

Project: T-Mobile West LLC
APN: 067-100-027
Site#: SV80041A
Folio: 003368
Agent: DH

T-MOBILE WEST LLC
LEASE AGREEMENT
805 SAN ANTONIO CREEK ROAD (TUCKER'S GROVE)

THIS LEASE AGREEMENT is made by and between the

COUNTY OF SANTA BARBARA,
a political subdivision of the State of California,
hereinafter referred to as "COUNTY,"

and

T-Mobile West LLC,
a Delaware limited liability company,
hereinafter referred to as "LESSEE,"

with reference to the following:

WHEREAS, COUNTY is the owner of that certain real property commonly known as Tucker's Grove Park, located at 4800 Cathedral Oaks Rd, Santa Barbara CA, 93111, more particularly described as Assessor's Parcel Number 067-100-027, (hereinafter "Property"), which Property is shown as the diagonally slashed area in Exhibit "A", attached hereto and incorporated by reference; and

WHEREAS, Property is used for the purpose of a County Park to offer recreation and leisure to the general public.

WHEREAS, LESSEE currently operates and maintains a wireless communication network inside and outside the boundaries of Santa Barbara County; and

WHEREAS, LESSEE wishes to improve its communication network by continuing to operate a wireless communication facility used for providing wireless communication services on the said Property; and

WHEREAS, LESSEE desires to enter into this Lease Agreement (hereinafter "Agreement"), with the COUNTY for the use of such wireless facility subject to the terms and conditions contained herein.

NOW, THEREFORE, in consideration of the provisions, covenants, and conditions contained herein, the parties agree as follows:

1. **ADMINISTRATION AND ENFORCEMENT:** The provisions of this Agreement shall be administered and enforced for the COUNTY by the COUNTY'S General Services Department/Real Property Division and Community Services Department/Parks Division.

2. **LEASED AREA:** COUNTY hereby leases to LESSEE and LESSEE hereby takes from COUNTY the specific portion of the Property to be occupied by LESSEE'S wireless communication facility (hereinafter "Site") as shown on Exhibit "B", attached hereto and incorporated herein by reference.

3. **ACCESS TO THE SITE:** Notwithstanding any specific access restrictions on the Property, COUNTY shall allow LESSEE to access the Site 24 hours per day, seven (7) days per week, however, COUNTY shall not be responsible for maintaining the access road to the Site. LESSEE shall access the Site for its regular maintenance and minor repair visits during the regular hours of the County Park Property (8:00 am – 7:00 pm) unless otherwise approved in writing by COUNTY.

COUNTY shall not be liable to LESSEE for lack of access to the Site caused by circumstances beyond the reasonable control of COUNTY. However, in the event that the Site becomes inaccessible as a result of natural causes, COUNTY shall to the extent necessary cooperate with LESSEE to restore access in a timely fashion.

LESSEE shall comply with all COUNTY security programs and policies regarding LESSEE'S access to the Site; provided, however, such security programs and policies are applied in a uniform and non-discriminatory manner.

4. **PURPOSE AND USE:** LESSEE shall use the Site to construct, maintain, repair, alter, replace and/or remove or have constructed, maintained, repaired, altered, replaced, and/or removed all or any portion of LESSEE'S wireless communication facility, including but not limited to, the equipment shelter, radio equipment, antenna support structures, antennas, utility conduits, poles, wires, anchors, guys, and all other appurtenant equipment and operations approved by COUNTY which are incidental thereto and necessary to operate and maintain LESSEE'S wireless communication facility (hereinafter "Facility"), and to transmit and receive communication signals in any and all frequencies which do not interfere with other wireless communications existing as of the date of this Agreement, or with wireless communications with COUNTY existing at any time during the Term (defined below), and for all purposes incidental thereto as outlined in Section 13(B), **NONINTERFERENCE, Telecommunications.** LESSEE shall be responsible for supplying, installing and maintaining all power and utilities for the Site. LESSEE shall comply with all building permit requirements of COUNTY. LESSEE shall neither expand its use of the Site beyond the scope of the Specifications nor use or permit any use of the Site for any other purposes without the express written approval of the COUNTY'S Real Property Manager and Parks Manager, at the address listed in Section 25 **NOTICES.** No such approval from COUNTY'S Real Property Manager and/or Parks Manager shall excuse LESSEE from securing all permits and approvals required to implement such approved changes to the Site or its

Facility or obligate any other COUNTY department to issue permits and provide approval. LESSEE shall comply with all requirements of any and all permits. LESSEE shall not make any changes in LESSEE'S use of the Site beyond the scope of the Specifications without COUNTY'S prior written consent, which consent shall not be unreasonably withheld, conditioned, or delayed. LESSEE may, following written notice to COUNTY, make changes to and replacements of equipment which are of a substantially similar or "like-kind" nature without having to obtain the prior written approval of COUNTY'S Real Property Manager and/or Parks Manager, provided that such changes do not alter the square footage of the Site, change the visual impact of the equipment, change the location or size of such equipment, or change the level of transmission of such equipment or the Facility, and provided, further, that LESSEE shall provide at least ten (10) calendar days prior written notice to COUNTY'S Real Property Manager and Parks Manager in advance of any proposed changes to LESSEE'S Facility that, in accordance with the foregoing sentence, do not require COUNTY'S prior written consent.

LESSEE'S use of the Site shall conform to the equipment and antenna specifications described in Exhibit "C", attached hereto and by reference made a part hereof.

5. **TERM:** The term of this Agreement shall be for a period of five (5) years, commencing on January 1, 2026, (hereinafter "Commencement Date") and shall expire on December 31, 2030, subject to the provisions for termination and extension herein contained. As of the date of execution of this Agreement, LESSEE is in possession of the Site pursuant to that certain Sprint PCS Assets, L.L.C. Lease Agreement dated July 22, 2003 (the "Prior Agreement"), which expired by its terms on May 31, 2023. COUNTY hereby acknowledges that LESSEE has remained on the Site with COUNTY's permission under the holdover provision of the Prior Agreement.

6. **EXTENSION AND RENEWAL OF LEASE:** In the event this Agreement has not otherwise been terminated and LESSEE is in good standing at the end of the above-referenced term, then such term may be extended for two (2) additional terms of five (5) years upon mutual agreement by LESSEE and COUNTY. All extensions shall be requested by LESSEE in writing at least sixty (60) calendar days prior to the expiration of the then-current term, and such extensions shall be set forth as follows:

Extension Period One, 5 years	January 1, 2031 through December 31, 2035
Extension Period Two, 5 years	January 1, 2036 through December 31, 2040

In the event of any such extensions, the rent shall be calculated as per Section 7, **RENT OR** Section 8, **RENT ADJUSTMENT**, or such other basis as the parties may then agree to in writing duly executed by each of the parties. The Initial Term and all Renewal Terms, if any, shall be collectively referred to as the "Term".

7. **RENT:** The annual rent payable by LESSEE to COUNTY during the first year of this Agreement shall be FORTY-THREE THOUSAND TWO HUNDRED DOLLARS 00/100 (\$43,200.00) (hereinafter "Rent") payable in lawful money of the United States of America the balance amount of said Rent due within thirty (30) calendar days after the full execution of this

Agreement. Thereafter, payments of Rent shall be made annually, in advance, on or before January 1st of each and every calendar year. Rent due for any period during the term hereof which is for less than one (1) calendar year shall be prorated based upon a three hundred sixty-five (365) day year. The annual Rent shall be subject to adjustment as set out in Section 8, RENT ADJUSTMENT, below. If Rent is not paid ten (10) calendar days after the initial due date or any anniversary thereof, interest will accrue on the unpaid balance at ten percent (10%) per annum from the date it became due until it is paid.

Rental payments shall be made payable to COUNTY of Santa Barbara and mailed to the General Services Department/Real Property Division at the address as stated in Section 25, NOTICES, herein below.

8. **RENT ADJUSTMENT:** The Rent provided in Section 7, RENT, herein above, shall be subject to an annual cost of living adjustment which shall be deemed to be THREE PERCENT (3%) per annum during the initial term of this Agreement. During Extension Period One (1) through Two (2) of this Agreement, the Rent shall be subject to an annual cost of living adjustment which shall be deemed to be THREE PERCENT (3%) per annum.

9. **SITE SUITABILITY:** LESSEE has investigated the Property and the Site and has determined that they are suitable for LESSEE'S intended operations, and therefore, LESSEE hereby accepts, by way of executing this Agreement, the Site in its existing condition.

LESSEE ACKNOWLEDGES THAT, EXCEPT AS STATED HEREIN, COUNTY HAS MADE NO REPRESENTATIONS OR WARRANTIES ABOUT THE CONDITION OF THE PROPERTY OR SITE, OR THE SUITABILITY OF SAME FOR THE INTENDED USE BY LESSEE.

10. **CONSTRUCTION AND IMPROVEMENTS:** LESSEE has installed and constructed the Facility after obtaining the required Land Use Permit(s) and Building Permit(s). LESSEE shall give COUNTY no less than sixty (60) calendar days written notice prior to the commencement of any installation or construction work in, on, or about the Site, with the exception of regular maintenance, minor repair visits, and emergency work, and shall keep the Property and Site free and clear of liens for labor and materials by or on behalf of LESSEE. In the event that LESSEE wishes to alter or improve the Site in additional ways not anticipated by this section or by Section 13(D), NONINTERFERENCE, EQUIPMENT MODIFICATION, herein, LESSEE shall obtain the written approval in advance, from the County Architect, COUNTY'S General Services Department Real Property Manager and Parks Department Manager (which approval shall not be unreasonably withheld, conditioned or delayed) and comply with all requirements of all permits, approvals, and applicable law. COUNTY, in its role as proprietor of the Property, shall use its best efforts to respond in a timely manner to LESSEE'S request to alter or improve the Site.

The requirements relating to construction set forth herein are those of COUNTY as landowner and not as a governmental entity. Nothing in this Agreement shall be construed to entitle LESSEE to undertake future improvements of the Facility without complying with all permits required by COUNTY in its governmental capacity.

