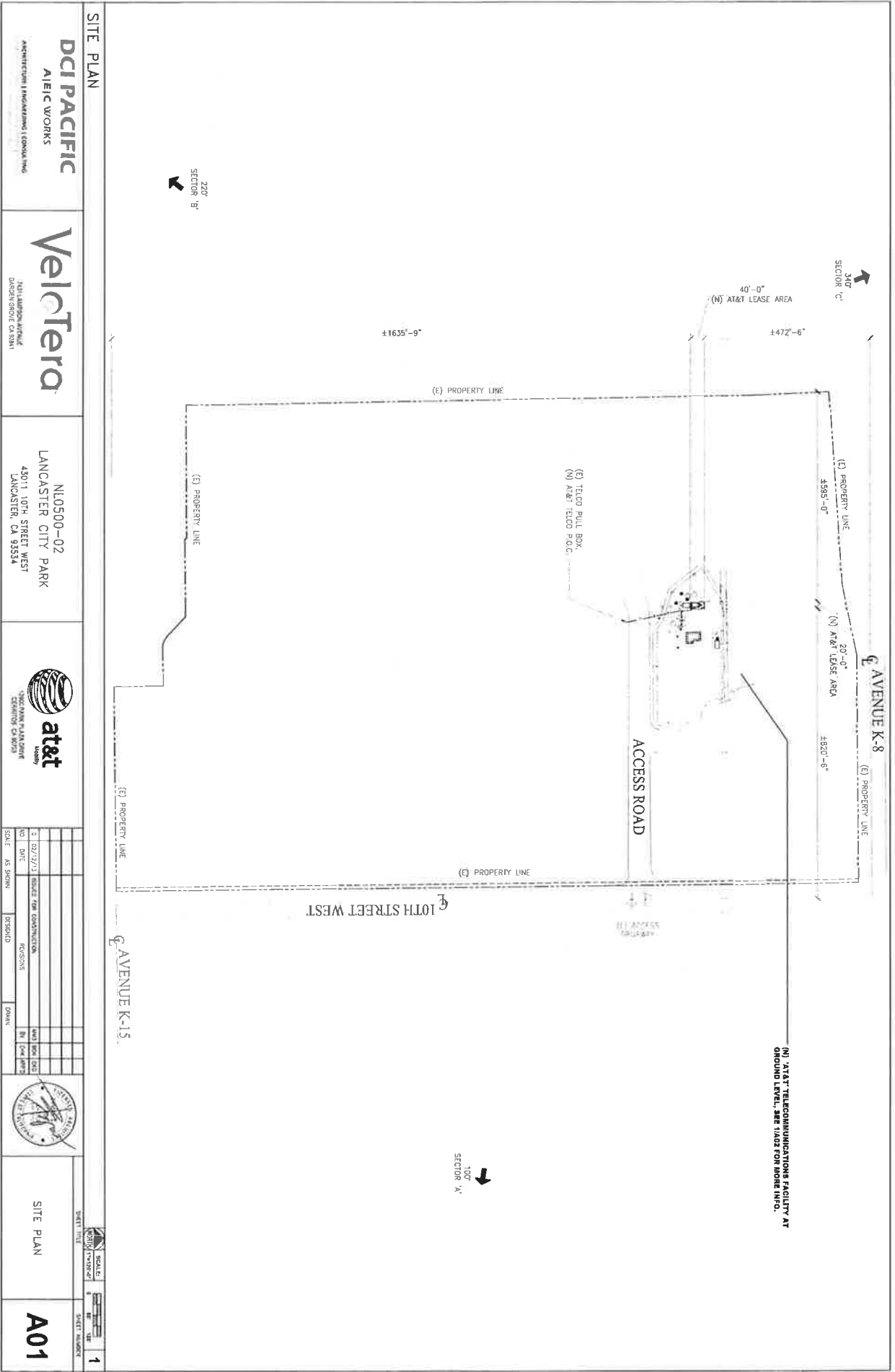
VICINITY MAP



CODE COMPLIANCE

- ** NOTE: ALL WORK AND MATERIALS SHALL BE PERFORMED AND INSTALLED IN ACCORDANCE WITH THE CURRENT EDITIONS OF THESE CODES. NOTHING IN THESE CODES IS TO BE CONSIDERED TO PERMIT WORK NOT CONFORMING TO THESE CODES.**
1. 2010 CALIFORNIA ADMINISTRATIVE CODE (CAC)
 2. 2010 CALIFORNIA BUILDING CODE (CBC) CHAPTERS 1, AND 2 CALIFORNIA AIRBORNE BUILDING CODE WITH 2010 CALIFORNIA AIRBORNE BUILDING CODE (CAB) CHAPTERS 1, AND 2
 3. 2010 CALIFORNIA ELECTRICAL CODE (CEC)
 4. 2010 CALIFORNIA FIRE CODE (FC) (2009 EDITION OF INTERNATIONAL FIRE CODE WITH 2010 CALIFORNIA AIRBORNE BUILDING CODE)
 5. 2010 CALIFORNIA ENERGY CODE (CEC)
 6. 2010 CALIFORNIA GREEN BUILDING CODE (CGBC) (2009 EDITION OF INTERNATIONAL GREEN BUILDING CODE WITH 2010 CALIFORNIA GREEN BUILDING CODE)
 7. 2010 CALIFORNIA GREEN CODE (CGC) (2009 EDITION OF INTERNATIONAL GREEN BUILDING CODE WITH 2010 CALIFORNIA GREEN BUILDING CODE)
 8. 2010 CALIFORNIA GREEN PRACTICES STANDARDS CODE (CGP) (2009 EDITION OF INTERNATIONAL GREEN BUILDING CODE WITH 2010 CALIFORNIA GREEN BUILDING CODE)

<p>DCI PACIFIC A/E/C WORKS</p> <p>Veltera CONSULTING GROUP ARCHITECTURAL CONSULTING</p>	<p>NL0500-02 LANCASTER CITY PARK 43011 10TH STREET WEST LANCASTER, CA 93534</p>	<p>at&t Mobility</p> <p>17200 PARK PLAZA DRIVE CERRITOS, CA 90703</p>	<table border="1"> <tr> <th>NO.</th> <th>DATE</th> <th>REVISION</th> <th>BY</th> <th>CHKD BY</th> </tr> <tr> <td>1</td> <td>02/21/10</td> <td>FIELD FOR CONSTRUCTION</td> <td></td> <td></td> </tr> <tr> <td>2</td> <td>02/21/10</td> <td>REVISED</td> <td></td> <td></td> </tr> </table>	NO.	DATE	REVISION	BY	CHKD BY	1	02/21/10	FIELD FOR CONSTRUCTION			2	02/21/10	REVISED			<p>TITLE SHEET</p>	<p>T01</p>
NO.	DATE	REVISION	BY	CHKD BY																
1	02/21/10	FIELD FOR CONSTRUCTION																		
2	02/21/10	REVISED																		



SITE PLAN

DCI PACIFIC
A/E/C WORKS
ARCHITECTURE | ENGINEERING | CONSULTING

Velterra
1411 SANDHILL DRIVE
GARDEN GROVE, CA 92641

NL0500-02
LANCASTER CITY PARK
43011 10TH STREET WEST
LANCASTER, CA 93534

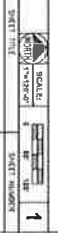


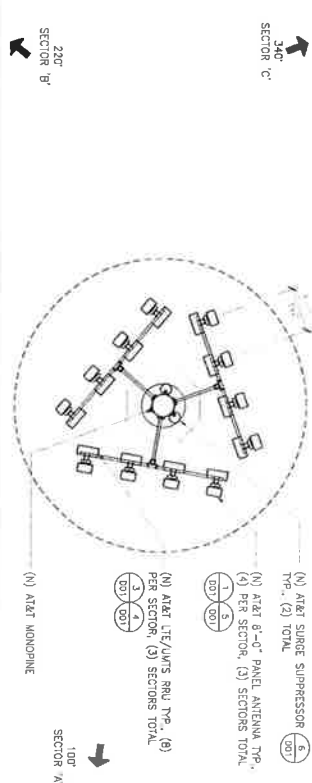
NO.	DATE	SCALE	AS SHOWN	REVISION	DESIGN
1	02/27/12				
SHEET FOR CONSTRUCTION					
4x4 BOX (2x2)					
BY: [Signature]					
CHECKED BY: [Signature]					



