

**AMENDMENT NO. 2 TO SITE LEASE AGREEMENT
BETWEEN
BOARD OF WATER COMMISSIONERS OF THE CITY OF SAINT PAUL
AND
T-MOBILE CENTRAL LLC**

This **AMENDMENT NO. 2 TO SITE LEASE AGREEMENT** ("Amendment") is made this _____ day of _____, 2015, by and between the Board of Water Commissioners of the City of Saint Paul, a Minnesota municipal corporation ("Lessor"), and T-Mobile Central LLC, a Delaware limited liability company, successor in interest to APT Minneapolis, Inc. ("Lessee").

RECITALS

A. Lessor and Lessee are parties to a Site Lease Agreement dated October 1, 1996 ("Agreement") whereby Lessor has leased ground space and water tower space to Lessee at Lessor's McKnight Road Standpipe site, addressed as 393 N. McKnight Road, Saint Paul, Minnesota 55119.

B. Lessor and Lessee are parties to an Amendment No. 1 to Site Lease Agreement dated May 12, 2015, which provided for three (3) additional Antennas, three (3) Remote Radio Units, one (1) Hybrid cable, and an increase in annual rent.

C. Lessor and Lessee desire to further amend the Agreement to allow for the installation of a fiber optic cable line within a non-exclusive easement.

AGREEMENT

NOW, THEREFORE, in consideration of the facts contained in the Recitals above, the mutual covenants and conditions below, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the parties agree as follows:

1. EFFECTIVE DATE.

The effective date of this Amendment shall be the date last signed below ("Effective Date").

2. REVISED INSTALLATION.

Lessee shall have the right to modify its Communications Facilities to install a fiber optic cable from the public right of way to the Leased Premises as described and depicted on Exhibit A (Construction Drawings dated June 1, 2015), attached hereto and incorporated herein.

3. LIMITED TERM NON-EXCLUSIVE UTILITY EASEMENT.

Lessor hereby grants to Lessee a limited term non-exclusive utility easement for the installation of utilities and said fiber optic cable, as described in Exhibit B, attached hereto and incorporated herein, and depicted in site survey dated May 28, 2015, attached hereto as Exhibit C and incorporated herein. The easement shall be extinguished upon the expiration or termination of the Agreement.

4. CONSIDERATION.

As consideration for the rights granted herein, and within twenty (20) days after the Effective Date, Lessee shall make a one-time payment to Lessor in the amount of One Thousand Dollars (\$1000.00) at the following address:

Board of Water Commissioners
Attn: Accounting
1900 Rice Street, Office Building
Saint Paul, Minnesota 55113

5. AMENDMENT TO MEMORANDUM.

Lessee and Lessor agree to execute an Amendment to Memorandum of Agreement confirming the existence of the Agreement (as modified by this Amendment) and non-exclusive utility easement. The Amendment to Memorandum of Agreement is attached hereto as Exhibit D and incorporated herein.

6. RATIFICATION OF THE AGREEMENT.

a. Except as specifically modified by this Amendment, the parties agree that all of the terms and conditions of the Agreement are in full force and effect and remain unmodified, and the parties hereby ratify and reaffirm the terms and conditions of the Agreement and agree to perform and comply with the same.

b. In the event of a conflict between any term or provision of the Agreement and this Amendment, the terms and provisions of this Amendment shall control.

c. Except as otherwise stated in this Amendment, all initially capitalized terms will have the same respective defined meaning stated in the Agreement. All captions are for reference purposes only and shall not be used in the construction or interpretation of this Amendment.

[Remainder of page left intentionally blank.]

Site # A1N0030A_AAV
Market: Minneapolis
St. Paul ID: McKnight

IN WITNESS WHEREOF, Lessor and Lessee have caused this Amendment to be executed by each party's duly authorized representative as of the Effective Date.

Approved:

**BOARD OF WATER COMMISSIONERS
OF THE CITY OF SAINT PAUL**

Stephen P. Schneider, General Manager
Saint Paul Regional Water Services

Matt Anfang, President

Approved as to Form:

Mollie Gagnelius, Secretary

Assistant City Attorney

Todd Hurley, Director
Office of Financial Services

CITY OF SAINT PAUL

Kristin Beckmann, Deputy Mayor

Shari Moore, City Clerk

Date of Execution by Lessor: _____

T-MOBILE CENTRAL LLC

Hossein Sepehr
Area Director, Network Engineering & Ops

Date of Execution by Lessee: _____

Site # A1N0030A_AAV
Market: Minneapolis
St. Paul ID: McKnight

ACKNOWLEDGEMENTS

BOARD OF WATER COMMISSIONERS OF THE CITY OF SAINT PAUL

STATE OF MINNESOTA)
) ss.
COUNTY OF RAMSEY)

On _____, 2015, before me, _____, Notary Public, personally appeared Matt Anfang, President, Board of Water Commissioners of the City of Saint Paul, a Minnesota municipal corporation, on behalf of the corporation.

Witness my hand and official seal.

Notary Public

STATE OF MINNESOTA)
) ss.
COUNTY OF RAMSEY)

On _____, 2015, before me, _____, Notary Public, personally appeared Mollie Gagnelius, Secretary, Board of Water Commissioners of the City of Saint Paul, a Minnesota municipal corporation, on behalf of the corporation.

Witness my hand and official seal.

Notary Public

Site # A1N0030A_AAV
Market: Minneapolis
St. Paul ID: McKnight

CITY OF SAINT PAUL

STATE OF MINNESOTA)
) ss.
COUNTY OF RAMSEY)

On _____, 2015, before me, _____, Notary Public, personally appeared _____, Deputy Mayor of the City of Saint Paul, a Minnesota municipal corporation, on behalf of the corporation.

Witness my hand and official seal.

Notary Public

STATE OF MINNESOTA)
) ss.
COUNTY OF RAMSEY)

On _____, 2015, before me, _____, Notary Public, personally appeared Shari Moore, City Clerk, City of Saint Paul, a Minnesota municipal corporation, on behalf of the corporation.

Witness my hand and official seal.

Notary Public

STATE OF MINNESOTA)
) ss.
COUNTY OF RAMSEY)

On _____, 2015, before me, _____, Notary Public, personally appeared Todd Hurley, Director, Office of Financial Services of the City of Saint Paul, a Minnesota municipal corporation, on behalf of the corporation.

Witness my hand and official seal.

Notary Public

Site # A1N0030A_AAV
Market: Minneapolis
St. Paul ID: McKnight

T-MOBILE CENTRAL LLC

STATE OF MINNESOTA)
) ss.
COUNTY OF HENNEPIN)

I certify that I know or have satisfactory evidence that Hossein Sepehr is the person who appeared before me, and said person acknowledged that he signed this instrument, on oath stated that he was authorized to execute the instrument and acknowledged it as the Area Director, Network Engineering & Ops of T-Mobile Central LLC, a Delaware limited liability company, to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: _____

Witness my hand and official seal.

Site # A1N0030A_AAV
Market: Minneapolis
St. Paul ID: McKnight

Exhibit A

(Attached CDs Rev0 dated 06/01/15)

Mobile
stick together
8000 WEST 78TH STREET #400,
EDINA, MN 55435

zayo
1400 CENTENNIAL PARKWAY
SUITE 200
LOUISVILLE, CO 80027

Faulkner Foster
720 CAPWOOD AVENUE
LITCHFIELD, MN 55355
TEL: 612-839-4594
FAX: 318-807-2705

FULLERTON
9600 W. BRYN MAWR AVE. SUITE 200
ROSEHONT, ILLINOIS 60018
TEL: 847-373-0200
FAX: 847-373-0206
www.FullertonEngineering.com

SITE NAME
ST. PAUL-McKNIGHT

SITE NUMBER
A1N0030A

SITE ADDRESS
393 N. McKNIGHT RD
SAINT PAUL, MN 55119

SITE TYPE
WATER TOWER

SHEET INDEX

SHEET	DESCRIPTION
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C-2	SITE LOCATION MAP
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C-4	DETAILS
C-5	SINGLE LINE DIAGRAM
SP-1	SPECIFICATIONS
SP-2	SPECIFICATIONS
SP-3	SPECIFICATIONS

PROJECT SUMMARY

SITE NAME: ST. PAUL-McKNIGHT

SITE NUMBER: A1N0030A

SITE ADDRESS: 393 N. McKNIGHT RD, SAINT PAUL, MN 55119

COUNTY: RAMSEY

ZONING JURISDICTION: CITY OF ST. PAUL

ZONING CLASSIFICATION: R1-ONE FAMILY

PROJECT SOURCE: 292522 (2009)