COUNTY warrants that it has the right and the ability to enter into this Agreement on the subject Property.

11. **TITLE TO FACILITY:** During the term of this Agreement, title to LESSEE'S owned Facility (cell tower and equipment) shall vest with LESSEE. Upon expiration of the term of this Agreement (or any extension thereof), or earlier termination as provided herein, at COUNTY'S option, title to the Site and Facility, except as stated below, shall pass to COUNTY in "as is" condition, and LESSEE shall execute whatever documents are requested by COUNTY to evidence such passing of title. COUNTY further acknowledges and agrees that in the event COUNTY is permitted and does exercise such election, COUNTY shall take possession of the Facility and utility conduits in their then "as is" condition, without any representation or warranty by LESSEE as to their fitness for a particular purpose. For purposes of this Section 11, TITLE TO FACILITY, coaxial cable, radios, radio cabinet equipment, antennas, and other similar electronic equipment (Hereinafter "LESSEE'S Owned Facilities") shall not be a part of the Facility, and LESSEE shall retain title to LESSEE'S Owned Facilities. COUNTY may retain title to the concrete slab, fence, landscaping improvements, pole footing, utility conduits, and electrical meter.

12. **ABANDONMENT OF SITE/DISPOSITION OF PERSONAL PROPERTY:** LESSEE shall not abandon, vacate or surrender the Site at any time during the term of this Agreement and if LESSEE does abandon, or surrender said Site, any personal property belonging to LESSEE and left on the Site more than thirty (30) calendar days after such abandonment, vacation or surrender shall be deemed abandoned at the option of the COUNTY, and title to such shall pass to COUNTY. This provision shall also apply to personal property left after the termination or other expiration of this Agreement.

13. **NONINTERFERENCE:**

A. Property. LESSEE agrees not to use, nor permit those under its control, including, but not limited to, its employees, tenants, LESSEE'S invitees, agents and/or contractors, to use any portion of the Property, Site, or the Facility in any way which interferes with the non-telecommunications use of the Property, Site or Facility. Such interference shall be deemed a material breach, and LESSEE shall terminate said interference promptly upon receipt of written notice from COUNTY. In the event LESSEE fails to stop such interference promptly, this Agreement shall terminate at the option of COUNTY.

B. Telecommunications. LESSEE shall meet and comply with all non-interference rules of the Federal Communications Commission (hereinafter "FCC"). Subject to LESSEE'S rights hereunder, LESSEE shall not use, nor shall LESSEE permit its employees, invitees, agents, or any others under its control to use the Property or Site in any way which materially interferes with the operations of other telecommunications users on the Property or Site whose equipment was installed prior to the installation of LESSEE'S Facility pursuant to the Prior Agreement, nor shall LESSEE at any time after the Effective Date of this Agreement change the operations of its Facility or alter its Facility in such a manner which causes interference to COUNTY or any other users or tenants on the Property or Site as outlined in Section 4, PURPOSE AND USE. Upon receipt of written notification from COUNTY, LESSEE shall act expediently to eliminate any interference caused by its use. LESSEE acknowledges that continuing interference may cause irreparable injury to other telecommunications users. Therefore, in the event, LESSEE does not terminate said interference within forty-eight (48) hours of notice from COUNTY, unless 48 hours is an

unreasonable cure period and each party agrees to a new cure period, then such user(s) shall have the right to bring an action to enjoin such interference and collect damages from LESSEE; and COUNTY may terminate this Agreement.

C. Emergency. In the event of an emergency that threatens bodily harm and involves COUNTY in its governmental capacity and the powering down of LESSEE'S Facility is required to respond to such emergency, COUNTY may require LESSEE to power down its operations at the Site without LESSEE'S consent. COUNTY shall use its best efforts to notify LESSEE as soon as possible of said emergency and COUNTY'S intent to require LESSEE to terminate its operations. COUNTY shall cooperate with LESSEE in the restoration of use when COUNTY has determined, in COUNTY'S sole and reasonable discretion that the emergency has ended.

D. Equipment Modification. LESSEE shall obtain the written consent of COUNTY, which shall not be unreasonably withheld, conditioned, or delayed, prior to any proposed change in LESSEE'S use of the Site beyond the scope of said specifications in Exhibit "C"; including but not limited to antenna transmission, location or size of the Facility. Notwithstanding the preceding sentence, LESSEE, upon notice to COUNTY, may modify or upgrade its equipment and antennas, so long as such alterations do not increase their level of transmission beyond allowable under applicable law, change exterior location or size, or otherwise exceed the limits set forth in Section 4, PURPOSE AND USE, or in Exhibit "C" of this Agreement; without the written consent of COUNTY, which shall not be unreasonably withheld, conditioned, or delayed. LESSEE may remove its radio equipment, antennas, cabling, backup batteries, and related equipment at any time.

E. Relocation. COUNTY reserves the one-time right to reasonably designate a new location for LESSEE'S Facility and to move said Facility elsewhere on the Property, provided that COUNTY shall give LESSEE written notice of its request to relocate LESSEE'S Facility and shall bear the sole expense of said relocation. The relocation of LESSEE'S Facility shall be done in accordance with the following terms:

- (i) The work and labor to relocate LESSEE'S Facility shall be done exclusively by LESSEE or its designated agents. The relocation of LESSEE'S Facility shall not result in any interruption of the communications service provided by LESSEE from the Property. The relocation of LESSEE'S Facility shall not impair, or in any manner alter, the quality of communications service provided by LESSEE from the Site. The relocation shall include new access and utility routes as reasonably required by LESSEE'S use of the new location of LESSEE'S Facility. The relocation of LESSEE'S Facility shall be done in accordance with the terms and conditions contained in paragraphs (ii), (iii) (iv), and (v) below.
- (ii) COUNTY will exercise its right to relocate LESSEE'S Facility by delivering written notice to LESSEE. In the notice, COUNTY will propose an alternate site on the Property to which LESSEE may relocate its Facility. LESSEE will have sixty (60) calendar days from the date it receives the notice to evaluate the alternate site. If LESSEE fails to approve the alternate site within the 60-day period

or fails to request an extension of the review period in writing, then LESSEE will be deemed to have approved such proposed relocation. If LESSEE disapproves of the alternate site, then COUNTY, if practicable, may thereafter propose a new alternate site or a choice of alternate sites by notice to LESSEE in the same manner described above. LESSEE will then have the option to choose one of the new alternate sites within the 60-day period, or if none of the alternate sites enable LESSEE to continue its operations in a manner consistent with its operations at the original location of the Site, LESSEE may terminate this Agreement by providing COUNTY with 30-day written notice and any obligation of LESSEE to pay rent shall cease with the payment of the prorated portion of rental obligations up to said termination date. Any relocation site which COUNTY and LESSEE agree upon in writing is hereinafter referred to as the "Relocation Site". Within sixty (60) calendar days after LESSEE has accepted the Relocation Site, LESSEE shall submit its application for any applicable permits for the Relocation Site and pursue permits expediently until obtained. LESSEE will have a period of one hundred eighty (180) calendar days after obtaining its permits for the Relocation Site to relocate LESSEE'S Facility to the Relocation Site and cease operations at the previous Site.

- (iii) During the relocation of LESSEE'S Facility to the Relocation Site, LESSEE shall be allowed to install a temporary facility on COUNTY'S Property in a location approved by COUNTY, which approval shall not be unreasonably withheld or unreasonably conditioned. Upon completion of the Relocation Site, LESSEE shall promptly remove its temporary facility.
- (iv) Upon relocation of LESSEE'S Facility or any part thereof, to the Relocation Site, this Agreement shall be amended to show the new location. Each party hereby agrees that the Relocation Site (including the access and utility right of way) may be surveyed by a licensed surveyor at the sole cost of LESSEE and such survey shall be included in the lease amendment and become a part thereof and control in describing the Site. Except as expressly provided in this subsection, both parties hereby agree that in no event will the relocation of LESSEE'S Facility, or any part thereof, affect, alter, modify, or otherwise change any of the terms and conditions of this Agreement.
- (v) Notwithstanding the foregoing, LESSEE may terminate this Agreement upon (90) calendar days written notice to COUNTY in the event LESSEE does not wish to relocate its Facility upon COUNTY'S written request and any obligation of LESSEE to pay rent shall cease with the payment of the prorated portion of rental obligations up to said termination date

14. **UTILITY CHARGES:** LESSEE, upon obtaining the required permits and approvals, shall have the right to install and maintain under, across, and through the Property and the Site the necessary mains and ancillary equipment required to bring utility service to the Site and Facility at its sole cost and expense. All accounts for such utilities shall name LESSEE as the responsible party.

LESSEE shall be responsible for supplying and maintaining all power and utilities for the Site and the Facility. LESSEE shall pay when due all charges for utilities used by LESSEE.

15. **TAXES AND ASSESSMENTS:** This Agreement may impose a possessory interest on LESSEE and LESSEE shall pay and discharge any and all property taxes and/or assessments, including special assessments and possessory interest taxes, if any, which, due to LESSEE'S Facility may be levied upon said Property, Facility and/or Site during the term of this Agreement.

16. **MAINTENANCE AND REPAIR/GRAFFITI REMOVAL:** LESSEE agrees at its sole expense to keep in good working order and repair, reasonable wear and tear excepted, the Site and Facility, as well as repair any damage caused by LESSEE to the Site. If LESSEE delays in making any repairs necessary to keep the Site and the Facility in good repair and working order COUNTY shall have the right, but not the obligation, to make such repairs. LESSEE shall reimburse COUNTY for such amounts within thirty (30) calendar days of receipt of a written invoice for the actual cost of such repairs. For the avoidance of doubt, notwithstanding the foregoing, COUNTY shall not have any responsibility to repair or maintain the Site or Facility. LESSEE shall, within twenty (20) calendar days after receipt of notice from COUNTY, perform maintenance and repair and remove or have removed graffiti from the Facility and Site at its sole expense.