SITE PLAN

A01





ANTENNA LAYOUT PLAN

SCALE: 1" = 20'-0"

DATE: 07/23/13

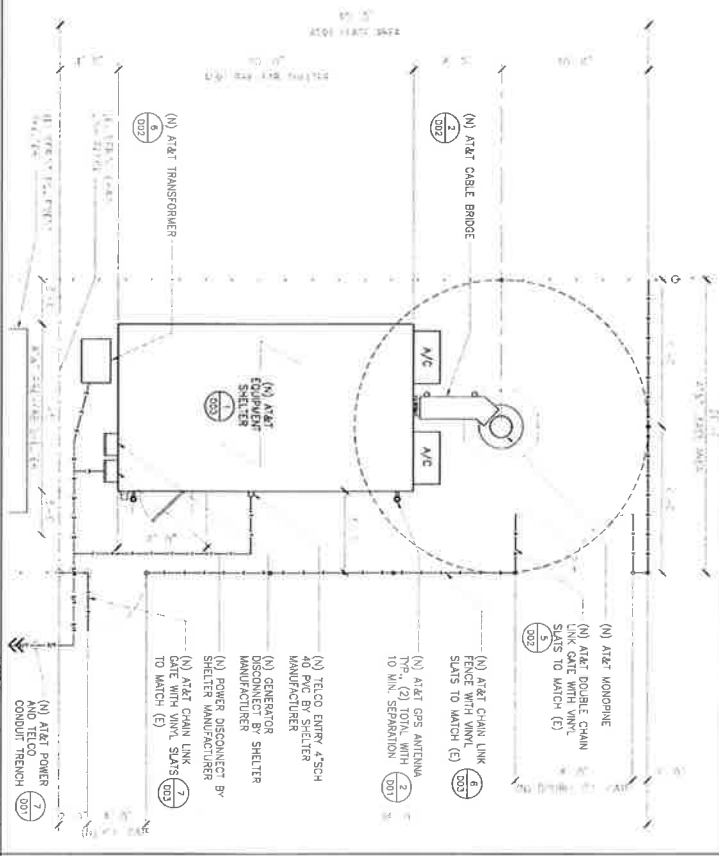
DESIGNED: [Signature]

DRAWN: [Signature]

NO. 1

DATE: 07/23/13

REVISIONS:



EQUIPMENT LAYOUT PLAN

SCALE: 1" = 20'-0"

DATE: 07/23/13

DESIGNED: [Signature]

DRAWN: [Signature]

NO. 2

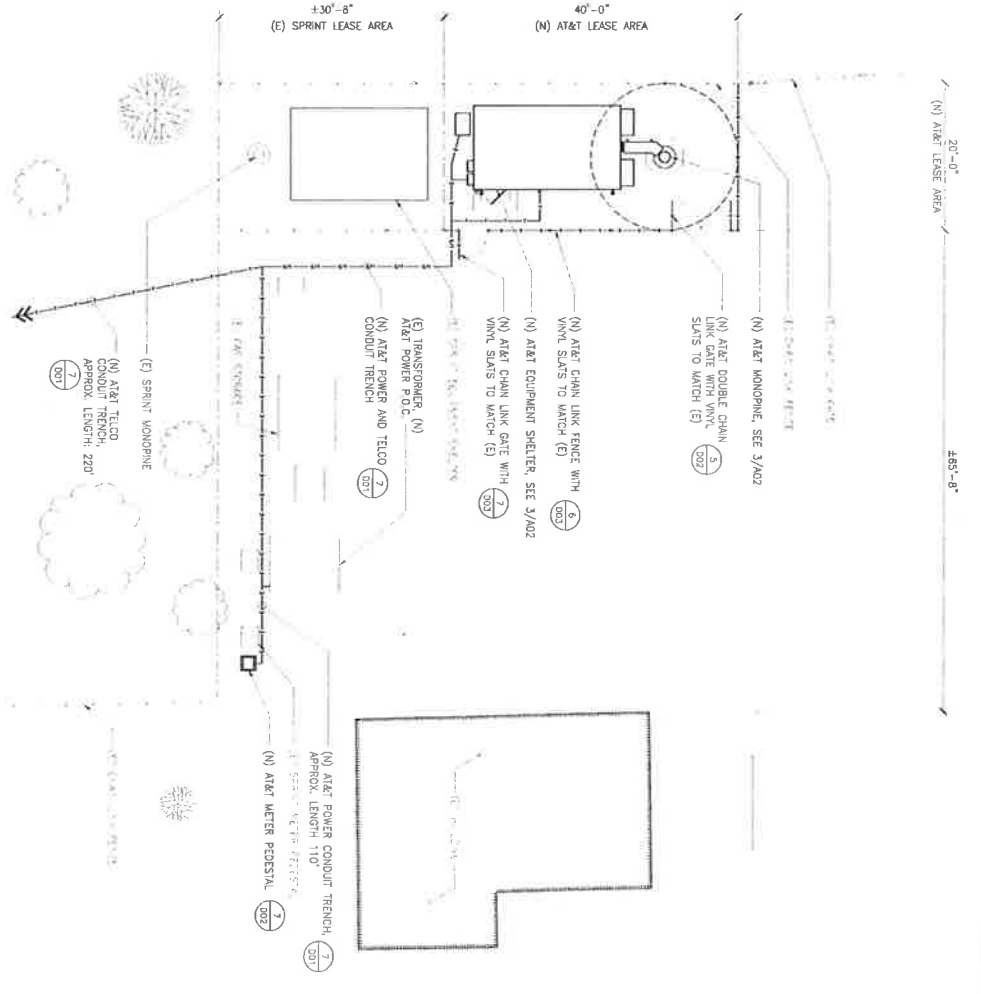
DATE: 07/23/13

REVISIONS:

DCI PACIFIC
AIEIC WORKS
ARCHITECTURE | ENGINEERING | CONSULTING

VelonTera
TALL LAMPSON HOUSE
GARDENVIEW, CA 95241

NL0500-02
LANCASTER CITY PARK
43011 10TH STREET WEST
LANCASTER, CA 95354



ENLARGED SITE PLAN

SCALE: 1" = 20'-0"

DATE: 07/23/13

DESIGNED: [Signature]

DRAWN: [Signature]