DATE OF PUBLICATION: 44-95310593

LONGITUDE: -83.0056076

GROUND ELEVATION: 1011'

TOWER OWNER: ST. PAUL REGIONAL WATER SERVICES

COMPANY: 1900 RICE ST, ST. PAUL, MN 55113

CONTACT: (651) 266-8350

PROJECT MANAGER: FAULKNER & FOSTER, GARY BUSTIER, gary@faulknerandfooster.com, (417) 838-7543

A & E FIRM: FULLERTON ENGINEERING CONSULTANTS, INC., 1400 CENTENNIAL PARKWAY, SUITE 200, LOUISVILLE, CO 80027, (847) 292-0200 EX (239), MAIN OFFICE:

POWER COMPANY: XCEL ENERGY, (800) 461-4700

AAV PROVIDER: ZAYO, (873) 228-0415



DRIVING DIRECTIONS

NEARBY FROM FAULKNER & FOSTER OFFICE:

1. TAKE I-94 WEST TO I-494 AND COUNTY RD 34 TO US-12 E. CONTINUE ON US-12 E. TAKE I-94 E TO McKNIGHT RD N IN MAPLEWOOD. TAKE EXIT 246C FROM I-94 E DRIVE TO McKNIGHT RD N IN SAINT PAUL

APPLICABLE CODES

MINNESOTA STATE CODE COMPLIANCE: ALL WORK AND MATERIALS SHALL BE PERFORMED AND INSTALLED IN ACCORDANCE WITH THE CURRENT EDITIONS OF THE FOLLOWING CODES AS ADOPTED BY THE LOCAL GOVERNING AUTHORITIES:

BUILDING CODE: 2015 MINNESOTA STATE BUILDING CODE, 2012 INTERNATIONAL BUILDING CODE

ELECTRICAL CODE: 2014 NATIONAL ELECTRICAL CODE

ACCESSIBILITY REQUIREMENTS:

- FACILITY IS UNMANNED AND NOT FOR HUMAN HABITATION
- THIS FACILITY DOES NOT REQUIRE POTABLE WATER AND WILL NOT PRODUCE ANY SEWAGE

PROJECT DESCRIPTION

THE SCOPE OF WORK CONSISTS OF MODIFYING THE EXISTING WIRELESS INSTALLATION:

- INSTALL (1) NEW ZAYO CABINET
- INSTALL (1) NEW FIBER JUMPER
- INSTALL (1) NEW POWER JUMPER
- INSTALL (1) FIBER CABLE

SIGNATURE BLOCK

NOTE: DRAWING SCALES ARE FOR 11"x17" SHEETS UNLESS OTHERWISE NOTED

APPROVAL	SIGNATURE	DATE
SITE ACO MGR		
CONSTRUCTION MGR		
A&E MGR		
PLANNING CONS		
RF MGR		
RF ENGINEER		
PROPERTY OWNER		
SPRINT REP		
AAV MGR		

CERTIFICATION STATEMENT:

I CERTIFY THAT THESE DRAWINGS WERE PREPARED BY ME OR UNDER MY CLOSE PERSONAL SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MINNESOTA.

Print Name: HENRY M. BELLAGAMBA

Signature: *Henry M. Bellagamba*

DATE SIGNED: 06/17/15

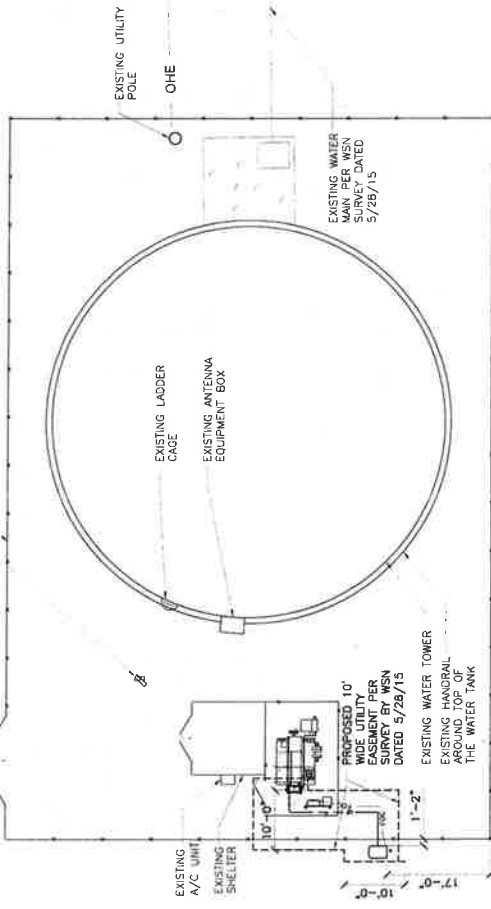
EXPIRES: 06/17/17

LICENSE #: 430337

NOTE:

- IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO COORDINATE WITH THE PROPERTY OWNER AND NECESSARY UTILITY COMPANIES FOR THE LOCATION OF ALL EXISTING BELOW GRADE UTILITIES PRIOR TO BEGINNING CONSTRUCTION. CONTRACTOR SHALL BE RESPONSIBLE FOR PROTECTING ALL UTILITIES.
- EXISTING UTILITIES MUST BE PROTECTED DURING CONSTRUCTION OF THE PROPOSED IMPROVEMENTS.

EXISTING ACCESS GATE (TYP.)
 EXISTING METER
 EXISTING CHAIN LINK FENCE (TYP.)

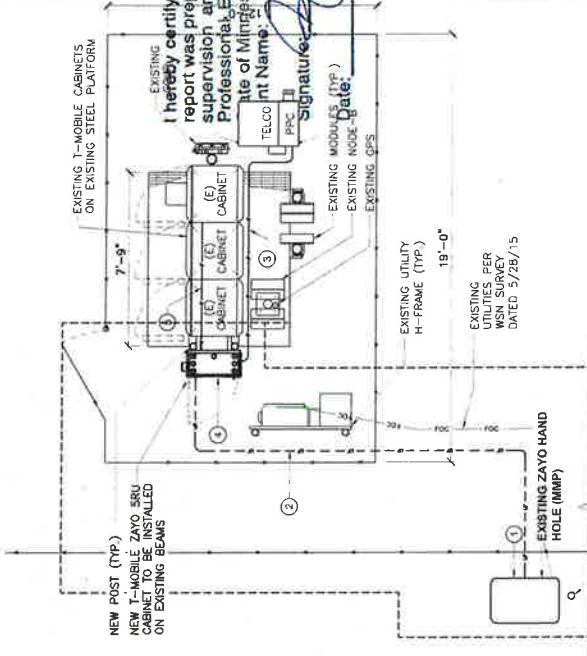


SCALE: 1" = 20'-0"

SITE PLAN

SITE CONSTRUCTION LEGEND

ITEM	DESCRIPTION
1	CONNECT 2" SCH. 80 PVC CONDUIT TO ZAYO HAND HOLE UNDERGROUND CONDUIT TO BE PLACED IN OPEN TRENCHING. TRENCH TO BE HAND DUG ONLY.
2	PLACE 25 FT. OF 2" CONDUIT FOR ZAYO FIBER OPTIC CONNECTION. CONDUIT TO BE PLACED ABOVE GRADE AND PLACED AT A MINIMUM DEPTH OF 24" BELOW GRADE. UNDERGROUND CONDUIT TO BE PLACED BY OPEN TRENCHING. TRENCH TO BE HAND DUG ONLY.
3	PLACE 15 FT. OF 3/4" FLEX CONDUIT FOR POWER CONDUIT TO BE STUBBED 6" ABOVE GRADE AND PLACED AT A MINIMUM DEPTH OF 36" BELOW GRADE. REFER TO ZAYO BANDWIDTH "INSIDE PLANT/SITE LOCATION MANUAL" FOR CONNECTIONS TO POWER DISTRIBUTION PANEL. ONLY WIRING CONNECTIONS UNDERGROUND CONDUIT TO BE HAND DUG ONLY.
4	SET ZAYO CABINET AND TYPE 3B NEMA BOX IN 3' X 4' AREA. CONNECT FIBER CABINET TO NEMA BOX WITH 2" SEALTIGHT CONDUIT. REFER TO ZAYO BANDWIDTH "INSIDE PLANT/SITE LOCATION MANUAL" FOR CABINET WIRING AND CONNECTIONS.
5	PLACE 8 FT. OF 1" FLEX CONDUIT TO EXISTING T-MOBILE EQUIPMENT CABINET TO BE STUBBED 6" ABOVE GRADE AND PLACED AT A MINIMUM DEPTH OF 24" BELOW GRADE. UNDERGROUND CONDUIT TO BE HAND DUG ONLY. SEE C-3 FOR DETAILS.