17. **ASSIGNMENT/SUBLEASE/HYPOTHECATION:** LESSEE shall not assign, license, sublease, or otherwise transfer, directly or indirectly, whether by operation of law or otherwise, the Site or any part thereof, or any right or privilege appurtenant thereto, or any right or obligation hereunder, without COUNTY'S prior written consent, which shall not be unreasonably withheld, conditioned, or delayed.

LESSEE shall not mortgage, pledge, hypothecate, or encumber the Property, the Site, or any interest therein, including without limitation its leasehold; nor shall LESSEE mortgage, pledge, hypothecate, or encumber the Facility or any other improvements placed upon the Property or Site, whether such improvement is placed thereon before or after the Effective Date of this Agreement.

Any attempt to assign, license, sublease, mortgage, pledge, hypothecate, or in any other way encumber any of LESSEE'S rights or obligations under this Agreement, or LESSEE'S interest in the Site, without COUNTY'S prior written consent, shall be void and without legal effect.

Notwithstanding the above, upon written notification to COUNTY, LESSEE may assign this Agreement to any entity under common legal control with LESSEE, or to an entity (i) that purchases all or substantially all of LESSEE'S assets in the FCC market in which the Property is located; provided, however, that LESSEE shall remain surety for the performance of any such assignee, such that such assignment shall not relieve LESSEE of LESSEE'S obligations hereunder, or (ii) into which LESSEE may be merged, provided that the surviving entity in such merger agrees

in writing to be bound to all of the terms and conditions of this Agreement and has the capabilities and financial resources to comply herewith.

18. **SUCCESSORS IN INTEREST:** This Agreement and the covenants contained herein shall be binding upon and inure to the benefit of the respective parties and to any organization into which LESSEE may be merged.

19. **INDEMNIFICATION:** LESSEE agrees to indemnify, defend (with counsel reasonably approved by COUNTY) and hold harmless COUNTY and its officers, officials, employees, agents and volunteers from and against any and all claims, actions, losses, damages, judgments and/or liabilities arising out of this Agreement from any cause whatsoever, including the acts, errors or omissions of any person or entity and for any costs or expenses (including but not limited to attorneys' fees) incurred by COUNTY on account of any claim except where such indemnification is prohibited by law. LESSEE'S indemnification obligation applies to COUNTY'S active as well as passive negligence but does not apply to COUNTY'S sole negligence or willful misconduct.

NOTIFICATION OF ACCIDENTS AND SURVIVAL OF INDEMNIFICATION PROVISIONS

LESSEE shall notify COUNTY immediately in the event of any accident or injury arising out of or in connection with this Agreement. The indemnification provisions in this Agreement shall survive any expiration or termination of this Agreement.

20. **INSURANCE:** LESSEE shall procure and maintain for the duration of the Agreement insurance against claims for injuries to persons or damages to property which may arise from or in connection with the LESSEE'S operation and use of the leased premises. The cost of such insurance shall be borne by the LESSEE.

A. **Minimum Scope of Insurance**

Coverage shall be at least as broad as:

1. **Commercial General Liability (CGL):** Insurance Services Office Form CG 00 01 covering CGL on an "occurrence" basis, including products and completed operations, property damage, bodily injury and personal & advertising injury with limits no less than \$2,000,000 per occurrence. If a general aggregate limit applies, either the general aggregate limit shall apply separately to this project and/or location (ISO CG 25 03 or 25 04 or equivalent forms) or the general aggregate limit shall be twice the required occurrence limit.
2. **Workers' Compensation:** Insurance as required by the State of California, with Statutory Limits, and Employer's Liability Insurance with limit of no less than \$1,000,000 per accident for bodily injury or disease. (This applies to LESSEES with employees).
3. **Commercial Automobile Liability:** Insurance Services Office Form Number CA 0001 covering, Code 1 (any auto), or if LESSEE has no owned autos, Code 8 (hired)

and 9 (non-owned), with limit no less than \$1,000,000 per accident for bodily injury and property damage.

4. **Property Insurance:** LESSEE shall maintain “all risks” property insurance protecting LESSEE’s personal property including loss to any LESSEE improvements or betterments, at full replacement cost with no coinsurance penalty provision

LESSEE’s provisioning of insurance as required herein shall not diminish or limit the liability of the LESSEE under this Agreement.

B. Other Insurance Provisions

The insurance policies are to contain, or be endorsed to contain, the following provisions:

1. **Additional Insured** – The COUNTY, its officers, officials, employees, and volunteers are to be included as additional insureds on the CGL policy with respect to liability arising out of work or operations performed by or on behalf of the LESSEE including materials, parts, or equipment furnished in connection with such work or operations. General liability coverage can be provided in the form of an endorsement to the LESSEE’S insurance at (least as broad as ISO Form CG 20 10 or carrier equivalent forms).
2. **Primary Coverage** – For any claims related to LESSEE’s operations, negligent acts or willful misconduct related to this contract, the LESSEE’S insurance coverage shall be primary insurance coverage at least as broad as ISO CG 20 01 04 13 (or carrier equivalent) as respects the COUNTY, its officers, officials, employees, and volunteers. Any insurance or self-insurance maintained by the COUNTY, its officers, officials, employees, or volunteers shall be excess of the LESSEE’S insurance and shall not contribute with it.
3. **Notice of Cancellation** – Each insurance policy required above shall provide that coverage shall not be canceled, except with notice to the COUNTY.
4. **Waiver of Subrogation Rights** – LESSEE’s commercial general liability, workers’ compensation, and commercial automobile liability policies hereby grants to COUNTY a waiver of any right to subrogation which any insurer of said LESSEE may acquire against the COUNTY by virtue of the payment of any loss under such insurance. LESSEE agrees to obtain any endorsement that may be necessary to effect this waiver of subrogation, but this provision applies regardless of whether or not the COUNTY has received a waiver of subrogation endorsement from the insurer.
5. **Deductibles and Self-Insured Retention** – Any deductibles or self-insured retentions (if any) maintained by LESSEE will be reasonable for the telecommunication industry and the sole responsibility of LESSEE.
6. **Acceptability of Insurers** – Unless otherwise approved by Risk Management, insurance shall be written by insurers authorized to do business in the State of California and with a minimum A.M. Best’s Insurance Guide rating of “A- VII”.

7. **Verification of Coverage** – LESSEE shall furnish the COUNTY with original Certificates of Insurance, including all required amendatory endorsements. However, failure to obtain the required documents prior to the work beginning shall not waive the LESSEE'S obligation to provide them.
8. **Failure to Procure Coverage** – In the event that any policy of insurance required under this Agreement does not comply with the requirements, is not procured, or is canceled and not replaced, COUNTY has the right but not the obligation or duty to terminate the Agreement. Maintenance of required insurance coverage is a material element of the Agreement and failure to maintain or renew such coverage or to provide evidence of renewal may be treated by COUNTY as a material breach of contract.
9. **Special Risks or Circumstances** – COUNTY reserves the right to modify these requirements, including limits, based on the nature of the risk, prior experience, insurer, coverage, or other special circumstances.

Any change to the insurance requirements herein whether requiring additional types of insurance coverage or higher coverage limits must be mutually agreed upon and made by amendment to this Agreement. LESSEE agrees to execute any such amendment within thirty (30) days of receipt.

Any failure, actual or alleged, on the part of COUNTY to monitor or enforce compliance with any of the insurance and indemnification requirements will not be deemed as a waiver of any rights on the part of COUNTY.

10. **Mutual Waiver of Subrogation** - COUNTY and LESSEE hereby mutually release each other (and their successors or assigns) from liability and waive all right of recovery against the other for any loss or damage covered by their respective first party property insurance policies for all perils insured thereunder or self-insured if applicable. In the event of an insured loss, neither party's insurance company shall have a subrogated claim against the other party.

21. **NONDISCRIMINATION**: LESSEE shall comply with all applicable COUNTY laws, rules, and regulations regarding nondiscrimination as such are found in the Santa Barbara Code and as such may from time to time be amended. These provisions are incorporated herein as if they were fully set forth.

Noncompliance with provisions of this section shall constitute a material breach of this Agreement. COUNTY shall notify LESSEE in writing of a breach of this Section 21, **NONDISCRIMINATION**, and LESSEE shall have thirty (30) calendar days upon receipt of written notification to cure such breach. In the event LESSEE does not cure a breach after the 30-day cure period, COUNTY, in addition to any other remedies provided by law, shall have the right to terminate this Agreement and the interest hereby created without liability therefore.

22. **ENVIRONMENTAL IMPAIRMENT**: LESSEE shall comply with all applicable laws, regulations, rules, and orders, including without limitation those relating to construction,

grading, signing, health, safety, noise, environmental protection, waste disposal, water, and air quality, and shall furnish satisfactory evidence of compliance upon request of COUNTY.

Should any discharge, leakage, spillage, emission, or pollution of any type occur upon or from the Property, Facility, or Site caused by LESSEE'S use and occupancy, except for any pre-existing contamination, unless LESSEE is responsible for any pre-existing contamination, LESSEE shall clean all property affected to the satisfaction of COUNTY and any governmental body having jurisdiction therefore. LESSEE shall indemnify, hold harmless, and defend COUNTY from and against all liability, claim, cost, and expense (including without limitation any fines, penalties, judgments, litigation costs, attorney's fees, and consulting engineering and construction costs) incurred by COUNTY as a result of LESSEE'S breach of this section, or as a result of any such discharge, leakage, spillage, emission or pollution due to LESSEE'S use and occupancy, regardless of whether such liability, cost or expense arises during or after the term of this Agreement, except to the extent caused by the negligence or willful misconduct of COUNTY, breach of this Agreement by COUNTY, or violation of any law by COUNTY.