NO. 3

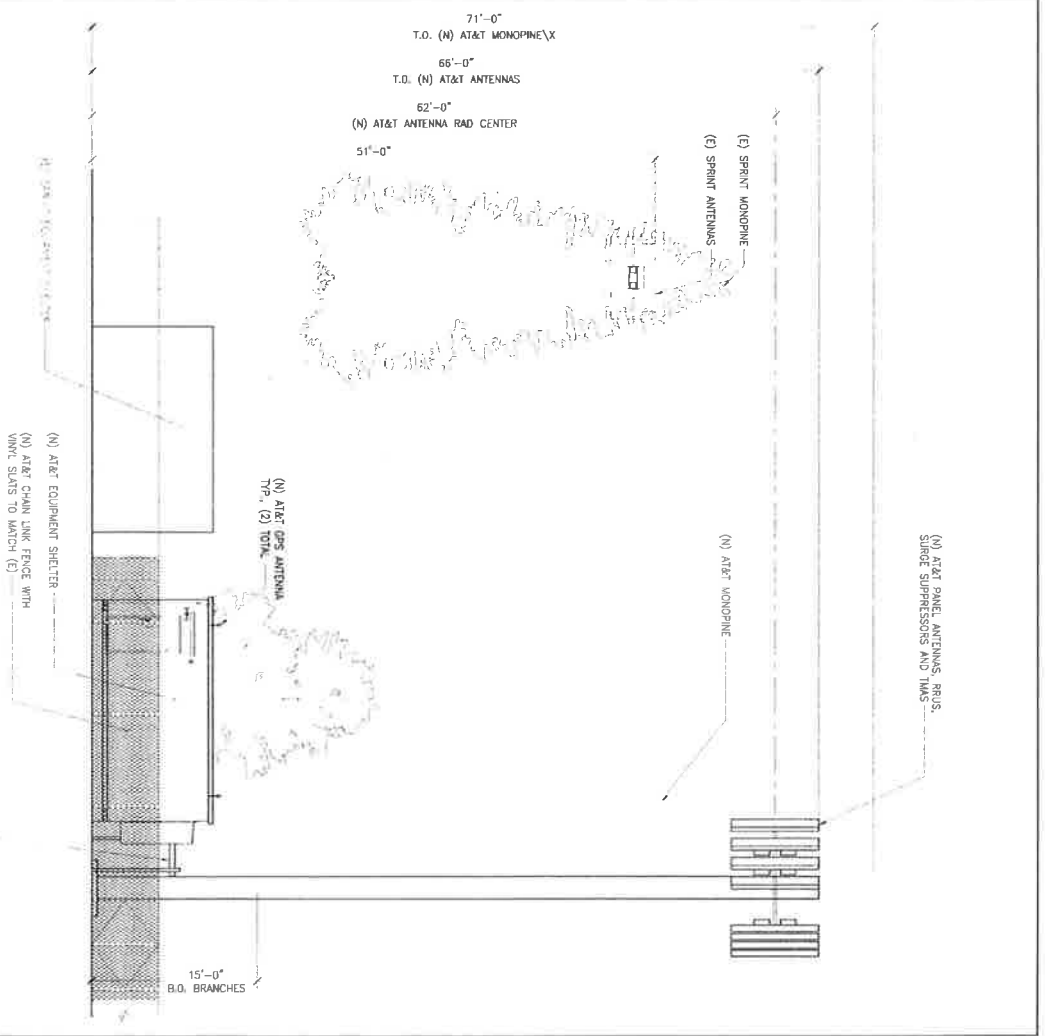
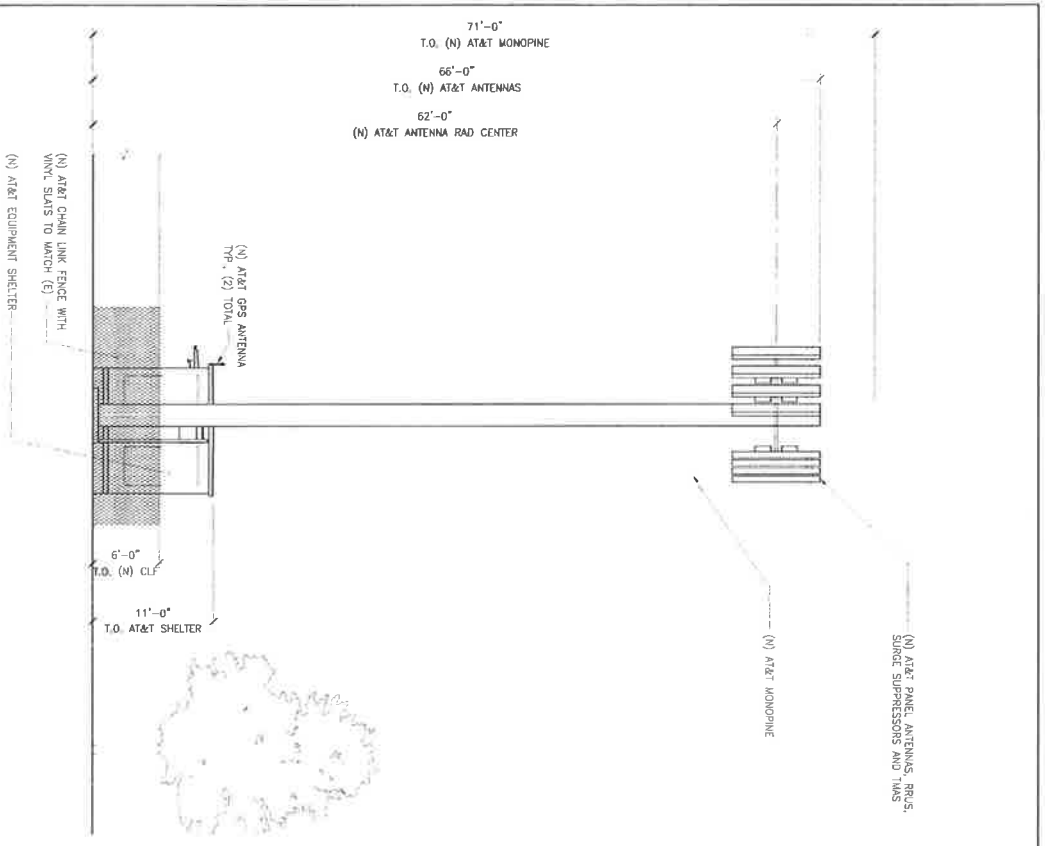
DATE: 07/23/13

REVISIONS:

at&t
1000 BARR PLAZA, SUITE 200
CERRITOS, CA 94501

ENLARGED SITE PLAN, EQUIPMENT & ANTENNA LAYOUT PLANS

A02



NORTH ELEVATION

DCIPACIFIC
A/E/C WORKS
ARCHITECTURE / ENGINEERING / CONSULTING

Velntera
120 LANCASTER SQUARE
LANCASTER, CA 93534

NL0500-02
LANCASTER CITY PARK
43011 10TH STREET WEST
LANCASTER, CA 93554

SCALE: 1/8" = 1'-0"

DATE: 11/11/11

2

EAST ELEVATION

at&t
at&t
COMMUNICATIONS
SERVICES
CENTERS OF EXCELLENCE

SCALE: AS SHOWN

NO.	DATE	DESCRIPTION	BY	CHECKED
0	02/17/11	SCALE AND ORIENTATION		

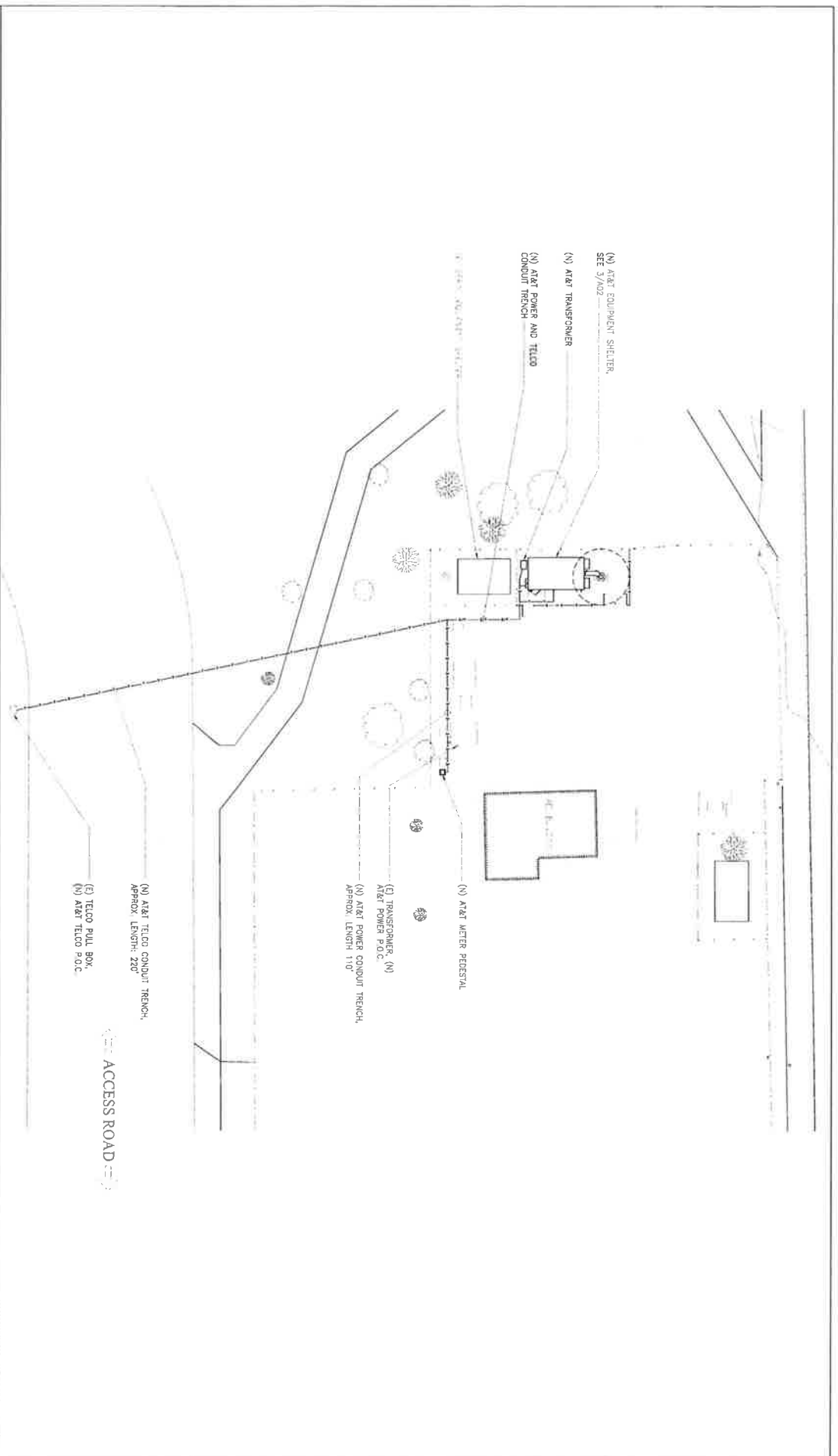
SCALE: 1/8" = 1'-0"