EXISTING FIBER OPTIC MARKER



SCALE: 3/16" = 1'-0"

ENLARGED EQUIPMENT LAYOUT

Mobile
 stick together
 8000 WEST 79TH STREET #400
 EDINA, MN 55439

zayo
 fiber solutions
 400 CENTENNIAL PARKWAY
 STE 200
 LOUISVILLE, CO 80027

Faulkner
 720 CAPOWOOD AVENUE
 LITCHFIELD, MN 55355
 TEL: 612-839-4594
 FAX: 318-807-2705

FULLERTON
 8460 W BRYN MAWR AVE. SUITE 200
 ROSEMONT, ILLINOIS 60018
 TEL: 847-292-0200
 FAX: 847-292-0206
 www.fullertonengineering.com

APPROVED BY:	DATE:	DESCRIPTION:
RI	12/15/14	REV A
MB	1/22/15	REV B
MB	3/9/15	REV C
MB	5/28/15	REV D

DESIGNED BY: MB
 CHECKED BY: RI
 DATE: 5/28/15
 PROJECT: 15-037-001
 SHEET: 1 OF 2
 LICENSE # 43012
 EXPIRES: 6/1/2018

ST. PAUL - MCKNIGHT

A1N0030A

393 N. MCKNIGHT RD
 SAINT PAUL, MN 55119

LATITUDE: 44.95310563
 LONGITUDE: -93.00566076

SITE PLAN & EQUIPMENT LAYOUT

C-1

THIS DRAWING IS THE PROPERTY OF FULLERTON ENGINEERING CONSULTANTS, INC. IT IS FOR THE EXCLUSIVE USE OF THE CLIENT AND IS NOT TO BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, WITHOUT THE EXPRESS WRITTEN CONSENT OF FULLERTON ENGINEERING CONSULTANTS, INC. IT IS PROHIBITED.

T-Mobile
stick together
8000 WEST 76TH STREET #400,
EDINA, MN 55439

zayo
SANCTUARY
500 CENTENNIAL PARKWAY
SUITE 100
LOUISVILLE, CO 80027

Faulkner
720 CARWOOD AVENUE
LITCHFIELD, MN 55355
TEL: 612-839-4394
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FULLERTON
9460 N. BRYN MAWR, SUITE 200
ROSEMONT, ILLINOIS 60018
TEL: 847-292-0200
FAX: 847-292-0206
www.fullertonengineering.com

CHECKED BY:	RE:

APP. NO.	DATE	DESCRIPTION	BY	REVISION
A	12/15/14	REV A	MI	
B	1/22/15	REV B	RL	
C	3/6/15	REV C	RL	

I hereby certify that I am a duly Licensed Professional Engineer under the laws of the State of Minnesota.
Signature: *Henry M. Bellagamba*
Name: HENRY M. BELLAGAMBA
License #: 43012
Expiration Date: 8/17/2015

SITE NAME
**ST. PAUL -
McKNIGHT**

SITE NO.
A1N0030A

SITE ADDRESS
**393 N. McKNIGHT RD
SAINT PAUL, MN 55119**

SITE COORDINATES
**LATITUDE: 44.95310593
LONGITUDE: -93.0656076**

SHEET NAME
**SITE LOCATION
MAP**

SHEET NUMBER
C-2



EXISTING
T-MOBILE
PLATFORM

EXISTING
HAND HOLE
(MMP)



SCALE: N.T.S. 2

SITE LOCATION MAP

THIS DRAWING IS THE PROPERTY OF FULLERTON ENGINEERING CONSULTANTS, INC. IT IS FOR THE EXCLUSIVE USE OF THE PROJECT IDENTIFIED HEREIN. IT IS NOT TO BE REPRODUCED, COPIED, OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, WITHOUT THE EXPRESS WRITTEN CONSENT OF FULLERTON ENGINEERING CONSULTANTS, INC. IS PROHIBITED.

T-Mobile
stick together
8000 WEST 78TH STREET #400
EDNA, MN 55452

zayo
400 CENTENNIAL PARKWAY
STE. 200
LOUISVILLE, CO 80027

Faulkner
720 CAPWOOD AVENUE
LITCHFIELD, MN 55555
TEL: 612-839-4994
FAX: 318-807-2705

FULLERTON
9600 W BRYN MAWR AVE SUITE 300
ROSEMONT, ILLINOIS 60018
TEL: 630-293-0200
FAX: 630-293-0200
www.fullerton-engineering.com

REV	DATE	DESCRIPTION	BY	CHKD
A	12/15/14	REV A	MB	MB
B	1/22/15	REV B	MB	MB
C	1/22/15	REV C	MB	MB
D	1/22/15	REV D	MB	MB

DESIGNED BY: MB
APPROVED BY: MB

license # 43012
signature date 6/17/2015

SITE NAME
**ST. PAUL -
McKNIGHT**

SITE NO.
A1N0030A

SITE ADDRESS
**393 N. MCKNIGHT RD
SAINT PAUL, MN 55119**

SITE COORDINATES
LATITUDE: 44.95310597
LONGITUDE: -93.0566076

SHEET NAME
SITE PHOTOS

SHEET NUMBER
C-3

THIS DRAWING IS THE PROPERTY OF FULLERTON ENGINEERING CONSULTANTS, INC. IT IS FOR THE EXCLUSIVE USE OF THE CLIENT. ANY REUSE OR REPRODUCTION OF THIS DRAWING WITHOUT THE EXPRESS WRITTEN CONSENT OF FULLERTON ENGINEERING CONSULTANTS, INC. IS PROHIBITED.

I certify that I am a duly Licensed Professional Engineer under the laws of the State of Minnesota. License # 43012
Henry M. Bellagamba



AC_PANEL



NEW_CONDUIT_RUN



EXISTING_HAND_HOLE_(MM2)