Immediately upon any changes or modification of LESSEE'S Facility, LESSEE shall perform testing with LESSEE'S Facility operating at maximum output to measure Radiofrequency ("RF") levels in and around the area on the Property that is within a three hundred feet (300') radius from LESSEE'S Site. The results of the RF testing shall be furnished by the LESSEE to the COUNTY. If LESSEE makes any changes or modifications to its antennae or radio equipment (other than like-for-like replacement of antennae or radio equipment), then LESSEE shall immediately upon completion of such modifications and LESSEE'S receipt of COUNTY'S written request therefore, perform testing in the same manner described above to measure RF levels. LESSEE shall be responsible for the RF safety monitoring of all persons in the vicinity of the Site and Facility to ensure that those persons are not exposed to RF levels that exceed the maximum exposure limits determined by the FCC.

In the event any COUNTY employees or third persons contracted by COUNTY are working on the Site within the area of the Facility that is marked off as a hazard zone, which zone shall be defined as twenty feet (20') in front of any antennas installed and ten feet (10') behind any antennas and ten feet (10') from each side of the antennas, then COUNTY shall have the right to require LESSEE to temporarily shut down the antenna sector while such work is being performed inside the hazard area adjacent to the subject antennas. In the event, COUNTY requests a temporary shutdown under this paragraph, COUNTY shall provide LESSEE with at least 24 hours prior notice. COUNTY shall use its best reasonable efforts to minimize its requests under this paragraph and to minimize the time period LESSEE'S Facility must remain shut down.

23. **TOXICS:** LESSEE shall not manufacture or generate hazardous wastes on or in the Facility, Site, or surrounding property unless specifically authorized by this Agreement. LESSEE shall be fully responsible for any hazardous wastes, substances, or materials as defined under federal, state, or local law, regulation, or ordinance that are manufactured, generated, used, placed, disposed, stored, or transported by LESSEE, its agents, employees, or designees on or in the Facility, the Site, or surrounding property during the term of this Agreement and shall comply with and be bound by all applicable provisions of such federal, state, or local law, regulation, or ordinance dealing with such wastes, substances, or materials. LESSEE shall notify COUNTY and the appropriate governmental emergency response agency(ies) immediately in the event of any release or threatened release of any such wastes, substances, or materials.

24. **COMPLIANCE WITH THE LAW:** LESSEE shall comply with all local, county, state, and federal laws, rules, and regulations affecting LESSEE'S use of the Site, Facility, or Property. In particular, LESSEE'S occupancy shall at all times be subject to County rules, regulations, and restrictions per Santa Barbara County Code.

25. **NOTICES:** Any notice to be given to the parties shall be in writing and shall be served, either personally or by mail, to the following:

COUNTY: County of Santa Barbara
General Services Department
260 N. San Antonio Road
Santa Barbara, CA 93110
Attn: Real Property Manager
realproperty@countyofsb.org
(805) 568-3070

AND: County of Santa Barbara
Community Services Department
Parks Division
123 E. Anapamu Street, 2nd Floor
Santa Barbara, CA 93101
Attn: Parks Manager
contact@sbparks.org
(805) 568-2460

LESSEE: T-Mobile USA, Inc.
12920 SE 38TH Street
Bellevue, WA 98006
Attention: Lease Compliance
Site No. SV80041A
(877) 373-0093

or to the parties at such other place as may be designated in writing. Such notices shall be served by depositing them addressed as set out above, postage prepaid, in the U.S. mail, by reliable overnight courier, or by personal delivery. The date of mailing, or in the event of personal delivery, the date of delivery or refusal of delivery shall constitute the date of service. The telephone numbers included in this Section 25 are for reference only and a phone call does not constitute official notice when such notice is required by this Agreement.

26. **DEFAULT:** Except as otherwise required herein, should LESSEE at any time be in material default hereunder with respect to any covenant contained herein, COUNTY shall give

written notice to LESSEE specifying the particulars of the default and LESSEE shall promptly commence remedial action to cure the default. Should such default continue uncured for a period of sixty (60) calendar days from receipt of such notice, this Agreement shall terminate at the option of the COUNTY; unless the cure of such default shall reasonably take more than sixty (60) calendar days in which case LESSEE shall notify COUNTY and proceed with all due speed to cure the default and shall have a reasonable time to effectuate its cure. Reciprocally, except as otherwise required herein, if COUNTY should at any time be in material default hereunder with respect to any covenant contained herein, LESSEE shall give notice to COUNTY specifying the particulars of the default and COUNTY shall promptly commence remedial action to cure the default. Should such default continue uncured for a period of sixty (60) calendar days from receipt of such notice, LESSEE shall have the option to terminate this Agreement by providing written notification to COUNTY; unless, however, the cure of such default shall reasonably take more than sixty (60) calendar days in which case COUNTY shall notify LESSEE and proceed with all due speed to cure the default and shall have a reasonable time effectuate its cure.

27. **REMEDIES:** In the event of a default or breach, either party may exercise any right or remedy at law or in equity which such party may have by reason of such default or breach including but not limited to the following:

A. The non-defaulting party may waive the default or breach in accordance with Section 28, **WAIVER**, herein below.

B. The non-defaulting party may maintain this Agreement in full force and effect and recover whatever monetary loss(es) may have resulted from such default or breach.

C. Where LESSEE is the non-defaulting party, LESSEE may terminate the Agreement and surrender use of the Site.

D. Where COUNTY is the non-defaulting party, COUNTY may terminate the Agreement and LESSEE shall vacate the Site within (30) calendar days of written notice from COUNTY.

28. **WAIVER:** It is understood and agreed that any waiver, express or implied of any term of this Agreement shall not be, nor construed to be a waiver of any subsequent breach of a like kind or of any other provision of this Agreement.

29. **AMENDMENTS:** This Agreement may only be amended by written consent of the parties and such changes shall be binding upon the heirs or successors of the parties.

30. **TERMINATION:** This Agreement shall terminate and all rights of LESSEE shall cease and LESSEE shall quietly and peacefully deliver to COUNTY, possession and interest in the Site:

A. Upon expiration or earlier termination of the Agreement as provided in Section 5, **TERM** or Section 27, **REMEDIES**; or

B. As provided in Section 31, **DESTRUCTION**; or

C. Upon the failure of LESSEE to satisfy, observe, or perform any of the covenants, conditions, or reservations set forth in this Agreement and the expiration of the cure period as provided in Section 26, **DEFAULT**; or

D. In the event LESSEE is found to be in non-compliance with Exhibit "C" of this Agreement and such non-compliance is not resolved in a timely fashion as provided in Section 26, DEFAULT; or

E. In the event LESSEE reasonably and in good faith determines that the Site is no longer economically or technologically feasible for its intended use, provided that LESSEE provides COUNTY with a reasonable basis in writing for its determination. If such determination is acceptable to COUNTY, then such termination for technological reasons shall be effective twelve (12) months from the date upon COUNTY'S receipt of written notice which shall be in writing and delivered by certified mail, return receipt requested. Notwithstanding the aforementioned, LESSEE shall have the right to terminate this Agreement with (180) calendar days' written notice to COUNTY in the event of any governmental takeback of licenses or permits that would eliminate LESSEE'S ability to use the Site unless the revocation of licenses or permits is the fault of LESSEE.

31. **DESTRUCTION:** If the Facility or the Site is partially or totally destroyed by fire or other casualty, LESSEE may rebuild its Site and Facility in the original location of the Site without COUNTY'S consent. If, however, LESSEE selects a new location on the Property to rebuild the Site, COUNTY'S consent to the new location is required and the new location shall not interfere with the COUNTY'S intended use of the Property at the time that such destruction occurs. If LESSEE rebuilds its Site in a new location, then this Agreement shall be amended to show the new location. If the Site or Facility is not operational or accessible due to destruction (in whole or in part), LESSEE shall receive an abatement of Rent for that period of time. In addition, LESSEE may terminate the Agreement by written notice to the COUNTY and any obligation of LESSEE to pay rent shall cease with the payment of the prorated portion of rental obligations up to said termination date.

32. **HOLDING OVER:** Should LESSEE occupy the Site after the expiration date of this Agreement or any extension thereof, with the consent of the COUNTY, expressed or implied, such possession shall be construed to be a tenancy from month to month and LESSEE shall pay COUNTY for such tenancy at the monthly rate in effect on the expiration date.

33. **AGENCY DISCLOSURE:** LESSEE acknowledges that the General Services Department of the COUNTY is the agent for the COUNTY exclusively, and is neither the agent for LESSEE nor a dual agent in this transaction.

34. **SURRENDER OF PREMISES:** Upon expiration or termination of this Agreement, LESSEE shall vacate and surrender possession of, and all claim to the Site, leaving it in good condition, except for ordinary wear and tear.

Subject to Section 11, TITLE TO FACILITY, LESSEE shall remove LESSEE'S Owned Facilities within sixty (60) calendar days prior to the date of such expiration or termination and LESSEE shall retain title to LESSEE'S owned Facilities. Alternatively, upon such expiration or termination, COUNTY may request in writing at least ninety (90) calendar days prior to such expiration or termination the removal of the Facility, in whole or in part, and if COUNTY so requests, LESSEE shall remove or have said Facility (including LESSEE'S Owned Facilities) or such lesser portions as COUNTY may request removed as soon as is practicable, at LESSEE'S sole

cost. Such request for the removal of the Facility shall be made in writing at least ninety (90) calendar days prior to such expiration or termination.

Upon completion of LESSEE'S removal of its Facility, LESSEE shall obtain COUNTY'S good-faith approval that said Facility has been removed and the Site restored to good condition. In order to ensure LESSEE'S timely and adequate removal of its Facility under the terms of this Section 34, SURRENDER OF PREMISES, COUNTY may require through the Land Use Permit(s) that LESSEE post a performance bond which COUNTY may utilize to undertake the removal of LESSEE'S Facility in the event LESSEE does not timely and adequately comply with the provisions of this Section 34.

35. **CAPTIONS:** The title or headings to the sections of this Agreement are not a part of this Agreement, and shall have no effect upon the construction or interpretation of any part hereof.

36. **SEVERABILITY:** If any one or more of the provisions contained herein shall for any reason be held to be invalid, illegal, or unenforceable in any respect, then such provision or provisions shall be deemed severable from the remaining provisions hereof, and such invalidity, illegality, or unenforceability shall not affect any other provision hereof, and this Agreement shall be construed as if such invalid, illegal, or unenforceable provision had never been contained herein.