DATE: 11/11/11

1

ELEVATIONS

A03



UTILITY PLAN

DCI PACIFIC
A/E/C WORKS
ARCHITECTURE | ENGINEERING | CONSULTING

Velterra
100 ALPHEA DRIVE
GARDEN GROVE, CA 92641

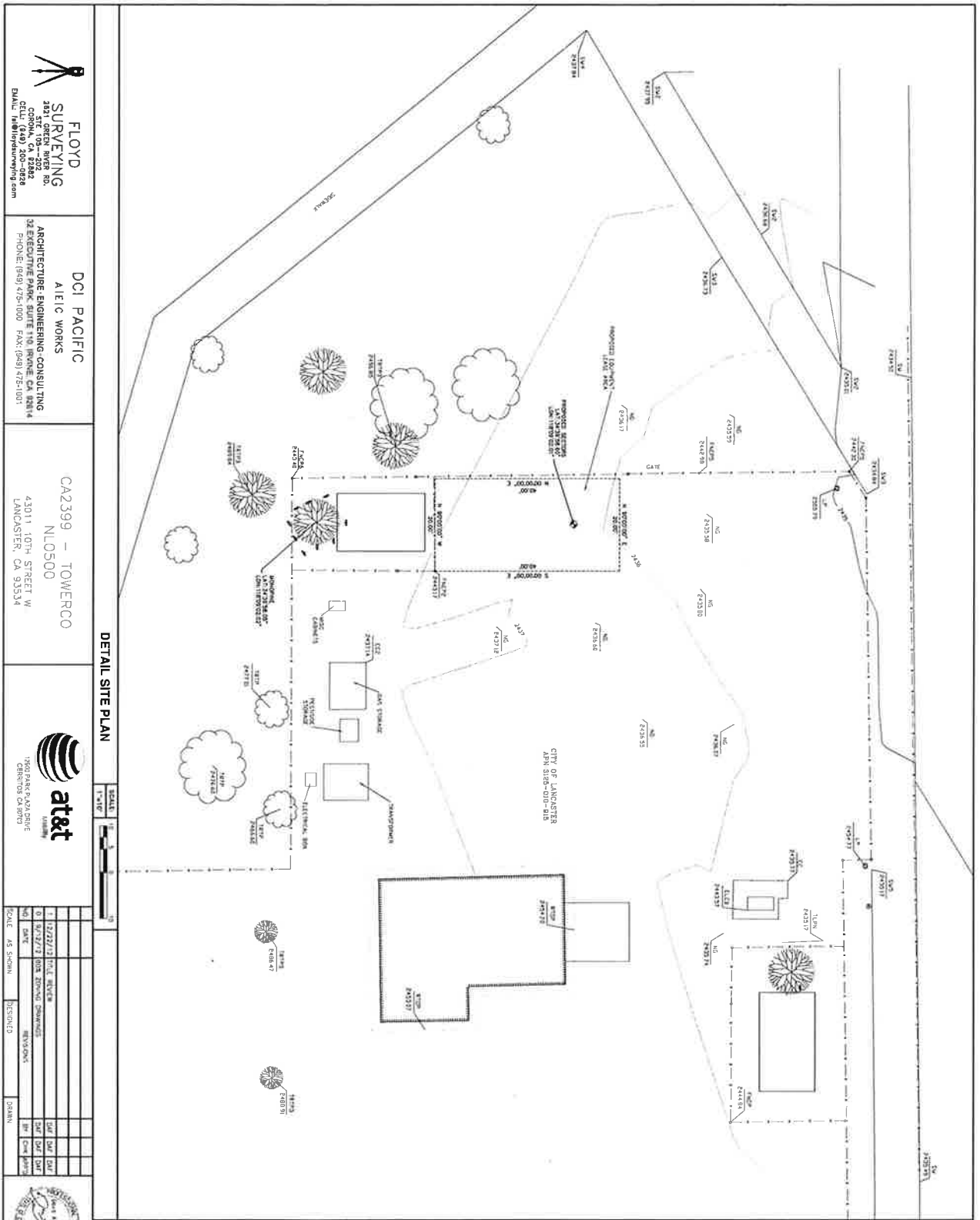
NL0500-02
LANCASTER CITY PARK
4301 1/2 STREET WEST
LANCASTER, CA 93534

at&t
1000 ANNE PLAZA DRIVE
CERRITOS, CA 94709

NO.	DATE	REVISION	BY	CHK
1		ISSUE FOR CONSTRUCTION		
2		REVISED		

UTILITY PLAN

E02



LEGEND

THREE SEWER MAINS WILL BE FOUND IN THE DRAWING

- 10" PIPE
- 12" ANTENNA
- SEWER CLEANOUT
- THE CONCRETE
- WATER VALVE
- WATER VALVE
- BOTTOM OF CURB
- EDGE OF CONCRETE
- FENCE TOP
- FENCE TOP
- LIGHT POLE TOP
- ROOF TOP ELEVATION
- ROOF TOP
- SW
- SECTION MARK
- TREE TOP DECIDUOUS
- TREE TOP CONIFEROUS
- CENTER LINE
- MISC. PROPERTY LINE
- MISC. TIE LINE
- EASEMENT LINE
- FENCE LINE

GENERAL NOTES

- 1) This is not a boundary survey. This is a structure/topographic map. The property lines and easements shown are based on the information provided by the client. The surveyor has not conducted a boundary survey to verify the information shown. The two found monuments shown herein, two tie objects was performed by Floyd Surveying, Inc.
- 2) Any changes made to the information on this plan, without the written consent of the client, shall be at the client's risk.
- 3) These drawings & specifications are the property & copyright of Floyd Surveying, Inc. & shall not be used on any other project without the written consent of Floyd Surveying, Inc. Any discrepancy shall be brought to the attention of the Surveyor prior to commencement of any work.
- 4) Field survey completed on SEPTEMBER 5, 2012

LEGEND

THREE SEWER MAINS WILL BE FOUND IN THE DRAWING

- 10" PIPE
- 12" ANTENNA
- SEWER CLEANOUT
- THE CONCRETE
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- SECTION MARK
- TREE TOP DECIDUOUS
- TREE TOP CONIFEROUS
- CENTER LINE
- MISC. PROPERTY LINE
- MISC. TIE LINE
- EASEMENT LINE
- FENCE LINE

FLOYD SURVEYING
 2801 GREEN RIVER RD.
 CORONA, CA 92626
 CELL: (949) 200-0828
 EMAIL: info@floydsurveying.com

DCI PACIFIC A/E/C WORKS
 ARCHITECTURE, ENGINEERING, CONSULTING
 32 EXECUTIVE PARK, SUITE 110, IRVINE, CA 92614
 PHONE: (949) 475-1000 FAX: (949) 475-1001

CA2399 - TOWERCO
 N10500
 4301 10TH STREET W
 LANCASTER, CA 93534

SCALE	1" = 10'-0"
DATE	12/22/12
BY	DAVID W. WILSON
CHECKED BY	DAVID W. WILSON
SCALE	AS SHOWN
DESIGNED	DAVID W. WILSON
DRAWN	DAVID W. WILSON

TOPOGRAPHIC SURVEY
B02

EXHIBIT 11

ENVIRONMENTAL DISCLOSURE

Landlord represents and warrants that the Property, as of the date of this Agreement, is free of hazardous substances except as follows:

1. NONE.

EXHIBIT 12

STANDARD ACCESS LETTER

[FOLLOWS ON NEXT PAGE]

[Landlord Letterhead]

DATE

Building Staff / Security Staff
Landlord, Lessee, Licensee
Street Address
City, State, Zip

Re: Authorized Access granted to AT&T

Dear Building and Security Staff,

Please be advised that we have signed a lease with AT&T permitting AT&T to install, operate and maintain telecommunications equipment at the property. The terms of the lease grant AT&T and its representatives, employees, agents and subcontractors ("representatives") 24 hour per day, 7 day per week access to the leased area.