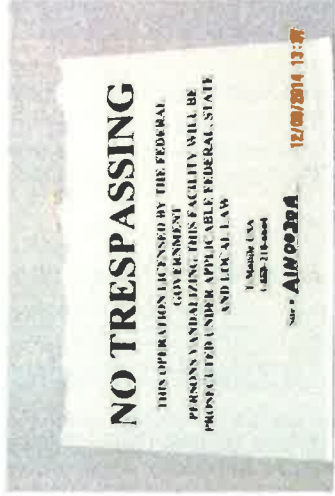
EXISTING_T-MOBILE_EQUIPMENT



NEW_CONDUIT_RUN



NEW_CONDUIT_RUN



SITE_IDENTIFICATION_SIGN



NEW_ZAYO_CABINET_LOCATION



NEW_CONDUIT_RUN

Mobile
stick together
8000 WEST 79TH STREET #400
EDINA, MN 55439

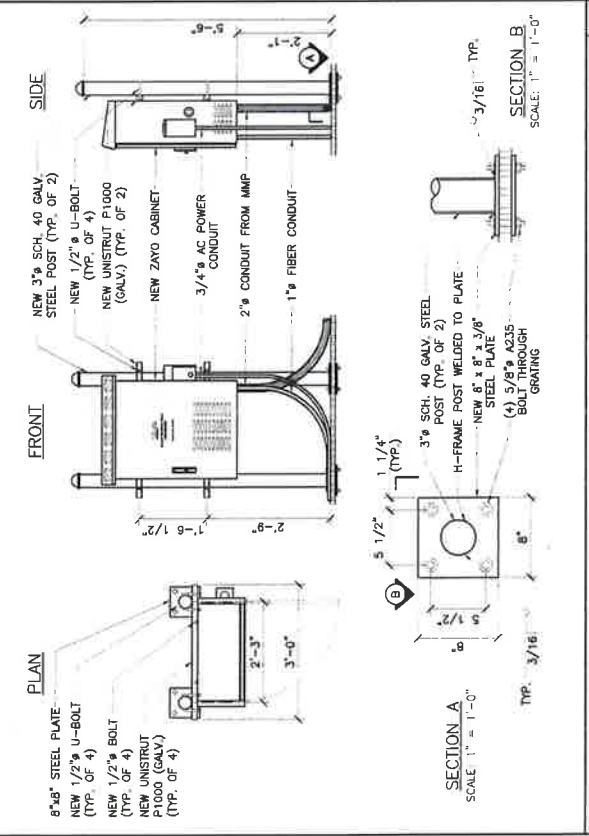
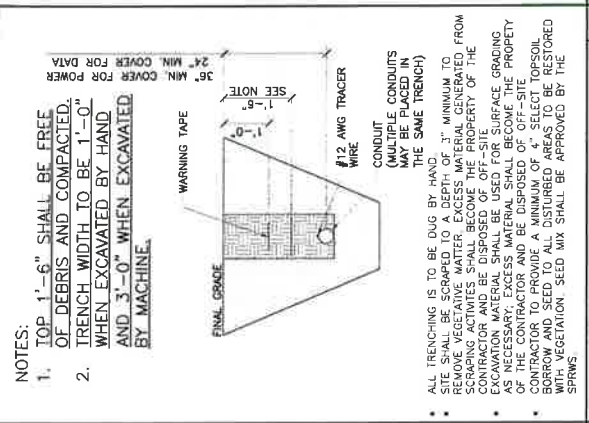
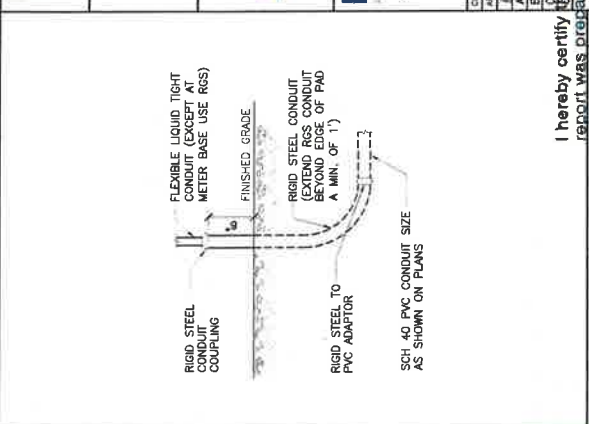
zayo
400 CENTENNIAL PARKWAY
STE 200
LOUISVILLE, CO 80027

Faulkner
720 CARWOOD AVENUE
LITCHFIELD, MN 55355
TEL: 612-835-4594
FAX: 612-807-2705

FULLERTON
1403 W. 87TH HAVEN AVE. SUITE 200
ROSEMONT, ILLINOIS 60018
TEL: 630-955-0000
WWW.FULLERTONENGINEERING.COM

NO.	DATE	DESCRIPTION
A	12/15/14	REV A
B	11/22/15	REV B
C	11/22/15	REV C
D	11/22/15	REV D

I hereby certify that I am the author of this report and that I am a duly Licensed Professional Engineer under the laws of the State of Minnesota.
Print Name: HENRY M. BELLAGAMBA
Signature: *Henry M. Bellagamba*
Date: 6/17/2016 License # 43012



TRENCH DETAIL SCALE: N.T.S. 2

STUB UP DETAIL

ZAYO MOUNTING DETAIL SCALE: 3/8" = 1'-0" 1

NOT USED SCALE: N.T.S. 4

NOT USED SCALE: N.T.S. 5

NOT USED SCALE: N.T.S. 5

Mobile
stick Together
8000 WEST 76TH STREET #400,
EDINA, MN 55439

zayo
400 CENTENNIAL PARKWAY
SITE 200
LOUISVILLE, CO 80027

Faulk & Foster
720 CARWOOD AVENUE
LITCHFIELD, MN 55355
TEL: 912-507-2724
FAX: 912-507-2725

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ROSEMONT, ILLINOIS 60018
TEL: 630-581-1274
FAX: 630-581-2030
www.FullertonEngineering.com

APPROVED BY:	RI	MB
DATE	DESCRIPTION	INT
8/13/14	REV A	INT
8/13/14	REV B	INT
3/16/15	REV C	INT

I hereby certify that this plan, specification, or report was prepared by me or under my direct supervision and that I am a duly Licensed Professional Engineer under the laws of the State of Minnesota.
 Print Name: HENRY M. BELLAGAMBRO
 Signature: *Henry M. Bellagambro*
 Date: 8/17/2014 License # 43012

SITE NAME
ST. PAUL-McKNIGHT

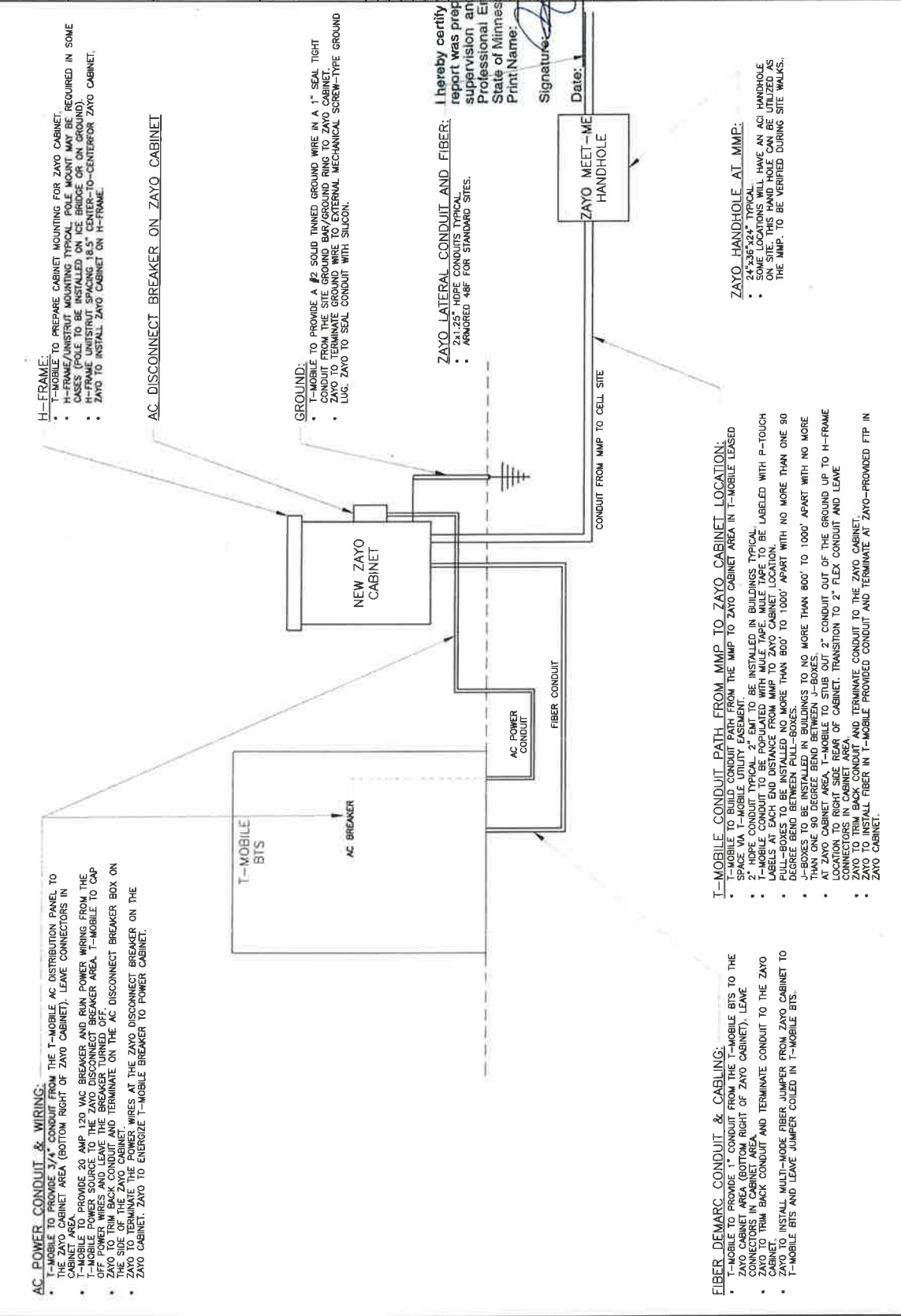
SITE NO
A1N0030A


SITE ADDRESS
303 N. McKNIGHT RD
SAINT PAUL, MN 55119

SITE COORDINATES
LATITUDE: 44.95310587
LONGITUDE: -93.0056076


SHEET NAME
SINGLE LINE DIAGRAM

SHEET NUMBER
C-5







8000 WEST 78TH STREET #400
EDINA, MN 55439



400 CENTENNIAL PARKWAY
STE. 200
LOUISVILLE, CO 80027



720 CAPWOOD AVENUE
LITCHFIELD, MN 55355
TEL: 912-635-1594
FAX: 313-807-2795



8400 W. BRYAN MAVER AVE., SUITE 200
ROSEMONT, ILLINOIS 60018
TEL: 847-593-0300
FAX: 847-593-0300
www.fullertonengineering.com

APPROVED BY:	RI	INT
#1	DATE	DESCRIPTION
A12/15/17/4	REV A	WI
B1/22/17/1	REV B	RE

I hereby certify that this plan, specification, or report was prepared by me or under my direct supervision and that I am a duly Licensed Professional Engineer under the laws of the State of Minnesota.