37. **CERTIFICATION OF SIGNATORY:** The signatories of this Agreement and each of them represent and warrant that they are authorized to execute this Agreement and that no additional signatures are required to bind COUNTY and LESSEE to its terms and conditions or to carry out duties contemplated herein.

38. **PERMITTED PERSONNEL:** LESSEE shall be solely liable for all actions of its agents, employees, contractors, subcontractors, and any others it permits on the Property or Site and shall be responsible for any and all damages resulting from their actions.

39. **FIRE DAMAGE:** LESSEE agrees to hold COUNTY harmless and indemnify COUNTY from any fire damage or injury to COUNTY, other persons, or to property resulting from any fire caused by LESSEE, its agents, employees, or permittees, except to the extent caused by the negligence or willful misconduct of COUNTY, breach of this Agreement by COUNTY, or violation of any law by COUNTY

40. **CONDEMNATION:** In the event the Property or Site or any part thereof is taken by condemnation, eminent domain, or any such proceeding that precludes access to or use of the Site each party shall have the right to pursue its own claim.

In the event possession of the Site or partial possession of the Site is obtained by a public agency or other agency empowered to take by eminent domain, in a manner which precludes LESSEE'S intended use, this Agreement shall terminate as of the effective date of possession and upon such termination, any obligation of LESSEE to pay rent shall cease with the payment of the prorated portion of rental obligations up to said termination date. Any prepaid rent shall be returned to LESSEE from the effective date of possession.

In the event of a partial taking, this Agreement may continue at LESSEE'S option, however, Rent hereunder may be reduced proportionately.

41. **ENTIRE AGREEMENT:** This Agreement, including all attachments hereto, reflects the entire agreement of the parties hereto with respect to the subject matter hereof, and the parties to this Agreement intend that their negotiations, conversations, and statements made prior to execution of this Agreement are fully integrated and expressed herein, and no such negotiations, conversations, and statements shall be deemed to create rights or obligations other than those stated herein.

42. **CONSTRUCTION:** The parties to this Agreement agree that each party and its respective counsel have reviewed and approved this Agreement to the extent that each party in its sole discretion has desired and that any rule of construction to the effect that ambiguities are to be resolved against the drafting party shall not apply in the interpretation of this Agreement. The terms and conditions of this Agreement embody the parties' mutual intent, and this Agreement shall not be construed more liberally in favor of, nor more strictly against any party hereto.

43. **ELECTRONICALLY/ FACSIMILE TRANSMITTED SIGNATURES:** In the event that the parties hereto utilize electronically transmitted documents which include electronically generated signatures, such documents shall be accepted as if they bore original signatures provided that documents bearing the electronic signature's name and title are provided directly below the electronic signature.

In the event that the parties hereto utilize facsimile transmitted documents transmitted documents which include signatures, such documents shall be accepted as if they bore original signatures provided that documents bearing original signatures are provided within seventy-two (72) hours of transmission.

44. **EXECUTION IN COUNTERPARTS:** This Agreement may be executed in any number of counterparts and each such counterpart shall for all purposes be deemed to be an original; and all such counterparts, or as many of them as the parties shall preserve undestroyed, shall together constitute one and the same instrument.

[COUNTY AND LESSEE SIGNATURES ON THE FOLLOWING PAGE]

Project: T-Mobile West LLC
APN: 067-100-027
Site#: SV80041A
Folio: 003368
Agent: DH

IN WITNESS WHEREOF, COUNTY and LESSEE have executed this Agreement by the respective authorized officers as set forth below to be effective as of the date executed by COUNTY (“Effective Date”).

ATTEST:
MONA MIYASATO
CLERK OF THE BOARD

Signed by:
By: Sheila De La Guerra
0B03F3DDF9EE4AA...
Sheila De La Guerra
Deputy Clerk

“COUNTY”
COUNTY OF SANTA BARBARA

Signed by:
By: Bob Nelson
9DD6B7A21FC646A...
Bob Nelson, Chair
Board of Supervisors

Date: 6/29/2026 | 10:37 AM PDT

APPROVED AS TO FORM:
RACHEL VAN MULLEM
COUNTY COUNSEL

Signed by:
By: Tyler Sprague
0AC16B157443...
Deputy County Counsel

APPROVED AS TO ACCOUNTING FORM:
BETSY M. SCHAFER, C.P.A.
AUDITOR-CONTROLLER

Signed by:
By: Echlin
A99F55BD71D04FB...
Deputy Auditor-Controller

APPROVED AS TO FORM:
CEO/RISK MANAGEMENT

Signed by:
By: Marisa Kahn
DF54F5C66F0G41A...
Marisa Kahn, Risk Manager

APPROVED
PARKS DIVISION

DocuSigned by:
By: Jeffrey Lindgren
C136B6A567F102...
Jeffrey Lindgren, Deputy Director
Community Services Department

Project: T-Mobile West LLC
APN: 128-085-042
Site#: SV80041A
Folio: 003368
Agent: DH

IN WITNESS WHEREOF, COUNTY and LESSEE have executed this Agreement by the respective authorized officers as set forth below to be effective January 1, 2026 (“Effective Date”).

“LESSEE”

T-Mobile West LLC, a Delaware Limited Liability Company

By:  5391871B77224C2

Name: Luis Reyes

Title: Sr Director, Network Engineering & Ops • Field Technology

Date: 5/21/2026



EXHIBIT "B" SITE

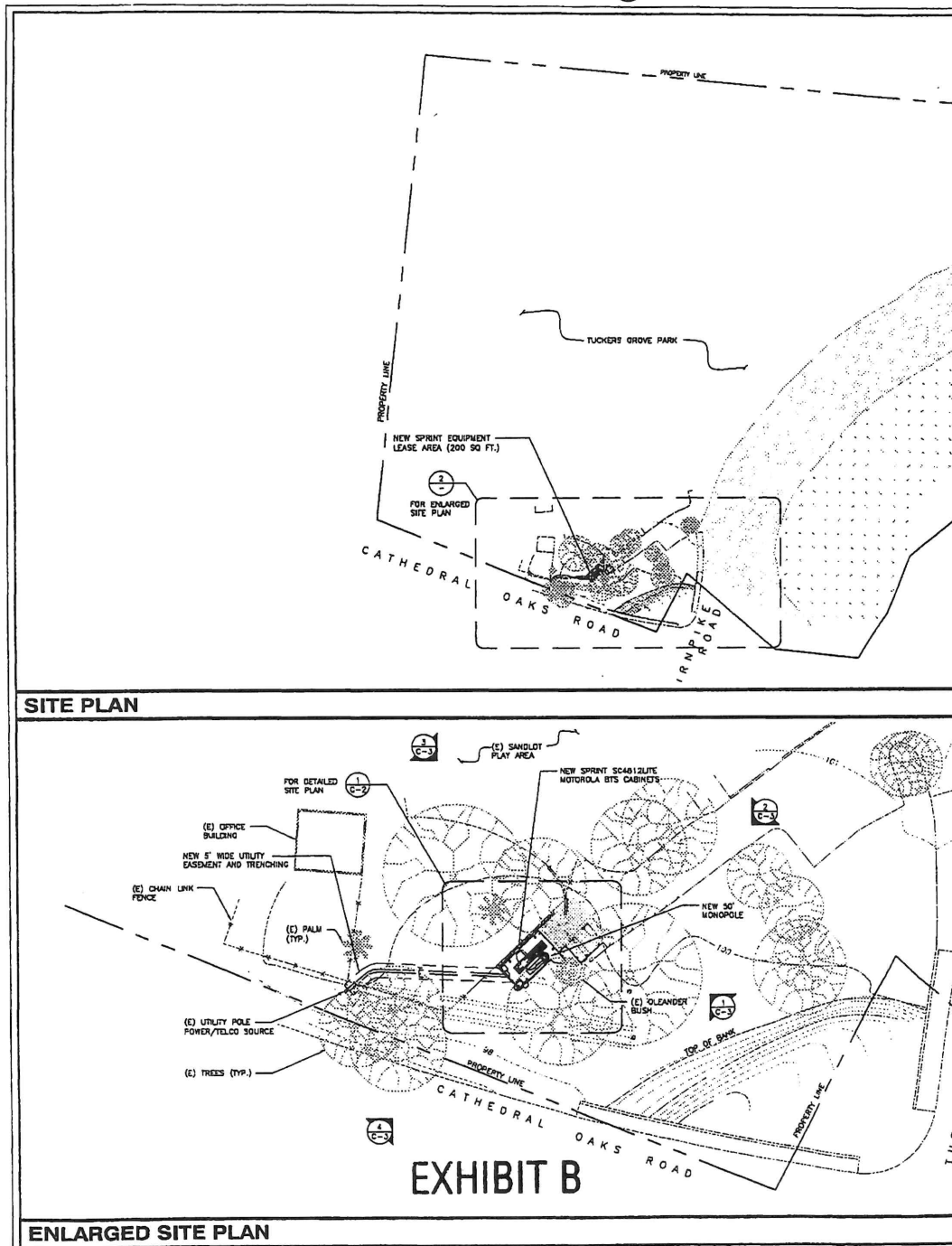


EXHIBIT "C"
(EQUIPMENT ANTENNA SPECIFICATIONS ATTACHED, CONSISTING OF 36 PAGES)