To avoid impact on telephone service during the day, AT&T representatives may be seeking access to the property outside of normal business hours. AT&T representatives have been instructed to keep noise levels at a minimum during their visit.

Please grant the bearer of a copy of this letter access to the property and to leased area. Thank you for your assistance.

Landlord Signature

EXHIBIT 24b

MEMORANDUM OF LEASE

[FOLLOWS ON NEXT PAGE

MEMORANDUM OF LEASE

Prepared by:

Velotera Services
151 Kalmus Drive, E220
Costa Mesa, CA 92626

& When Recorded Return to:

Velotera Services
151 Kalmus Drive, E220
Costa Mesa, CA 92626

APN: 3125-010-915

(Space Above This Line For Recorder's Use Only)

Re: Cell Site #: NL0500-02;
Cell Site Name: Lancaster City Park
Fixed Asset Number: 11585721
State: California
County: Los Angeles

MEMORANDUM OF LEASE

This Memorandum of Lease is entered into on this ____ day of _____, 20__, by and between City of Lancaster, a municipal corporation and charter city having a mailing address of 44933 Fern Avenue, Lancaster, CA 93534 (hereinafter referred to as "**Landlord**") and New Cingular Wireless PCS, LLC, a Delaware limited liability company, having a mailing address of 12555 Cingular Way, Suite 1300, Alpharetta, GA 30004 (hereinafter referred to as "**Tenant**").

1. Landlord and Tenant entered into a certain Land Lease Agreement ("**Agreement**") on the ____ day of _____, 20__, for the purpose of installing, operating and maintaining a communications facility and other improvements. All of the foregoing is set forth in the Agreement.
2. The initial lease term will be five (5) years commencing on the Effective Date of the Agreement, with four (4) successive five (5) year options to renew.
3. The portion of the land being leased to Tenant and associated easements are described in **Exhibit 1** annexed hereto.
4. This Memorandum of Lease is not intended to amend or modify, and shall not be deemed or construed as amending or modifying, any of the terms, conditions or provisions of the Agreement, all of which are hereby ratified and affirmed. In the event of a conflict between the provisions of this Memorandum of Lease and the provisions of the Agreement, the provisions of the Agreement shall control. The Agreement shall be binding upon and inure to the benefit of the parties and their respective heirs, successors, and assigns, subject to the provisions of the Agreement.

IN WITNESS WHEREOF, the parties have executed this Memorandum of Lease as of the day and year first above written.

"LANDLORD"

City of Lancaster, a municipal corporation and charter city

Dated _____, 2013

By: _____
Mark V. Bozigian, City Manager


ATTEST:

GERI K. BRYAN, City Clerk

APPROVED AS TO FORM:

DAVID R. McEWEN, City Attorney

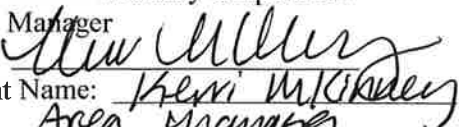
APPROVED AS TO PROGRAM:



RONDA PEREZ
Parks, Recreation and Arts Director

"TENANT"

New Cingular Wireless PCS, LLC,
a Delaware limited liability company

By: AT&T Mobility Corporation
Its: Manager
By: 
Print Name: Keni McKinley
Its: Area Manager
Date: 6-7-13

[ACKNOWLEDGMENTS APPEAR ON NEXT PAGE]

TENANT ACKNOWLEDGMENT

State of California)
County of LOS ANGELES)

On JUNE 7, 2013 before me CHRISTINA M WAGER, NOTARY PUBLIC
(insert name and title of the officer)

personally appeared KECKI M KINNEY
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature [Handwritten Signature]

(Seal)



LANDLORD ACKNOWLEDGMENT

State of California)
County of _____)

On _____ before me, _____
(insert name and title of the officer)

personally appeared _____
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

[Handwritten Initials] Signature _____

(Seal)

EXHIBIT 1

DESCRIPTION OF PREMISES

Page 1 of 2

to the Memorandum of Lease dated _____, 20 __, by and between _____, a _____, as Landlord, and New Cingular Wireless PCS, LLC, a Delaware limited liability company, as Tenant.

The Property is legally described as follows:

PARCEL 1:

**LOT "A" AS DESCRIBED IN THAT CERTAIN CERTIFICATE OF COMPLIANCE LOT LINE ADJUSTMENT NO. LLA NO. 01-03, RECORDED FEBRUARY 11, 2002 INSTRUMENT NO. 02-0323214, OF OFFICIAL RECORDS, DESCRIBED AS FOLLOWS:
THAT PORTION OF THE SOUTHEAST QUARTER OF SECTION 28, TOWNSHIP 7 NORTH, RANGE 12 WEST, SAN BERNARDINO MERIDIAN, IN THE CITY OF LANCASTER, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT OF SAID LAND, LYING EASTERLY, NORTHERLY AND SOUTHERLY OF THE ANTELOPE VALLEY FREEWAY AS GRANTED TO THE STATE OF CALIFORNIA BY DEED DATED AUGUST 22, 1968 IN BOOK D-4108 PAGE 445, OFFICIAL RECORDS. EXCEPT THEREFROM THE EASTERLY 400 FEET MEASURED ALONG THE NORTH LINE OF SAID SOUTHEAST QUARTER.
ALSO EXCEPT THEREFROM THAT PORTION OF SAID LAND DESCRIBED AS LOT "B" OF THAT CERTIFICATE OF COMPLIANCE LOT LINE ADJUSTMENT NO. LLA NO. 01-03, RECORDED FEBRUARY 11, 2002 INSTRUMENT NO. 02-0323214 OF OFFICIAL RECORDS, RECORDS OF SAID COUNTY.
SAID LAND ALSO SHOWN ON A RECORD OF SURVEY FILED IN BOOK 7 PAGE 41 OF RECORD OF SURVEYS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.**

PARCEL 2:

THE WEST 370 FEET OF THE EAST 400 FEET OF THE SOUTH 570 FEET OF THE NORTH 610 FEET OF THE SOUTHEAST QUARTER OF SECTION 28, TOWNSHIP 7 NORTH, RANGE 12 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT OF SAID LAND.

PARCEL 3:

THE WEST 370 FEET OF THE EAST 400 FEET OF THE SOUTH 499.88 FEET OF THE NORTH 1209.88 FEET OF THE SOUTHEAST QUARTER OF SECTION 28, TOWNSHIP 7 NORTH, RANGE 12 WEST, SAN BERNARDINO MERIDIAN, IN THE CITY OF LANCASTER, IN THE COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT OF SAID LAND.

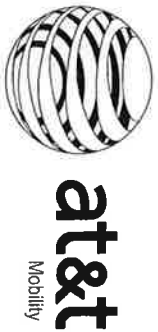
PARCEL 3:

THE WEST 370 FEET OF THE EAST 400 FEET OF THE SOUTH 499.88 FEET OF THE NORTH 1209.88 FEET OF THE SOUTHEAST QUARTER OF SECTION 28, TOWNSHIP 7 NORTH, RANGE 12 WEST, SAN BERNARDINO MERIDIAN, IN THE CITY OF LANCASTER, IN THE COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT OF SAID LAND.