Print Name: **HENRY M. BELLAGAMBA**
 Signature: *Henry M. Bellagamba*
 Date: **6/17/2019** License # **43012**

PART 2 PRODUCTS

2.1 GENERAL:

A. ALL ITEMS OF MATERIALS AND EQUIPMENT SHALL BE NEW, FREE FROM DEFECTS, UP OF THE BEST QUALITY NORMALLY USED FOR THE PURPOSE IN GOOD COMMERCIAL PRACTICE.

B. ALL MATERIALS AND EQUIPMENT SHALL BE ACCEPTABLE TO THE AUTHORIAL HAVING JURISDICTION AS SUITABLE FOR THE USE INTENDED.

C. ALL EQUIPMENT SHALL BEAR THE UNDERWRITERS LABORATORIES LABEL OF APPROVAL AND SHALL CONFORM TO REQUIREMENTS OF THE NATIONAL ELECTRICAL CODE.

D. ALL OVERCURRENT DEVICES SHALL HAVE AN INTERRUPTING RATING EQUAL TO OR GREATER THAN THE SHORT CIRCUIT CURRENT TO WHICH THEY ARE SUBJECTED. 10,000 ALC MINIMUM. VERIFY AVAILABLE SHORT CIRCUIT CURRENT DOES NOT EXCEED THE RATING OF ELECTRICAL EQUIPMENT.

2.2 MATERIALS AND EQUIPMENT

A. CONDUIT:

- RIGID GALVANIZED STEEL CONDUIT (RGS) SHALL BE HOT-DIP GALVANIZED INSIDE AND OUTSIDE INCLUDING ENDS AND THREADS AND ENAMELED OR LACQUERED INSIDE IN ADDITION TO GALVANIZING.
- FLEXIBLE METAL CONDUIT SHALL BE GALVANIZED, ZINC-COATED STEEL PVC COATED FOR OUTDOOR APPLICATIONS.
- CONDUIT CLAMPS, STRAPS AND SUPPORTS SHALL BE STEEL OR WAREABLE IRON. ALL FITTINGS SHALL BE COMPRESSION TYPE AND WATER-TIGHT.
- NON-METALIC CONDUIT AND FITTINGS SHALL BE SCHEDULE 40 PVC. HEAVY-WALL, RIGID WITH SOLVENT-CEMENT-TYPE JOINTS AS RECOMMENDED BY THE MANUFACTURER.

B. WIRE AND CABLE:

- WIRE AND CABLE SHALL BE FLAME-RETARDANT, MOISTURE AND HEAT RESISTANT, NON-CORRODIBLE, NON-PLATED COPPER DESIGNED TO FURNISH HIGH-PULLOUT STRENGTH AND HIGH CONDUCTIVITY JOINTS SHALL BE USED.
- #10 AWG AND SMALLER CONDUCTORS SHALL BE SOLID AND #8 AWG AND LARGER CONDUCTORS SHALL BE STRANDED.
- SOLDERLESS, PRESSURE-TYPE CONNECTORS CONSTRUCTED OF HIGH-STRENGTH, NON-CORRODIBLE, TIN-PLATED COPPER DESIGNED TO FURNISH HIGH-PULLOUT STRENGTH AND HIGH CONDUCTIVITY JOINTS SHALL BE USED.
- SUPPORT GRIPS SHALL BE SINGLE WEAVE, CLOSED MESH, HIGH-GRADE, NON-MAGNETIC, TIN-COATED BRONZE CAPABLE OF SUPPORTING TEN TIMES THE CABLE DEAD WEIGHT, HUBBELL KELLEMS OR APPROVED SEUL.

C. DISCONNECT SWITCHES:

- DISCONNECT SWITCHES SHALL BE HEAVY DUTY, DEAD-FRONT, NON-MAGNETIC, TYPED TO THE NATIONAL ELECTRICAL CODE, LOCKABLE AND INTERLOCKED WITH COVER IN CLOSED POSITION. RATING AS INDICATED. UL LABELED FURNISHED IN NEMA 3R ENCLOSURE, SQUARE D CLASS 3110 OR APPROVED EQUAL.

D. SYSTEM GROUNDING:

- GROUNDING CONDUCTOR SHALL BE BARE, SOLID #2 TINNED COPPER, SIZE AS INDICATED, EXCEPT ABOVE GROUND GROUNDING CONDUCTORS SHALL BE INSULATED.
- GROUND BUSES SHALL BE BARE ANNEALED COPPER BARS OF RECTANGULAR CROSS SECTION.
- CONNECTORS SHALL BE HIGH-CONDUCTIVITY, HEAVY DUTY, LISTED AND APPROVED FOR USE WITH THE CONDUCTORS. TWO-HOLE COMPRESSION LUGS WITH HEAT SHRINK FOR MECHANICAL CONNECTIONS.
- ELECTRICAL WELDED CONNECTIONS SHALL BE PROVIDED, IN KIT FORM AND SELECTED FOR THE SPECIFIC TYPES, SIZES AND COMBINATIONS OF CONDUCTORS AND OTHER ITEMS TO BE CONNECTED.
- GROUND RODS SHALL BE COPPER-CLAD STEEL WITH HIGH-STRENGTH, HEAVY WALL ELECTRICAL GRADE COPPER OUTER SHEATH, MELTEN WELDED TO CORE, 3/4" X 10'-0".

E. OTHER MATERIALS:

- THE CONTRACTOR SHALL PROVIDE OTHER MATERIALS, THOUGH NOT SPECIFICALLY DESCRIBED, WHICH ARE REQUIRED FOR A COMPLETELY OPERATIONAL SYSTEM AND PROPER INSTALLATION OF THE WORK.

SECTION 16000 ELECTRICAL

PART 1 GENERAL

1.1 GENERAL CONDITIONS

A. THE CONTRACTOR SHALL INSPECT THE SITE WHERE THIS WORK IS TO BE PERFORMED AND FULLY FAMILIARIZE HIMSELF WITH ALL CONDITIONS RELATED TO THIS PROJECT.

B. THE CONTRACTOR SHALL OBTAIN AND PAY FOR ALL PERMITS AND LICENSES AND SHALL MAKE ALL DEPOSITS AND PAY ALL FEES REQUIRED FOR THE PERFORMANCE OF WORK UNDER THIS SECTION.

C. DRAWINGS SHOW THE GENERAL ARRANGEMENT OF ALL SYSTEMS AND COMPONENTS COVERED UNDER THIS SECTION. THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS. DRAWINGS SHALL NOT BE SCALED TO DETERMINE DIMENSIONS.

1.2 LAWS, REGULATIONS, ORDINANCES, STATUTES, AND CODES

A. ALL WORK SHALL BE INSTALLED IN ACCORDANCE WITH THE NATIONAL ELECTRICAL CODE AND ALL APPLICABLE LOCAL LAWS, REGULATIONS, ORDINANCES, STATUTES AND CODES.

1.3 REFERENCES

A. THE PUBLICATIONS LISTED BELOW FORM PART OF THIS SPECIFICATION. EACH PUBLICATION SHALL BE THE LATEST EDITION UNLESS OTHERWISE NOTED. THE DATE THIS SPECIFICATION IS ISSUED FOR CONSTRUCTION UNLESS OTHERWISE NOTED. EXCEPT AS MODIFIED BY THE REQUIREMENTS SPECIFIED HEREIN OR THE DETAILS OF THE DRAWINGS, WORK INCLUDED IN THIS SPECIFICATION SHALL CONFORM TO THE APPLICABLE PROVISIONS OF THESE PUBLICATIONS.

- ANSI/IEEE (AMERICAN NATIONAL STANDARDS INSTITUTE)
- IEEE (INSTITUTE OF ELECTRICAL AND ELECTRONICS ENGINEERS)
- ASTM (AMERICAN SOCIETY FOR TESTING AND MATERIALS)
- ICEA (INSULATED CABLE ENGINEERS ASSOCIATION)
- NEMA (NATIONAL ELECTRICAL MANUFACTURER'S ASSOCIATION)
- NFPA (NATIONAL FIRE PROTECTION ASSOCIATION)
- OSHA (OCCUPATIONAL SAFETY AND HEALTH ADMINISTRATION)
- UL (UNDERWRITERS LABORATORIES, INC.)