VICINITY MAP



DIRECTIONS TO THE SITE

FROM T-MOBILE OFFICE: 3007 E. QUARTY RD. SUITE 200, ONTARIO, CA 91761
HEAD WEST TOWARD E. QUARTY RD. TURN LEFT TOWARD E. QUARTY RD.
TURN RIGHT ONTO E. QUARTY RD. CONTINUE STRAIGHT TO STAY ON E.
QUARTY RD. USE THE 2ND FROM THE RIGHT LANE TO TURN RIGHT ONTO N.
ARCHBAUD AVE. USE THE 2ND FROM THE LEFT LANE TO TURN LEFT TO
MERGE ONTO 101 W. TOWARD LOS ANGELES. MERGE ONTO 101 W. KEEP
LEFT TO STAY ON 101 W. KEEP LEFT TO STAY ON 101 W. USE THE RIGHT 2
LANES TO TAKE EXIT 31A TO MERGE ONTO 101 N. USE THE LEFT 2 LANES
TO MERGE ONTO 101 N. KEEP LEFT TO STAY ON 101 N. KEEP LEFT TO
STAY ON 101 N. FOLLOW SIGNS FOR VENTURA. MERGE ONTO
US-101 N. CONTINUE ONTO US-101 N. TAKE EXIT 103 FOR TUNARKE RD.
TURN RIGHT ONTO S. TUNARKE RD. TURN LEFT ONTO CATHEDRAL OAKS
RD. 4000 CATHEDRAL OAKS RD. SANTA BARBARA, CA 93111

SITE SUMMARY

PROJECT TYPE: SPRINT RETAIN
RFDS VERSION: 1
RFDS APPROVED: 03/01/23
STRUCTURE TYPE: MONOPOLE
LATITUDE: 34.45152779 (NAD 83)
LONGITUDE: -119.76555660 (NAD 83)
COUNTY: SANTA BARBARA
PARCEL APN: 087-100-27
RAD CENTER: 47'-0" AGL
TOP OF ANTENNA: 50'-0" AGL
TOP OF MONOPOLE: 50'-0" AGL
JURISDICTION: COUNTY OF SANTA BARBARA
ZONING CLASSIFICATION: RECREATIONAL
LEGAL DESCRIPTION: T.B.D.
CONTRACTOR NOTE: CONTRACTOR TO VERIFY CONDITIONS OF THE EXISTING WIRELESS INSTALLATION PRIOR TO MODIFICATION. IF THE CONDITIONS ARE NOT AS PER THE ORIGINAL INSTALLATION OR THE SUPPORTING STRUCTURE HAS BEEN MODIFIED OR DETRIMENTED, THE ENGINEER MUST BE NOTIFIED IMMEDIATELY.

PROJECT DIRECTORY

SITE ADDRESS: 4000 CATHEDRAL OAKS RD. SANTA BARBARA, CA 93110
APPLICANT: T-MOBILE
3007 E. QUARTY RD. SUITE 200, ONTARIO, CA 91761
OWNER: COUNTY OF SANTA BARBARA
610 MISSISSIPPI CANYON ROAD, SANTA BARBARA, CA 93103
805-681-0553
A/E DESIGN: NETWORK CONNEX
855 N. CENTRAL AVE., #1020 GLENDALE, CA 91203
CONTACT: DANIEL SELLING TAE KIM, P.E.
PHONE: (626) 741-5225
EMAIL: dskim@networkconnex.com
SITE ACQUISITION: NETWORK CONNEX
855 N. CENTRAL AVE., #1020 GLENDALE, CA 91203
CONTACT: ROBERT RAMIREZ
PHONE: (626) 813-5217
ramirez@networkconnex.com
ACCESSIBILITY REQUIREMENTS: THE FACILITY IS (UN)DESIGNED AND NOT FOR CONTINUOUS HUMAN WALKING. HANDICAPPED ACCESS IS NOT REQUIRED PER CBC 2022, SECTION 11B-203.4 (LIMITED ACCESS SPACES) SECTION 11B-203.5 (MACHINERY SPACES)
CODE COMPLIANCE:
1. CALIFORNIA ADMINISTRATIVE CODE (INCL. TITLES 24 & 25) 2022
2. CALIFORNIA BUILDING CODE 2022
3. CALIFORNIA ELECTRICAL CODE 2022
4. CALIFORNIA MECHANICAL CODE 2022
5. ANSIS/ASCE 22-11
6. CITY/COUNTY ORDINANCES
7. LOCAL BUILDING CODES
8. CALIFORNIA FIRE CODE 2022 EDITION
9. AISC 3-16
10. AISC 3-18-2019
"CALL BEFORE YOU DIG"
WWW.CALL811.ORG
CALL 811
CALL TOLL FREE 1-800-227-8680
NO WORKING WITHIN 10' OF

SHEET INDEX

SITE SPECIFIC SUBJECTS
T-1 TITLE SHEET
T-2 WATER-PROOFING, PENETRATION AND GENERAL NOTES
T-3 ASSIGNATIONS, SPECIFICATIONS & SYMBOLS
T-4 GENERAL STRUCTURAL NOTES
A-1 OVERALL SITE PLAN
A-1.1 EXPANDED OVERALL SITE PLAN
A-2 GROUND EQUIPMENT LAYOUT PLAN
A-3 ANTENNA LAYOUT PLAN
A-4 ELEVATIONS
A-5 ELEVATIONS
A-6 ELEVATIONS
A-7 ELEVATIONS
A-8 PLUMBING DIAGRAM AND ANTENNA SCHEDULE
D-1 DETAILS AND SPECS
D-2 DETAILS AND SPECS
D-3 DETAILS AND SPECS
D-4 DETAILS AND SPECS
D-5 BATTERY SPECS
D-6 GROUND EQUIPMENT LAYOUT PLAN - ELECTRICAL
E-2 SINGLE LINE DIAGRAMS
E-3 PANEL SCHEDULES
E-4 ELECTRICAL DETAILS
E-5 ELECTRICAL NOTES AND SPECIFICATIONS I
E-6 ELECTRICAL NOTES AND SPECIFICATIONS II
G-1 GROUNDING NOTES & DIAGRAMS
G-2 GROUNDING DETAILS
T-1 MODIFIED 48" 0" MONOPOLE DRAWINGS BY OTHER
M-1 M CHECKLIST
N-1 GENERAL NOTES
S-1 MONOPOLE PROFILE
S-2 CONCEALMENT TABLES
S-3 CONCEALMENT PANEL ELEVATION
S-4 CONCEALMENT DETAILS
S-5 BASE PLATE DETAILS
S-6 WELDED ANCHOR ROD BRACKET
HEAT STUDY: DESIGNS BY OTHER (PRELIMINARY IN PROGRESS)

PROJECT DESCRIPTION

TAKEABLE PROPOSER TO MODIFY (E) WIRELESS TELECOMMUNICATION SITE BY:
1. ADD (3) FV4-48B-RJ (8 FT) OCTO ANTENNA
2. ADD (6) TMA5 COMPOSITE CTM4727T-05-43 TWIN TRIPLEXERS B41-825845-471912 (2) PER SECTOR
3. ADD (2) FV4-48B-RJ (8 FT) OCTO ANTENNA
4. ADD (2) FV4-48B-RJ (8 FT) OCTO ANTENNA
5. ADD (2) FV4-48B-RJ (8 FT) OCTO ANTENNA
6. ADD (2) FV4-48B-RJ (8 FT) OCTO ANTENNA
7. ADD (2) FV4-48B-RJ (8 FT) OCTO ANTENNA
8. ADD (2) FV4-48B-RJ (8 FT) OCTO ANTENNA
9. ADD (2) FV4-48B-RJ (8 FT) OCTO ANTENNA
10. ADD (2) FV4-48B-RJ (8 FT) OCTO ANTENNA
11. ADD (2) FV4-48B-RJ (8 FT) OCTO ANTENNA
12. ADD (2) FV4-48B-RJ (8 FT) OCTO ANTENNA
13. ADD (2) FV4-48B-RJ (8 FT) OCTO ANTENNA
14. ADD (2) FV4-48B-RJ (8 FT) OCTO ANTENNA

PREPARED BY

NETWORK CONNEX

855 N. CENTRAL AVE., SUITE 1000
GLENDALE, CA 91203
OFFICE: (626) 844-8888 FAX: (626) 844-8889
www.networkconnex.com

DESIGN REVISIONS

REV	DATE	DESCRIPTION	BY	CHK
0	12.19.24	100% CD	BAK	GAL
1	01.30.25	100% CD	BAK	
2	04.08.25	100% CD	BAK	
3	6.18.25	100% CD	BAK	
4	10.01.25	100% CD	BAK	

ENGINEER SEAL



PREPARED FOR

T-Mobile
Stick Together
1855 GATEWAY BLVD.
CONCORD, CA 94520

SITE NUMBER: SV80041A

SITE NAME: EN45XC135-CATHEDRAL OAKS

SITE ADDRESS: 4000 CATHEDRAL OAKS RD. SANTA BARBARA, CA 93110

DRAWING FOR: CONSTRUCTION

SHEET NAME: TITLE SHEET

SHEET NUMBER: T-1

ROOFING & WATERPROOFING NOTES

- [illegible]

PENETRATION AT FIRE RATED ASSEMBLIES NOTES

1. AT THE CLIENT PROJECT MANAGER'S DIRECTION, THE CONTRACTOR SHALL PROVIDE "UL" HIGH PERFORMANCE FIRESTOP SYSTEM R-6601 AT ALL FIRE RATED PENETRATIONS INSTALLED PER MANUFACTURER'S LATEST INSTALLATION SPECIFICATIONS.
2. ALL PENETRATIONS THROUGH FIRE RATED ASSEMBLIES SHALL BE CONSTRUCTED SO AS TO MAINTAIN AN EQUAL OR GREATER FIRE RATING.