APN: 3125-010-915

The Premises are described and/or depicted as follows:

SEE ATTACHED DRAWINGS



SITE NUMBER: NL0500-02

SITE NAME: LANCASTER CITY PARK

DRAWING INDEX

REV.	DIRECTIONS
101	TITLE SHEET
102	ANTENNA SCHEDULE, RFD AND BILL OF MATERIALS
103	GENERAL NOTES & CONSTRUCTION NOTES
A01	SITE PLAN
A02	ENLARGED SITE PLAN, EQUIPMENT & ANTENNA LAYOUT PLANS
A03	ELEVATIONS
D01	DETAILS
D02	DETAILS
D03	DETAILS
E01	UTILITY PLAN
E02	ELECTRICAL AND GROUNDING NOTES, ABBREVIATIONS AND SYMBOLS
E03	SINGLE LINE DIAGRAM, GROUNDING PLANS & DETAILS
E04	GROUNDING DETAILS
E05	CROSS SECTION REDUNDANCY FEATURE
B01	TOPOGRAPHIC SURVEY
B02	TOPOGRAPHIC SURVEY

CODE COMPLIANCE

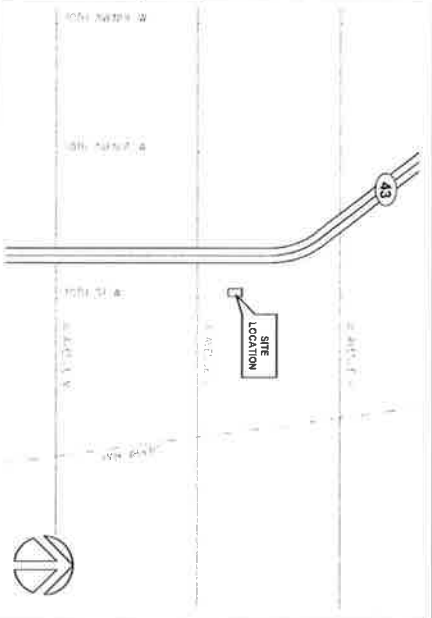
- ** NOTE: ALL WORK AND MATERIALS SHALL BE PERFORMED AND INSTALLED IN ACCORDANCE WITH THE CURRENT EDITIONS OF THESE CODES LISTED IN THESE CODES IS TO BE CONSIDERED TO FURNISH WORK NOT CONFORMING TO THESE CODES
- 1. 2010 CALIFORNIA ADMINISTRATIVE CODE (CAC)
 - 2. 2010 CALIFORNIA BUILDING CODE (CBC), VOLUMES 1, AND 2
 - 3. 2010 CALIFORNIA INTERNATIONAL BUILDING CODE WITH 2010 CALIFORNIA AMENDMENTS
 - 4. 2010 CALIFORNIA ELECTRICAL CODE
 - 5. 2010 CALIFORNIA GREEN CODE
 - 6. 2010 CALIFORNIA MECHANICAL CODE (CMC)
 - 7. 2010 CALIFORNIA PLUMBING AND MECHANICAL CODE WITH 2010 CALIFORNIA AMENDMENTS
 - 8. 2010 CALIFORNIA FIRE CODE
 - 9. 2010 CALIFORNIA FIRE PREVENTION STANDARDS
 - 10. 2010 CALIFORNIA FIRE SAFETY STANDARDS

REV.

DIRECTIONS

- DRIVING DIRECTIONS FROM MAIN THROUGHLESS ROADWAY**
1. START OUT GOING EAST ON PARK PLAZA DR TOWARD SHOEWALKER AVE.
 2. TURN LEFT ONTO SHOEWALKER AVE.
 3. TURN LEFT ONTO ARTEMA BLVD
 4. MERGE ONTO CA-91 W.
 5. MERGE ONTO I-5 N TOWARD ALOUVERA BLVD
 6. MERGE ONTO I-5 N TOWARD LOS ANGELES
 7. MERGE ONTO I-5 N TOWARD PALMDALE/JANCASTER
 8. TAKE THE ARTEMA L EXIT 'EXIT' 41
 9. TAKE THE ARTEMA L EXIT 'EXIT' 41
 10. TURN RIGHT ONTO W ARTEMA L
 11. TURN LEFT ONTO 10TH ST W
 12. 43011 10TH ST W IS ON THE LEFT

VICINITY MAP



PROJECT INFORMATION

SCOPE OF WORK: AN UNMANNED TELECOMMUNICATIONS FACILITY INCLUDING THE INSTALLATION OF:
 1. TWENTY (20) PANEL ANTENNAS ON NEW MASTING
 2. EIGHTEEN (18) BRIC SIX (6) TWR TWO (2) SURF SUPPRESSORS AT ANTENNA LEVEL
 3. EQUIPMENT SHELTER WITH EXPANDED CHASSIS ENDOUSURE
 4. TWO (2) GPS ANTENNAS
 5. POWER, TELCO AND COAX RUNS

SITE ADDRESS: 43011 10TH STREET WEST
LANCASTER, CA 93534

APPLICANT: AT&T MOBILITY SERVICES
12800 PARK PLAZA DRIVE
CERRITOS, CA 90703

PROPERTY OWNER: LANCASTER CITY PARK

OWNER: LANCASTER CITY PARK

ADDRESS: 43011 10TH STREET WEST
LANCASTER, CA 93534

ZONING: URBAN COMMERCIAL
PHONE: (916) 368-8047
PHONE: (916) 368-8047

SITE ACQUISITION: JEREMY STEIGEL
PHONE: (714) 368-8047

ENGINEER: JEFF ACORNS
PHONE: (861) 368-5819
REGISTERED ENGINEER: (540) 815-8787
PHONE: (949) 555-5005

BUILDING SUMMARY:
OCCUPANCY: B
TYPE OF CONSTRUCTION: V-B (UNMANNED TELECOM)
LEASE AREA: 690 SQ. FT.
ZONING: -
JURISDICTION: CITY OF LANCASTER
LATITUDE: 34° 39' 58.607" N
LONGITUDE: 118° 09' 02.017" W
LAT/LONG TYPE: NAD 83
ELEVATION: 2436 FT.
APN: 3125-025-002
ACCESSIBILITY REQ'D: UNMANNED TELECOMMUNICATIONS FACILITY AND NOT FOR "HUMAN HABITATION" HANDICAPPED ACCESS NOT REQUIRED.