1.4 SCOPE OF WORK

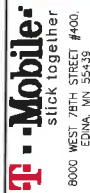
A. WORK UNDER THIS SECTION SHALL CONSIST OF FURNISHING ALL LABOR, MATERIALS AND EQUIPMENT REQUIRED TO COMPLETELY CONSTRUCT AND LEAVE READY FOR OPERATION SYSTEMS AS SHOWN ON THE DRAWINGS AND HEREIN DESCRIBED.

B. ALL ELECTRICAL EQUIPMENT UNDER THIS CONTRACT SHALL BE PROPERLY TESTED, ADJUSTED, AND ALIGNED BY THE CONTRACTOR.

C. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL EXCAVATING, DRAWING, TRENCHES, BACKFILLING, AND NO REMOVAL OF EXCESS DIRT.

D. THE CONTRACTOR SHALL FURNISH TO THE OWNER, CERTIFICATE FINAL INSPECTION AND APPROVAL FROM THE INSPECTION AUTHORITIES HAVING JURISDICTION.

<p>SITE NAME ST. PAUL-McKNIGHT</p> <p>SITE NO. A1N0030A</p> <p>SITE ADDRESS 393 N. McKNIGHT RD SAINT PAUL, MN 55119</p> <p>SITE COORDINATES LATITUDE: 44.95310583 LONGITUDE: -93.0556876</p> <p>SHEET NAME SPECIFICATIONS (2 OF 3)</p> <p>SHEET NUMBER SP-2</p>	<p>DATE 6/17/2019</p> <p>OPERATOR 6/17/2019</p>
---	---



APPROVED BY:	DATE:	DESCRIPTION:	REV:	DATE:
MB	12/15/14	REV A	NT	12/15/14
MB	1/22/15	REV B	RL	1/22/15
MB	3/16/15	REV C	US	3/16/15

9400 W. BRYAN MAJOR AVE, SUITE 200
ROSELAND, MN 55128
TEL: 612-639-4394
FAX: 318-607-2705
www.fullertonengineering.com

ST. PAUL
McKNIGHT

SITE NO
A1N0030A

SITE ADDRESS
383 N. McKNIGHT RD
SAINT PAUL, MN 55119

SITE COORDINATES
LATITUDE: 44.95310593
LONGITUDE: -93.0056076

SHEET NAME
SPECIFICATIONS
(3 OF 3)

SHEET NUMBER
SP-3

PART 3 EXECUTION
3.1 GENERAL
A. ALL MATERIALS AND EQUIPMENT SHALL BE INSTALLED IN STRICT ACCORDANCE WITH THE MANUFACTURER'S RECOMMENDATIONS.
B. EQUIPMENT SHALL BE TIGHTLY COVERED AND PROTECTED AGAINST DIRT OR WATER AND AGAINST CHEMICAL OR MECHANICAL INJURY DURING INSTALLATION AND CONSTRUCTION PERIODS.

3.2 LABOR AND WORKMANSHIP
A. ALL LABOR FOR THE INSTALLATION OF MATERIALS AND EQUIPMENT FURNISHED FOR THE ELECTRICAL SYSTEM SHALL BE DONE BY EXPERIENCED MECHANICS OF THE PROPER TRADES.
B. ALL ELECTRICAL EQUIPMENT FURNISHED SHALL BE ADJUSTED, ALIGNED AND TESTED BY THE CONTRACTOR AS REQUIRED TO PRODUCE THE INTENDED PERFORMANCE.
C. UPON COMPLETION OF THE WORK, THE CONTRACTOR SHALL THOROUGHLY CLEAN ALL EXPOSED EQUIPMENT, REMOVE ALL DEBRIS AND ANY DEBRIS, CRATING OR CARTONS AND LEAVE THE INSTALLATION FINISHED AND READY FOR OPERATION.

3.3 COORDINATION
A. THE CONTRACTOR SHALL COORDINATE THE INSTALLATION OF ELECTRICAL ITEMS WITH THE TOTAL OWNER-FURNISHED EQUIPMENT DELIVERY SCHEDULE TO PREVENT UNNECESSARY DELAYS IN THE TOTAL WORK.

3.4 INSTALLATION
A. CONDUIT:
1. ALL ELECTRICAL WIRING SHALL BE INSTALLED IN CONDUIT AS HEREIN SPECIFIED. NO CONDUIT OR TUBING OF LESS THAN 3/4 INCH NOMINAL SIZE SHALL BE USED.
2. PROVIDE RIGS CONDUIT FOR ALL EXPOSED, EXTERIOR CONDUIT.
3. PROVIDE SCHEDULE 40 PVC OR RIGS CONDUIT BELOW GRADE. 1" MINIMUM, UNLESS NOTED OTHERWISE. ALL 90 DEGREE BENDS TO ABOVE GRADE SHALL BE RIGS. MINIMUM BURIAL DEPTH SHALL BE 30" CLEAR TO TOP OF CONDUIT, UNLESS NOTED OTHERWISE.
4. USE GALVANIZED FLEXIBLE STEEL CONDUIT WHERE DIRECT CONNECTION IS NOT DESIRABLE FOR REASONS OF EQUIPMENT MOVEMENT, VIBRATION, OR FOR EASE OF MAINTENANCE. USE LIQUIDTIGHT PVC COATED FLEXIBLE METAL CONDUIT FOR OUTDOOR APPLICATIONS.
5. INSTALL GALVANIZED FLEXIBLE STEEL CONDUIT AT ALL POINTS OF CONNECTION TO EQUIPMENT MOUNTED ON SUPPORTS TO ALLOW FOR EXPANSION AND CONTRACTION.
6. A RUN OF CONDUIT BETWEEN BOXES OR FITTINGS SHALL NOT CONTAIN MORE THAN THE EQUIVALENT OF FOUR QUARTER-BENDS INCLUDING THOSE BENDS LOCATED IMMEDIATELY TO THE BOX OR FITTING. THE RADIUS OF BENDS SHALL NEVER BE SHORTER THAN THAT OF THE CORRESPONDING TRADE ELBOW.
7. WHERE CONDUIT HAS TO BE CUT IN THE FIELD, IT SHALL BE CUT SQUARE WITH A PIPE CUTTER USING CUTTING KNIVES.

8. ALL CONDUITS SHALL BE SWABBED CLEAN BY PULLING AN APPROPRIATE SIZE MANUREL THROUGH THE CONDUIT BEFORE INSTALLATION OF WIRE OR CABLE. CLEAR ALL BLOCKAGES AND REMOVE BURRS, DIRT, AND DEBRIS.
9. INSTALL MULL TAPE IN ALL EMPTY CONDUITS. IDENTIFY MULL TAPE AT EACH END WITH ITS DESTINATION.
10. PROVIDE INSULATED GROUNDING BUSHINGS FOR ALL CONDUITS, STUBBED INTO EQUIPMENT ENCLOSURES OR STUBBED OUT FOR FUTURE USE BY OTHERS.
11. CONTRACTOR IS RESPONSIBLE FOR PROTECTING ALL CONDUITS DURING CONSTRUCTION. TEMPORARY PROTECTION SHALL BE INSTALLED TO PROTECT CONDUITS FROM DAMAGE BY MOISTURE OR FOREIGN MATTER. CONTRACTOR SHALL REPLACE ANY CONDUITS CONTAINING FOREIGN MATERIALS THAT CANNOT BE REMOVED.
12. INSTALL 3" RED METALLIC TAPE 12" ABOVE ALL UNDERGROUND CONDUIT AND WIRE.
13. CONDUITS SHALL BE INSTALLED IN SUCH A MANNER AS TO INSURE AGAINST COLLECTION OF TRAPPED CONDENSATION.

WIRE AND CABLE:
1. ALL POWER WIRING SHALL BE COLOR CODED AS FOLLOWS:
DESCRIPTION: 120/240V 208Y/120V 480Y/277V
PHASE A: BLACK
PHASE B: RED
PHASE C: BLUE
NEUTRAL: WHITE
GROUND: GREEN
2. SPLICES SHALL BE MADE ONLY AT OUTLETS, JUNCTION BOXES, OR ACCESSIBLE RACEWAYS WITH PRESSURE-TYPE CONNECTORS.
3. PULLING LUBRICANTS SHALL BE SOPHISTON POWDER, POWERED TALC, OR A COMMERCIAL PULLING LUBRICANT. ALL LUBRICANTS SHALL BE APPLIED TO THE WIRE OR CABLE BEFORE PULLING. THE WIRE OR CABLE TO BE PULLED SHALL BE PROPERLY INSULATED. CONTRACTOR SHALL USE NYLON OR RAMP ROPE FOR PULLING CABLE TO AVOID SCORING THE CONDUIT.

