<u>**SITE SUPERVISION AND RESPONSIBILITY**</u>

York Avenue Land Development, LLC ("***Developer***") shall be fully responsible for all aspects of any general contractor or subcontractor's performance of any part of the work in constructing the proposed multifamily project on the former MnDOT property located west of the intersection of Stillwater Avenue and Hazelwood Avenue and commonly referred to as 1500 York Avenue (the "***Project***"). The Developer shall provide a full-time project manager ("***Owner's Representative***") available on a 24/7/365 basis to neighbors affected by the development of the Project. Developer shall accomplish this task through the effectiveness of the following:

1. <u>Appointment of Owner's Representative</u>: Developer shall retain at its sole cost and expense the Owner's Representative independent of any personnel that may serve in a similar project management role within the organization of the general contractor ultimately awarded the construction contract for the Project (the "***General Contractor***"). This independent professional shall report directly to the Developer's principals, be readily available by mobile phone to be published to the affected neighbors and posted on site with appropriate signage and be available on a 24/7/365 basis from issuance of the building permit(s) through the issuance of certificates of occupancy for the Project (after which time this function shall transfer to the property manager retained by the Developer for the Project). The Owner's Representative will assist with managing interactions among the general contractor, subcontractors and neighbors for the benefit of all community members. The proposed signage advertising the contact information of the Owner's Representative is set forth in <u>Exhibit A</u>.

2. <u>Pre-Construction Meeting</u>. Prior to the commencement of construction, the Developer will hold a meeting (the "***Pre-Construction Meeting***") at the District Council event space and will invite the community through advance public notice of at least two weeks to provide information regarding planned construction activities for the Project. The information to be provided at the Pre-Construction Meeting will include: (a) the anticipated phasing of construction, (b) a preliminary schedule for each phase of construction, (c) a preliminary plan for the routing of construction trucks and vehicles and (d) planned measures to minimize off-site dirt and debris in accordance with applicable law. In addition, Developer will provide the name, email address and telephone number of the Owner's Representative responsible for managing construction activities on the Project. In addition to attendance of the Developer and the Owner's Representative, the General Contractor and its project management staff will be in attendance.

3. <u>Field and Transportation Supervision</u>: Developer will assure that the General Contractor shall at all times (i) coordinate the routing of construction trucks and vehicles and arrange and coordinate all life-safety systems required by applicable law for the transportation of goods and services to the Project and assure the public safety is maintained throughout development of the Project and (ii) manage the performance of the delivery, storage, protection and security of materials, systems and equipment that are a part of the Project until such items are incorporated into the Project in accordance will applicable law. The General Contractor shall maintain on a current basis at the Project site records of all subcontracts, construction documents and plans, drawings, specifications, addenda, change orders and other modifications, samples, purchases, materials, equipment, maintenance and operating manuals and instructions, and other construction-related documents, including all revisions thereto. The General Contractor shall be principally responsible for maintaining construction safety both at the Project and travel routes to it on city streets authorized for construction vehicle traffic to lessen the number of safety hazards and potential for incidents.

<u>EXHIBIT A</u>
Owner's Representative Signage
(example)