GENERAL NOTES

1. THE LATEST EDITION OF THE AMERICAN INSTITUTE OF ARCHITECTS' SPECIFICATIONS FOR STRUCTURAL STEEL CONSTRUCTION SHALL BE COMPLETELY REFLECTED IN THESE SPECIFICATIONS AND IS COMPLETELY INCORPORATED BY REFERENCE.
2. THESE NOTES SHALL BE CONSIDERED A PART OF THE WRITTEN CONTRACT.
3. THIS FACILITY IS AN UNCLASSIFIED MOBILE TELECOMMUNICATIONS SITE AND IS EXEMPT FROM DISABLED ACCESS REQUIREMENTS.
4. PRIOR TO THE SUBMISSION OF BIDS, THE CONTRACTORS PARTICIPATING IN THE BIDDING PROCESS SHALL CONDUCT VISUAL SURVEYS WITH FIELD SURVEILLANCE TO IDENTIFY AND RECORD ALL EXISTING UTILITIES, ELEVATIONS, OBSTRUCTIONS, AND STRUCTURAL INSTALLATIONS AS WELL AS EXISTING CONSTRUCTION. THE CONTRACTORS SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND FOR OBTAINING ALL NECESSARY INFORMATION THAT THE PROJECT CAN BE ACCOMPLISHED AS SHOWN UNDER THE SPECIFICATIONS. THE CONTRACTORS SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND FOR OBTAINING ALL NECESSARY INFORMATION THAT THE PROJECT CAN BE ACCOMPLISHED AS SHOWN UNDER THE SPECIFICATIONS. THE CONTRACTORS SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND FOR OBTAINING ALL NECESSARY INFORMATION THAT THE PROJECT CAN BE ACCOMPLISHED AS SHOWN UNDER THE SPECIFICATIONS.
5. DISCREPANCIES FOUND: THE GENERAL CONTRACTOR SHALL IMMEDIATELY NOTIFY THE ARCHITECT OF ANY DISCREPANCIES FOUND IN THE BIDDING PROCESS. THE CONTRACTORS SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND FOR OBTAINING ALL NECESSARY INFORMATION THAT THE PROJECT CAN BE ACCOMPLISHED AS SHOWN UNDER THE SPECIFICATIONS. THE CONTRACTORS SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND FOR OBTAINING ALL NECESSARY INFORMATION THAT THE PROJECT CAN BE ACCOMPLISHED AS SHOWN UNDER THE SPECIFICATIONS.
6. THE CONTRACTORS SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND FOR OBTAINING ALL NECESSARY INFORMATION THAT THE PROJECT CAN BE ACCOMPLISHED AS SHOWN UNDER THE SPECIFICATIONS. THE CONTRACTORS SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND FOR OBTAINING ALL NECESSARY INFORMATION THAT THE PROJECT CAN BE ACCOMPLISHED AS SHOWN UNDER THE SPECIFICATIONS.
7. WORKMANSHIP THROUGHOUT SHALL BE OF THE BEST QUALITY OF THE TRADE INVOLVED AND SHALL MEET OR EXCEED THE FOLLOWING MINIMUM STANDARDS FOR WORKMANSHIP:
- NORCA
NATIONAL ROOFING CONTRACTORS ASSOCIATION
ORANGE INTERNATIONAL CENTER
2000 N. HIGGINS ROAD
ROSEMEAD, CA 91068
- SMACNA
NATIONAL ASSOCIATION OF SINKING AND COINTEGRATING CONTRACTORS
1000 WEST 10TH AVENUE
CHATTLEY, VA 22027-1289
- ITLP
INTERNATIONAL INSTITUTE FOR LATH AND PLASTER
2000 N. HIGGINS ROAD
ST. PAUL, MN 55114-1409
8. INITIAL ALLIANCE WITH THE ARCHITECT: THE LATEST EDITION OF THE MANUFACTURERS' INSTALLATION SPECIFICATIONS (UNLESS SPECIFICALLY NOTED OTHERWISE) SHALL BE COMPLETELY REFLECTED IN THESE SPECIFICATIONS AND IS COMPLETELY INCORPORATED BY REFERENCE.
9. THE CONTRACTOR SHALL BE RESPONSIBLE FOR CALL AND SHIELD ALL UTILITIES AND SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND FOR OBTAINING ALL NECESSARY INFORMATION THAT THE PROJECT CAN BE ACCOMPLISHED AS SHOWN UNDER THE SPECIFICATIONS. THE CONTRACTORS SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND FOR OBTAINING ALL NECESSARY INFORMATION THAT THE PROJECT CAN BE ACCOMPLISHED AS SHOWN UNDER THE SPECIFICATIONS.
10. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND FOR OBTAINING ALL NECESSARY INFORMATION THAT THE PROJECT CAN BE ACCOMPLISHED AS SHOWN UNDER THE SPECIFICATIONS. THE CONTRACTORS SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND FOR OBTAINING ALL NECESSARY INFORMATION THAT THE PROJECT CAN BE ACCOMPLISHED AS SHOWN UNDER THE SPECIFICATIONS.

CONTRACT BETWEEN THE OWNER AND CONTRACTOR. (EXCEPTION) THE ROOFING SUBCONTRACTOR SHALL FURNISH A MAINTENANCE AGREEMENT FOR ALL WORK DONE, CO-SIGNED BY THE GENERAL CONTRACTOR, TO MAINTAIN THE ROOFING IN A WATER TIGHT CONDITION FOR A PERIOD OF TWO (2) YEARS STARTING AFTER THE DATE OF SUBSTANTIAL COMPLETION OF THE PROJECT, UNLESS OTHERWISE WRITTEN IN THE CONTRACT BETWEEN THE OWNER AND THE CONTRACTOR.

- THE GENERAL CONTRACTOR MUST PERFORM WORK DURING THE PROJECT PERIOD WITHIN THE CITY OF CHICAGO. THE CONTRACTOR SHALL MAINTAIN ACCESS TO ALL EXPOSED METAL SHEET SHALL NOT BE OPENED UNWARRANTED.
- PROVIDE A PORTABLE FIRE EXTINGUISHER WITH A RATING OF NOT LESS THAN 2A OR 3A/10.0 WITHIN FIFTY FEET TRAVEL DISTANCE TO ALL PORTIONS OF THE PROJECT.
- THE FOLLOWING AGENCIES, CODES, AUTHORITIES AND BUILDING REGULATIONS SHALL PROVIDE THE MINIMUM STANDARDS FOR CONSTRUCTION TECHNIQUES, MATERIALS, METHODS, AND QUALITY CONTROL. THE CONTRACTOR SHALL COMPLY WITH ALL APPLICABLE ORDINANCES, RULES, REGULATIONS, SPECIFICATIONS, MEETING MINUTES, AND OTHER DOCUMENTS OF THE FOLLOWING AGENCIES:
- PRIOR TO STARTING CONSTRUCTION THE CONTRACTOR HAS THE RESPONSIBILITY TO LOCATE ALL EXISTING UTILITIES AND TO PROTECT THEM FROM DAMAGE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ANY DAMAGE TO THE UTILITIES INCURRED BY REPAIRING OR REPLACING ANY DAMAGE TO THE UTILITIES.
- A COPY OF THE APPROVED PLANS SHALL BE KEPT IN A PLACE SPECIFIED BY THE CITY OF CHICAGO AND BY LAW SHALL BE AVAILABLE FOR INSPECTION AT ALL TIMES.
- IT IS THE CONTRACTOR'S RESPONSIBILITY TO ENSURE ALL CONSTRUCTION ACTIVITIES ARE IN ACCORDANCE WITH THE CITY OF CHICAGO. THE CONTRACTOR SHALL ALSO MAINTAIN ONE SET OF PLANS AT THE SITE FOR THE CITY OF CHICAGO. IN THE EVENT OF ANY DISCREPANCY, THE CONTRACTOR SHALL FORWARD THE DISCREPANCY TO THE ARCHITECT AND THE LANDLORD/LESSOR AT THE CONCLUSION OF THE PROJECT.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE COMPLETE SECURITY OF THE PROJECT. THE CONTRACTOR SHALL MAINTAIN ACCESS TO THE SITE AT ALL TIMES FOR ALL

OF ANY DISCREPANCIES FOUND WITHIN THE CONTRACT DOCUMENTS, PRIOR TO STARTING WORK.

10. ALL EXISTING ACTIVE SEWER, WATER, GAS, ELECTRIC, AND OTHER UTILITIES WHERE ENCOUNTERED IN WORK, SHALL BE PROTECTED. ALL UTILITIES WHERE REQUIRED FOR THE PROPER EXECUTION OF WORK, SHALL BE RELOCATED AS DIRECTED BY ENGINEERS. EXTREME CAUTION SHOULD BE USED BY THE CONTRACTOR WHEN EXCAVATING OR PIER DRILLING AROUND OR NEAR UTILITIES.

- [illegible]

SITE PREPARATION

- [illegible]

SHOP DRAWING REVIEW

1. REVIEW BY THE ENGINEER IS FOR GENERAL COMPLIANCE WITH THE DESIGN CONCEPT AND THE CONTRACT DOCUMENTS. MARKINGS OR COMMENTS SHALL NOT BE CONSTRUED AS RELIEVING THE CONTRACTOR FROM COMPLIANCE WITH THE PROJECT PLANS AND SPECIFICATIONS. NOR DEPARTURES THEREFROM. THE CONTRACTOR REMAINS RESPONSIBLE FOR DETAILS AND ACCURACY, FOR CONFIRMING AND CORRELATING ALL QUANTITIES AND DIMENSIONS, FOR SELECTION FABRICATION PROCESSES.