3.5 ACCEPTANCE TESTING
1. PROVIDE PERSONNEL AND EQUIPMENT, MAKE REQUIRED TESTS, AND SUBMIT TEST REPORTS UPON COMPLETION OF TESTS.
2. WHEN MATERIAL AND/OR WORKMANSHIP IS FOUND NOT TO COMPLY WITH THE SPECIFIED REQUIREMENTS, THE NONCOMPLIANT ITEMS SHALL BE REMOVED FROM THE JOBSITE AND REPLACED WITH ITEMS COMPLYING WITH THE SPECIFIED REQUIREMENTS PROMPTLY AFTER RECEIPT OF NOTICE OF SUCH NON-COMPLYING.
A. TEST PROCEDURES:
1. ALL FEEDERS SHALL HAVE THEIR INSULATION TESTED AFTER INSTALLATION, BUT BEFORE CONNECTION TO DEVICES. THE CONDUCTORS SHALL TEST FREE FROM SHORT CIRCUITS AND GROUNDS. -TESTING SHALL BE FOR ONE MINUTE USING 500V DC. INVESTIGATE ANY VALUES LESS THAN 50 MEGOHMS.
2. PRIOR TO ENERGIZING CIRCUITRY, TEST WIRING DEVICES FOR ELECTRICAL CONTINUITY AND PROPER POLARITY CONNECTIONS.
3. MEASURE AND RECORD VOLTAGES BETWEEN PHASES AND BETWEEN PHASE WIRES AND NEUTRALS. SUBMIT A REPORT OF MAXIMUM AND MINIMUM VOLTAGES.
4. PERFORM GROUND TEST TO MEASURE GROUND RESISTANCE OF GROUNDING SYSTEM USING THE IEEE STANDARD 3-POINT "FALL-OF-POTENTIAL" METHOD. PROVIDE PLOTTED TEST VALUES & LOCATION SKETCH. NOTIFY THE ENGINEER IMMEDIATELY IF MEASURED VALUE IS OVER 5 OHMS.

END OF SECTION
END OF SPECIFICATION

4. CABLES SHALL BE NEATLY TRADED, WITHOUT INTERLACING, AND BE OF SUFFICIENT LENGTH IN ALL BOXES, EQUIPMENT, ETC. TO PERMIT MAKING A NEAT ARRANGEMENT. CABLES SHALL BE SECURED IN A MANNER THAT PREVENTS THEM FROM BEING PULLED OUT OF THEIR TERMINALS, AND SHALL BE PROTECTED FROM MECHANICAL INJURY AND FROM EXCESSIVE SAG. ALL CABLES SHALL BE PROTECTED FROM MECHANICAL DAMAGE. DAMAGED CABLES SHALL BE REMOVED AND REPLACED AT THE CONTRACTOR'S EXPENSE.

C. DISCONNECT SWITCHES:
1. INSTALL DISCONNECT SWITCHES LEVEL AND PLUMB. CONNECT TO WIRING SYSTEM AND GROUND AS INDICATED.

D. GROUNDING:
1. ALL METAL PARTS OF ELECTRICAL EQUIPMENT WHICH DO NOT CARRY CURRENT SHALL BE GROUNDED IN ACCORDANCE WITH THE REQUIREMENTS OF ARTICLE 250 OF THE NATIONAL ELECTRICAL CODE.
2. PROVIDE ELECTRICAL GROUNDING AND BONDING SYSTEMS INDICATED WITH ASSEMBLY OF MATERIALS, INCLUDING GROUNDING ELECTRODES, BONDING JOINTERS AND ADDITIONAL ACCESSORIES AS REQUIRED FOR A COMPLETE INSTALLATION.
3. ROUTE GROUNDING CONNECTIONS AND CONDUCTORS TO GROUND IN THE SHORTEST AND STRAIGHTEST PATHS POSSIBLE TO MINIMIZE TRANSIENT VOLTAGE RISES.
4. TIGHTEN GROUNDING AND BONDING CONNECTORS, INCLUDING SCREWS AND BOLTS, IN ACCORDANCE WITH MANUFACTURER'S PUBLISHED TORQUE TIGHTENING VALUES FOR CONNECTORS AND BOLTS, WHERE MANUFACTURER'S TIGHTENING REQUIREMENTS ARE NOT AVAILABLE. TIGHTEN CONNECTIONS TO COMPLY WITH TORQUE VALUES SPECIFIED IN UL 488A TO ASSURE PERMANENT AND EFFECTIVE GROUNDING.
5. ALL UNDERGROUND GROUNDING CONNECTIONS SHALL BE MADE BY THE EXOTHERMIC WELD PROCESS AND INSTALLED IN ACCORDANCE WITH THE MANUFACTURER'S INSTRUCTIONS.
6. ALL GROUND CONNECTIONS SHALL BE INSPECTED FOR TIGHTNESS. EXOTHERMIC-WELDED CONNECTIONS SHALL BE APPROVED BY THE CONSTRUCTION INSPECTOR BEFORE BEING PERMANENTLY CONCEALED.
7. APPLY CORROSION-RESISTANT FINISH TO FIELD CONNECTIONS, AND PLACES WHERE FACTORY APPLIED PROTECTIVE COATINGS HAVE BEEN DESTROYED. USE COPPER-BASED "NO-OX" OR APPROVED EQUAL.
8. A SEPARATE, CONTINUOUS, INSULATED EQUIPMENT GROUNDING CONDUCTOR SHALL BE INSTALLED IN ALL FEEDER AND BRANCH CIRCUITS.
9. BOND ALL INSULATED GROUNDING BUSHINGS WITH A BARE #6 AWG GROUNDING CONDUCTOR TO A GROUND BUS OR GROUNDING LUG IN ENCLOSURE.
10. DIRECT BURIED GROUND CONDUCTORS SHALL BE INSTALLED AT A NOMINAL DEPTH OF 30" BELOW GRADE, UNLESS NOTED OTHERWISE.
11. ALL GROUNDING CONDUCTORS EMBEDDED IN OR PENETRATING CONCRETE SHALL BE INSULATED OR INSTALLED IN PVC CONDUIT.
12. INSTALL ELECTROLYTIC GROUNDING SYSTEM IN STRICT ACCORDANCE WITH MANUFACTURER'S INSTRUCTIONS. SEALING TAPE FROM LEACHING AND BREATHER HOLES. INSTALL PROTECTIVE BOX FLUSH WITH GRADE.
13. DRIVE GROUND RODS UNTIL TOPS ARE 30 INCHES BELOW FINAL GRADE.
14. GROUNDING CONDUCTOR TO EQUIPMENT GROUND LUGS:
1) BOLTED TO EQUIPMENT HOUSING WITH STAINLESS STEEL BOLTS AND LOCK WASHERS.
2) ALL EQUIPMENT TO BE GROUNDED SHALL BE FREE OF PAINT OR ANY OTHER MATERIAL COVERING BARE METAL AT THE POINT OF CONNECTION.

I hereby certify that this plan, specification, or report was prepared by me or under my direct supervision and that I am a duly Licensed Professional Engineer under the laws of the State of Minnesota.
Print Name: HENRY M. BELLAGAMBA
Signature: *Henry M. Bellagamba*
Date: License # 43012
Expiry Date: 6/1/2013

THIS DRAWING IS THE PROPERTY OF FULLERTON ENGINEERING CONSULTANTS, INC. IT IS FOR THE EXCLUSIVE USE OF THE CLIENT AND IS NOT TO BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, WITHOUT THE WRITTEN PERMISSION OF FULLERTON ENGINEERING CONSULTANTS, INC. AS INDICATED BY THE DRAWING.

Site # A1N0030A_AAV
Market: Minneapolis
St. Paul ID: McKnight

Exhibit B

Legal Description of Limited Term Non-Exclusive Utility Easement

A 10.00-foot wide easement for utility purposes over, under and across the Southeast Quarter of Section 35, Township 29 North, Range 22 West of the Fourth Principal Meridian, Ramsey County, Minnesota, the centerline of said easement is described as follows:

Commencing at the northeast corner of said Southeast Quarter; thence South 0 degrees 24 minutes 18 seconds East along the East line of said Southeast Quarter, a distance of 1060.90 feet; thence North 90 degrees 00 minutes 00 seconds West, a distance of 235.92 feet to the Point of Beginning of the centerline to be described; thence reverse South 90 degrees 00 minutes 00 seconds East, a distance of 7.00 feet; thence North 0 degrees 00 minutes 00 seconds West, a distance of 15.00 feet; thence South 90 degrees 00 minutes 00 seconds East, a distance of 7.00 feet and said centerline there terminating.