UTILITY PROVIDER: -
POWER COMPANY: -
TEL COMPANY: -

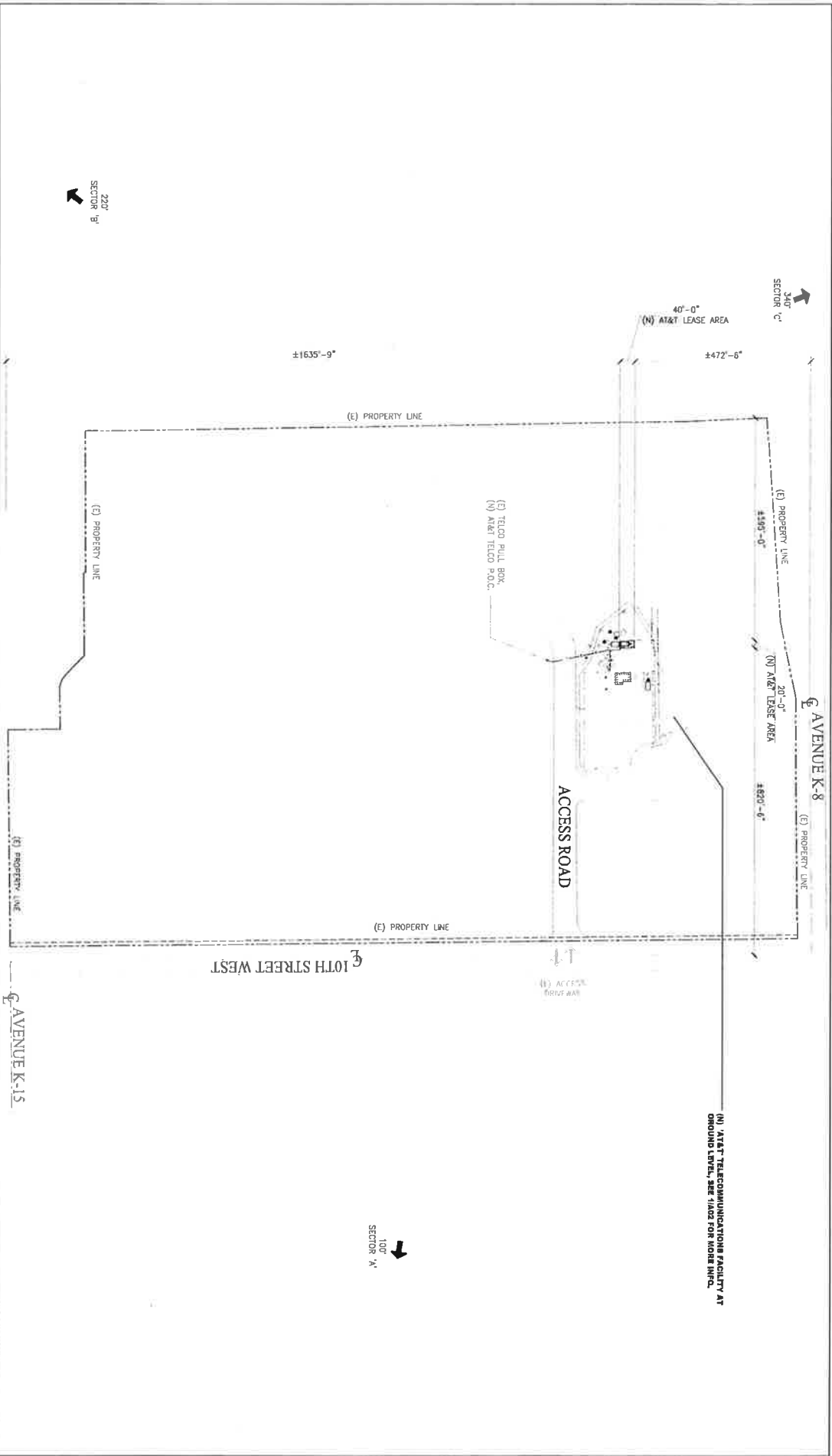
DCI PACIFIC
AIEIC WORKS
ARCHITECTURE | ENGINEERING | CONSULTING

Velcro
200 UNIVERSITY AVENUE
LANCASTER, CA 93534

NL0500-02
LANCASTER CITY PARK
43011 10TH STREET WEST
LANCASTER, CA 93534

TITLE SHEET

T01



(N) AT&T TELECOMMUNICATIONS FACILITY AT GROUND LEVEL, SEE 1/A02 FOR MORE INFO.

SITE PLAN

DCI PACIFIC
A/E/C WORKS
ARCHITECTURE | ENGINEERING | CONSULTING
10000 E. 15th Avenue, Suite 1000, Denver, CO 80232

VeriTer
TELECOMMUNICATIONS
PLANNING GROUP, S.W.A.B. | S.W.A.B.

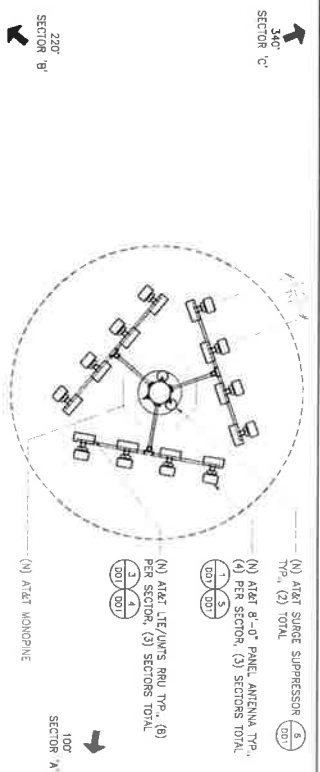
NL0500-02
LANCASTER CITY PARK
45011 10TH STREET WEST
LANCASTER, CA 93534

at&t
VERI TER
TELECOMMUNICATIONS
CENTERS OF EXCELLENCE

DATE	DESCRIPTION	BY	CHECKED
12/12/12	SELECT THE CONSTRUCTION RESPONSE		
SCALE	AS SHOWN	DESIGNED	DRAWN

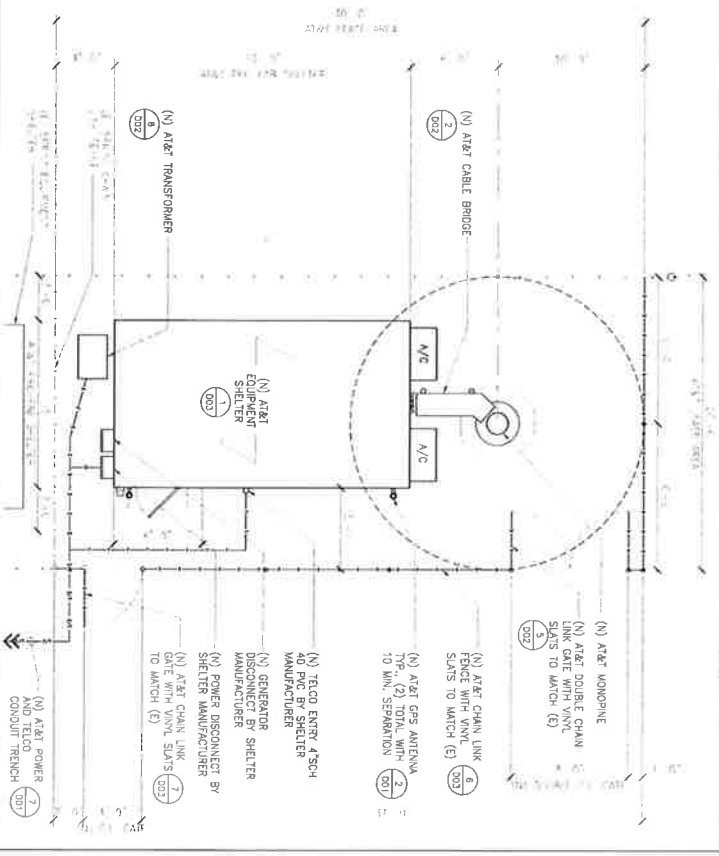
SITE PLAN

A01



ANTENNA LAYOUT PLAN

SCALE: 1" = 100'-0"



EQUIPMENT LAYOUT PLAN

SCALE: 1" = 100'-0"

DCIPACIFIC
A/E/C WORKS
ARCHITECTURE / ENGINEERING / CONSULTING

Vertera
7421 LABSON AVENUE
CONCORD, CA 94521

NL0500-02
LANCASTER CITY PARK
43011 10TH STREET WEST
LANCASTER, CA 93534



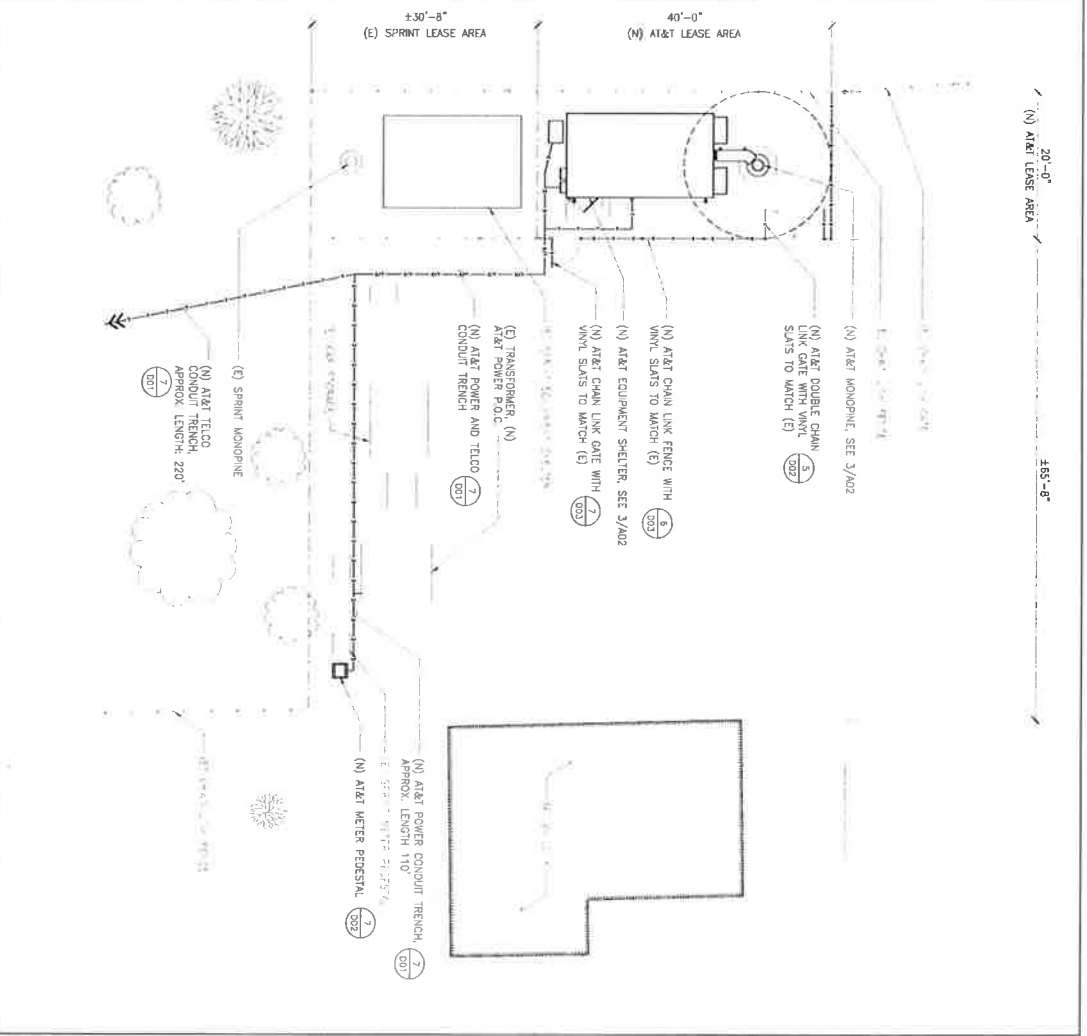
NO.	DATE	DESCRIPTION	BY	CHECKED
1	02/17/13	SUBMIT FOR CONSTRUCTION	WJG	DCP
2		REVISIONS		