Site # A1N0030A_AAV
Market: Minneapolis
St. Paul ID: McKnight

Exhibit C

Survey

SITE SURVEY

PROPERTY DESCRIPTION: (per North Title Inc. Demographic and Encumbrance Report Dated April 22, 2015)
 256.0 ft. of the East 283.1 ft. of the S 300 ft. of the N 1190 ft. of the SE 1/4 of Sec 15, T 24, R 22, according to the government survey.

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 Public Right of Way

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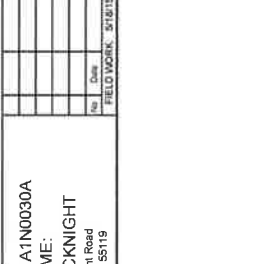
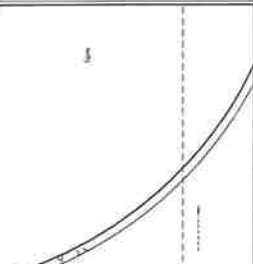
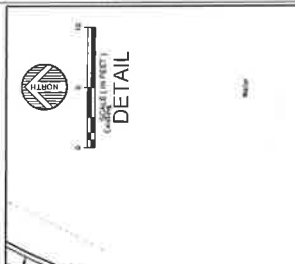
Wilson Avenue
 Public Right of Way

Wilson Avenue
 Public Right of Way

Wilson Avenue
 Public Right of Way

LEGEND

- DECIDUOUS TREE
- CONIFEROUS TREE
- WATER MAINHOLE
- WATER VALVE
- ELECTRIC PEDESTAL
- ELECTRIC METER
- ELECTRIC POLE
- ELECTRIC LIGHT POLE
- TELEPHONE PEDESTAL
- FIBER OPTIC HANDHOLE
- UNDERGROUND FIBER OPTIC
- UNDERGROUND TELEPHONE
- UNDERGROUND ELECTRIC
- OVERHEAD ELECTRIC
- UNDERGROUND WATERLINE
- EASEMENT LINE
- CENTERLINE
- EDGE OF WOODS
- CHAINLINK FENCE
- CONCRETE SURFACE
- GRAVEL SURFACE



PROPOSED UTILITY EASEMENT DESCRIPTION:
 A 10.00' wide easement for utility purposes over and across the Southeast Quarter of Section 15, Township 24 North, Range 22 West, County of Hennepin, State of Minnesota, the centerline of said easement is described as follows:
 Commencing at the northeast corner of said Southeast Quarter; thence South 0 degrees 24 minutes 18 seconds East along the East line of said Southeast Quarter, a distance of 1060.00 feet to the centerline of the East line of said Southeast Quarter; thence South 90 degrees 00 minutes 00 seconds West, a distance of 10.00 feet; thence South 90 degrees 00 minutes 00 seconds East, a distance of 7.00 feet and said centerline there terminating.

DATE: 5/28/15
 LICENSE # 42394
 SIGNATURE: Ryan J. Boland
 BRYAN T. BOLAND, L.S.
 FIELD WORK: ST/MTS
 CHECKED BY: SMK
 DRAWN BY: INT/MTD
 DATE: 5/28/15
 LICENSE # 42394

SITE NUMBER: A1N0030A
 SITE NAME:
 ST PAUL-MCKNIGHT
 393 N McKnight Road
 Saint Paul, MN 55119

SURVEYOR NOTES
 1) Utility lines per Minnesota State One Call Local Request Ticket No. 15132728 dated May 12, 2015.

WIDSETH SMITH NOLTING
 Engineering | Architecture | Surveying | Environmental

Site # A1N0030A_AAV
Market: Minneapolis
St. Paul ID: McKnight

Exhibit D

Amendment to Memorandum of Agreement

Return to:
Stephanie McGranahan
T-Mobile USA
8000 W. 78th Street, Suite 400
Edina, MN 55439
Site #: A1N0030A McKnight WT
Market: Minneapolis

AMENDMENT TO MEMORANDUM OF AGREEMENT

This Amendment to Memorandum of Agreement ("Amendment") is made and entered into by and between the Board of Water Commissioners of the City of Saint Paul, a Minnesota municipal corporation ("Lessor"), and T-Mobile Central LLC, a Delaware limited liability company, successor in interest to APT Minneapolis, Inc. ("Lessee").

Lessor and Lessee are parties to a Site Lease Agreement dated October 1, 1996, as amended by Amendment No. 1 dated May 12, 2015, and as further amended by Amendment No. 2 to Site Lease Agreement dated July 14, 2015 (collectively the "Agreement"), whereby Lessor has leased ground space and water tower space to Lessee at Lessor's McKnight Road Standpipe site, addressed as 393 N. McKnight Road, Saint Paul, Minnesota 55119.

Lessor and Lessee are also parties to a Memorandum of Agreement (the "Memorandum") relating to the Agreement, which Memorandum was recorded on June 17, 1998 as Instrument/Document Number 3064705 in the Office of County Recorder of Ramsey County, Minnesota.

Lessor and Lessee are entering into this Amendment in order to allow for the installation of a fiber optic cable line within a non-exclusive easement as legally described in attached Exhibit A, which is incorporated herein by this reference.

[Remainder of page left intentionally blank.]

IN WITNESS WHEREOF, Lessor and Lessee have caused this Amendment to be executed by each party's duly authorized representative as of the Effective Date.

Approved:

**BOARD OF WATER COMMISSIONERS OF
THE CITY OF SAINT PAUL**

Stephen P. Schneider, General Manager
Saint Paul Regional Water Services

Matt Anfang, President

Approved as to Form:

Mollie Gagnelius, Secretary

Assistant City Attorney

Todd Hurley, Director
Office of Financial Services
CITY OF SAINT PAUL

Kristin Beckmann, Deputy Mayor

Shari Moore, City Clerk

Date of Execution by Lessor: _____

T-MOBILE CENTRAL LLC

Hossein Sepehr
Area Director, Network Engineering & Ops

Date of Execution by Lessee: _____

CITY OF SAINT PAUL

STATE OF MINNESOTA)
) ss.
COUNTY OF RAMSEY)

On _____, 2015, before me, _____,
Notary Public, personally appeared _____, Deputy Mayor of the City of Saint Paul,
a Minnesota municipal corporation, on behalf of the corporation.

Witness my hand and official seal.

Notary Public

STATE OF MINNESOTA)
) ss.
COUNTY OF RAMSEY)

On _____, 2015, before me, _____,
Notary Public, personally appeared Shari Moore, City Clerk, City of Saint Paul, a Minnesota municipal
corporation, on behalf of the corporation.

Witness my hand and official seal.

Notary Public

STATE OF MINNESOTA)
) ss.
COUNTY OF RAMSEY)

On _____, 2015, before me, _____,
Notary Public, personally appeared Todd Hurley, Director, Office of Financial Services of the City of Saint Paul, a
Minnesota municipal corporation, on behalf of the corporation.

Witness my hand and official seal.

Notary Public

T-MOBILE CENTRAL LLC

STATE OF MINNESOTA)
) ss.
COUNTY OF HENNEPIN)

I certify that I know or have satisfactory evidence that Hossein Sepehr is the person who appeared before me, and said person acknowledged that he signed this instrument, on oath stated that he was authorized to execute the instrument and acknowledged it as the Area Director, Network Engineering & Ops of T-Mobile Central LLC, a Delaware limited liability company, to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: _____

Witness my hand and official seal.

Notary Public

Exhibit A

Legal Description of Limited Term Non-Exclusive Utility Easement

A 10.00-foot wide easement for utility purposes over, under and across the Southeast Quarter of Section 35, Township 29 North, Range 22 West of the Fourth Principal Meridian, Ramsey County, Minnesota, the centerline of said easement is described as follows:

Commencing at the northeast corner of said Southeast Quarter; thence South 0 degrees 24 minutes 18 seconds East along the East line of said Southeast Quarter, a distance of 1060.90 feet; thence North 90 degrees 00 minutes 00 seconds West, a distance of 235.92 feet to the Point of Beginning of the centerline to be described; thence reverse South 90 degrees 00 minutes 00 seconds East, a distance of 7.00 feet; thence North 0 degrees 00 minutes 00 seconds West, a distance of 15.00 feet; thence South 90 degrees 00 minutes 00 seconds East, a distance of 7.00 feet and said centerline there terminating.