SCALE: AS SHOWN



ENLARGED SITE PLAN
EQUIPMENT & ANTENNA
LAYOUT PLANS

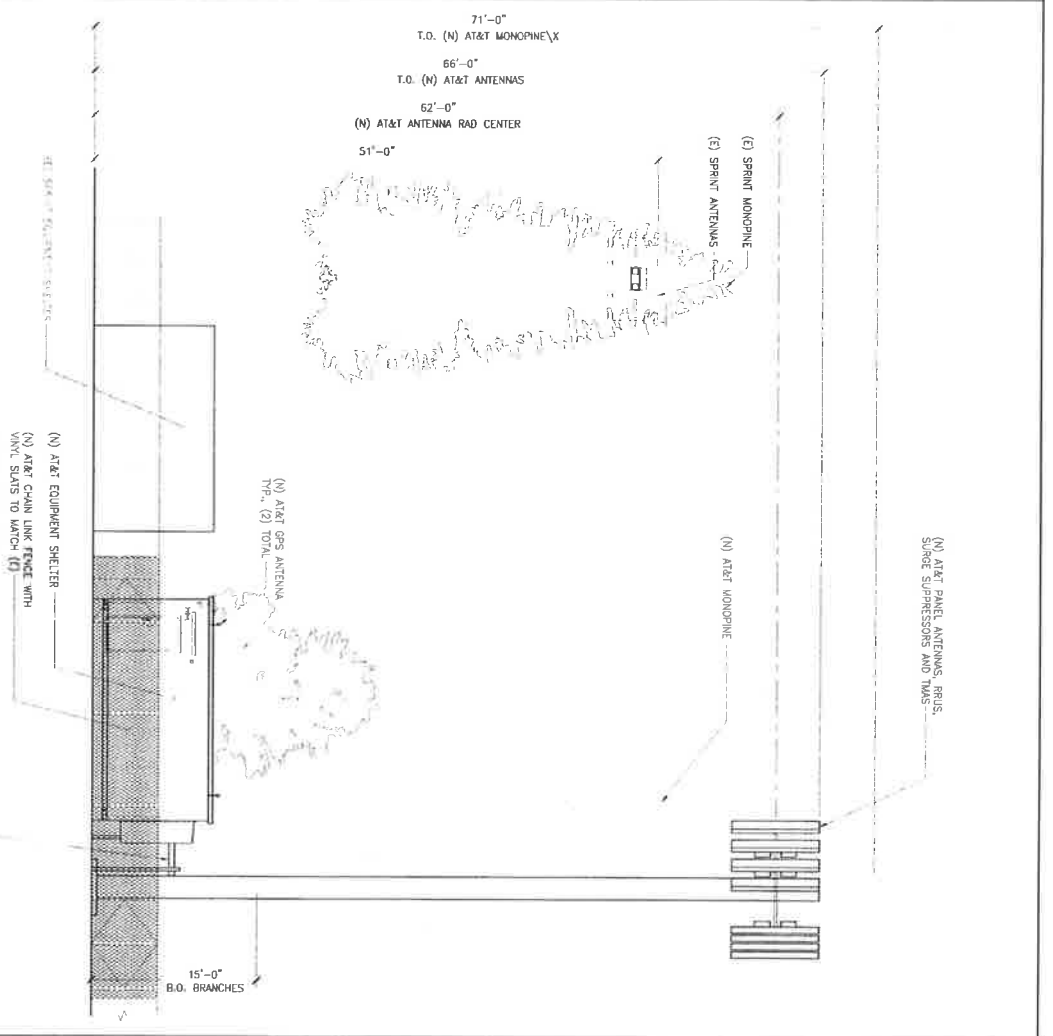
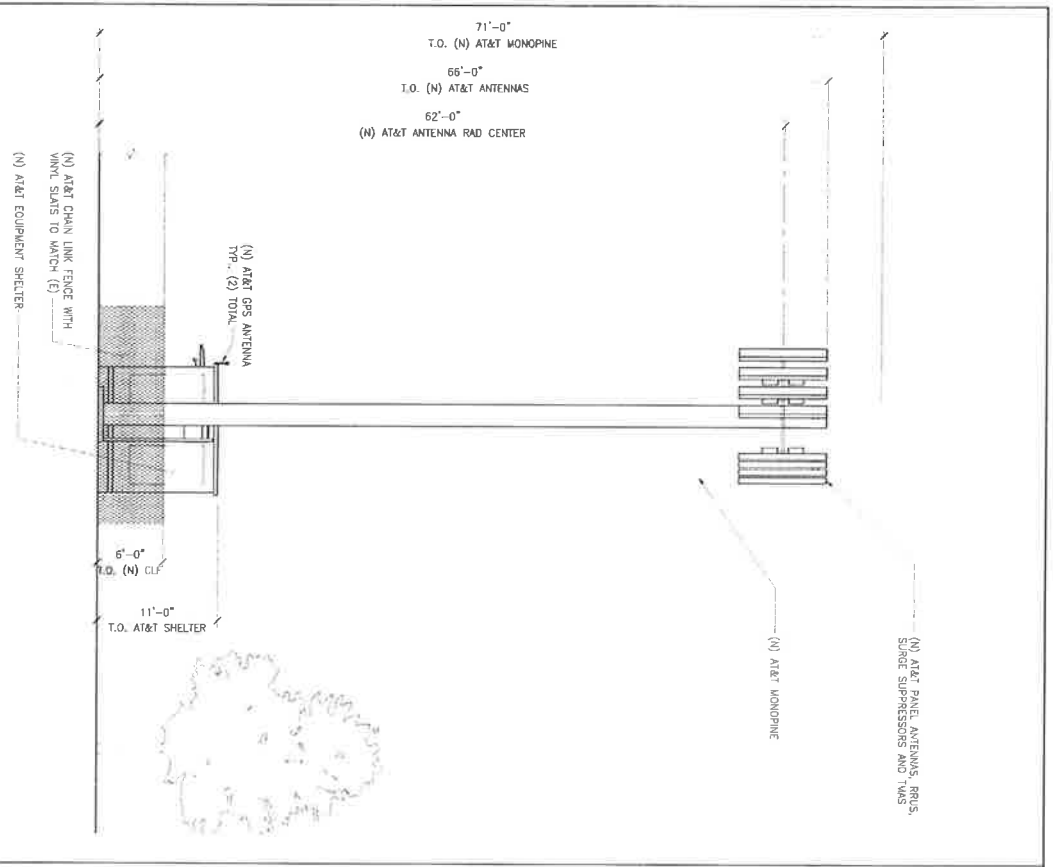
A02



ENLARGED SITE PLAN

SCALE: 1" = 100'-0"

A02



NORTH ELEVATION

EAST ELEVATION

DCIPACIFIC
A/E/C WORKS
ARCHITECTURE | ENGINEERING | CONSTRUCTION

Velterra
1411 LANCASTER AVENUE
LANCASTER, CA 93534

NL0500-02
LANCASTER CITY PARK
43011 10TH STREET WEST
LANCASTER, CA 93554

at&t
1780 PARK PLAZA DRIVE
DUBLIN, CA 94568

NO.	DATE	SCALE	BY	CHECKED	REVISION
0	02/27/13	SCALE: AS SHOWN			

SCALE: AS SHOWN

ELEVATIONS

A03