LANDLORD/LESSOR NOTES

3. A PRECONSTRUCTION CONFERENCE OF REPRESENTATIVES FROM APPLICABLE AGENCIES SHALL BE HELD ON SITE AT LEAST ONCE PRIOR TO THE BEGINNING OF CONSTRUCTION. THAT A CONSTRUCTION 24-HOUR CONTACT INFORMATION SHALL BE PROVIDED TO LANDLORD/LESSOR.
4. CONTRACTOR SHALL MAINTAIN ACCESS TO THE SITE AT ALL TIMES FOR EMERGENCY ACCESS BY ALL AGENCIES TO THE COASTING SITE. LAMATED AT THE END OF EACH WORKING DAY TO ALLOW FOR 24-HOUR LANDLORD/LESSOR ACCESS TO THE SITE.
5. THE CONTRACTOR AND CELL CARRIER SHALL BE RESPONSIBLE FOR THE PROTECTION OF ALL UTILITIES TO THE COASTING SITE. THE CONTRACTOR SHALL RETURN DAMAGED FACILITIES TO EXISTING CONDITION OR BETTER AT THE CONTRACTOR'S EXPENSE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR NO COST TO THE LANDLORD/LESSOR.
6. THE CONTRACTOR SHALL NOTIFY LANDFORD/LESSOR SERVICE ALERT 24 HOURS PRIOR TO TWO WORKING DAYS PRIOR TO BEGINNING CONSTRUCTION. 1-800-422-4133.
7. ALL ON AND EXISTING FACILITIES OWNED BY THE REPRESENTED CELLULAR CARRIER SHALL BE IDENTIFIED AND TAGGED IDENTIFYING THE OWNER'S NAME AND 24-HOUR PHONE NUMBER.
8. THE CONTRACTOR IS RESPONSIBLE TO ENSURE THE SITE IS SECURED DURING

ACCESSIBILITY EXCEPTION NOTES

1. SECTION 11B-20.4: LIMITED ACCESS SPACES - SPACES NOT CUSTOMARILY OCCUPIED AND ACCESSED ONLY BY LADDER, CATWALKS, OR GRAB; SPACES VERY NARROW PASSAGEWAYS SHALL NOT BE REQUIRED TO COMPLY WITH THESE REQUIREMENTS OR TO BE ON AN ACCESSIBLE ROUTE.
2. SECTION 11B-20.5: MACHINERY SPACES - SPACES FREQUENTLY USED BY SERVICE PERSONNEL OF THE PUBLIC UTILITY COMPANY FOR OCCASIONAL MAINTENANCE OF EQUIPMENT SHALL NOT BE REQUIRED TO COMPLY WITH THIS REQUIREMENT OR TO BE ON AN ACCESSIBLE ROUTE. MACHINERY SPACE SHALL NOT BE REQUIRED TO COMPLY WITH THESE REQUIREMENTS IF IT IS A PENHOUSE, MECHANICAL, ELECTRICAL, OR COMMUNICATIONS EQUIPMENT ROOM, PUMP OR EQUIPMENT CATWALKS, WATER OR SEWAGE TREATMENT PLANT, AND ARE NOT USED FOR TRANSPORTATION AND TRANSFER OF VEHICLES, HIGHWAY AND TUNNEL FACILITIES.

GENERAL RF NOTES

1. ALL ANTENNAS AND ANTENNA CABLE SHALL BE FURNISHED BY TAxSb. ANTENNA CABLE SHALL BE INSTALLED IN ACCORDANCE WITH THE FOLLOWING:
2. PRIOR TO INSTALLATION OF ANTENNAS THE CONTRACTOR SHALL VERIFY THE AZIMUTH AND DIMENSIONS SHOWN ON THE PLANS MATCH ACTUAL FIELD CONDITIONS.
3. ANTENNA INSTALLATION CONTRACTOR SHALL PROVIDE ALL CONDUIT, CABLE INSTALLATION OF ANTENNAS AND CABLES SHOWN, AND INTEGRATED COORDINATE FOR A COMMERCIAL OPERATING SYSTEM IN ACCORDANCE WITH MOBILE WIRELESS STANDARDS.
4. ANTENNA CONDUIT SHALL INCLUDE FACTORY-MADE LARGE RADUS BENDS AT ALL CHANGES IN DIRECTION. SWEET SHIELD CABLE BE AS REQUIRED BY BEST CABLE MANUFACTURER'S MINIMUM BENDS REQUIREMENTS.
5. ALL UNDERGROUND CONDUIT SHALL BE 1-1/2" DIA. RIGID PVC WITH 1/2" BENDS. ALL EXPOSED CONDUIT ABOVE GRADE LEVEL SHALL BE 1/2" OR GREATER RIGID PVC. ALL EXPOSED CONDUIT PROTECTED BY A BUILDING OR ON ROOF SHALL BE EMPLOYED ON UV STABILIZED, GRADE SCHEDULE 40.
6. IN HIGH TRAFFIC AREAS FORMED 1/2" OR GREATER GALVANIZED STEEL PLATE COVER CABLES SHALL BE USED. ALL EXPOSED CABLES SHALL BE MOBILE WIRELESS RATED UNLESS IT IS VIAL AND COVER WITH 1/4" GALVANIZED PROTECTIVE SHEET METAL COVER OR CHANNEL. SWEET SHIELD CABLE SHALL BE MOBILE WIRELESS RATED.
7. MAXIMUM LENGTH AND LENGTH OF CABLE REQUIRED TO CUTTING, ADJUST RIGID ROUTE AS REQUIRED TO CLEAR EXISTING OBSTRUCTIONS AND MAINTAIN MINIMUM CLEARANCE TO ALL OBSTRUCTIONS.
8. MAXIMUM LENGTH OF 75' COAXIAL CABLE SHALL BE 140'. MAXIMUM LENGTH OF 1-1/2" COAXIAL CABLE SHALL BE 240'-0".
9. VERIFY MOBILE NUMBERS OF ANTENNAS WITH T-MOBILE WIRELESS SERVICE.
10. ANTENNA MANUFACTURER SHALL PROVIDE ANTENNAS AND BUDGET. PROVIDE DOCUMENTATION TO THE TAXABLE WIRELESS PROJECT MANAGER.
11. INSTALL EMBOSSED ANTENNA IDENTIFICATION TAGS AT THE END OF EACH ANTENNA CABLE. THE TAGS SHALL BE 1/2" X 1/2" X 1/8" THICK. THE JERSEY CAR LOCATED WITHIN THE PLUTUM SECTION OF THE BAYS UNIT.

WATER-PROOFING, PENETRATION AND GENERAL NOTES

- _____

[illegible]

PREPARED BY

**NETWORK
CONNEX**

655 N. CENTRAL AVE., SUITE 1520
GLENDALE, CA 91203
OFFICE: (313) 648-0305 FAX: (313) 648-0706

DESIGN REVISIONS			
REV	DATE	DESCRIPTION	BY
0	12.19.24	100% CD	BAK/GJA
1	01.30.25	100% CD	BAK
2	04.08.25	100% CD	BAK
3	6.18.25	100% CD	BAK
4	10.01.25	100% CD	BAK

ENGINEER SEAL



PREPARED FOR _____

T-Mobile
Stick Together®
1855 GATEWAY BLVD.
CONCORD, CA 94520

SITE NUMBER RU00061A

— 374 —

SN45XC135-CATHEDRAL OAKS

SITE ADDRESS _____

4800 CATHEDRAL OAKS RD.
SANTA BARBARA, CA 93103

SANTA BARBARA, CA 93110

DRAWING FOR _____

CONSTRUCTION

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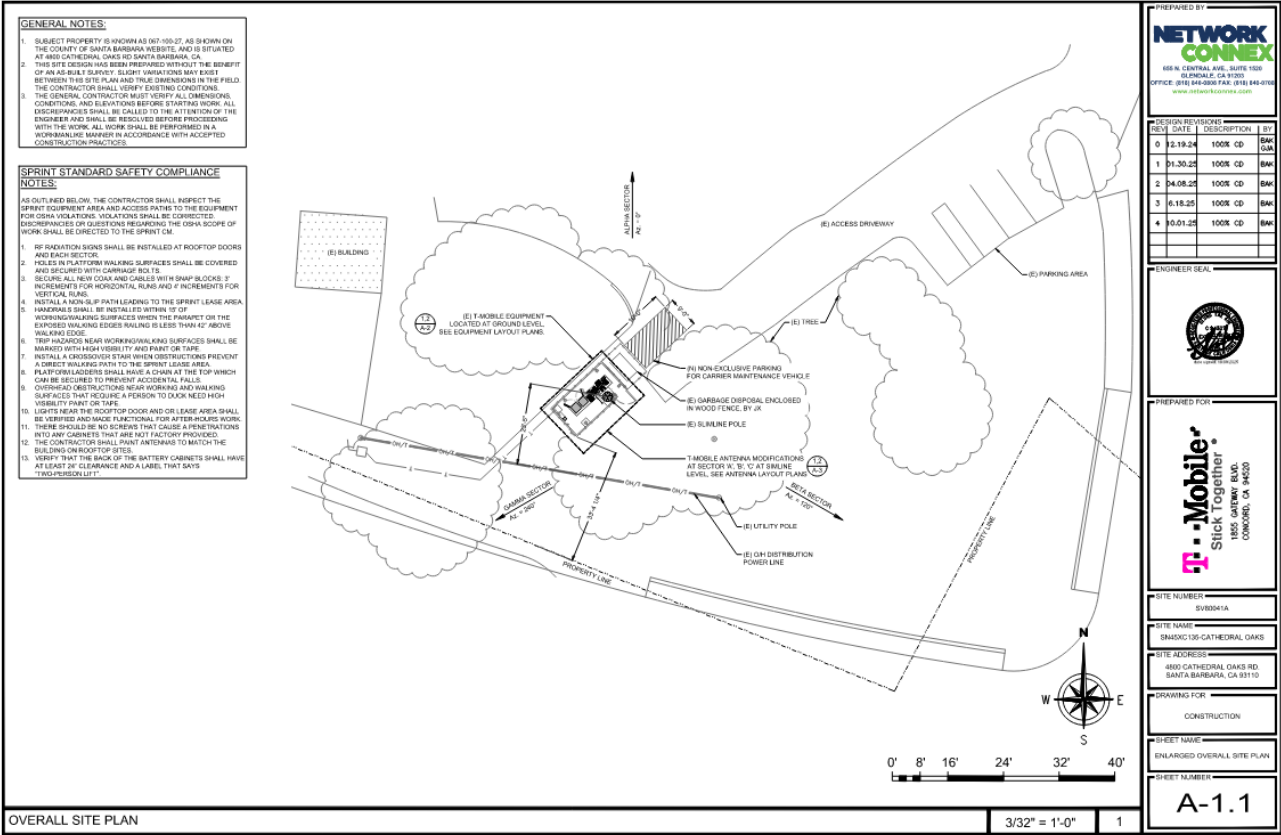
SHEET NAME: WATER-PROOFING, PENETRATION

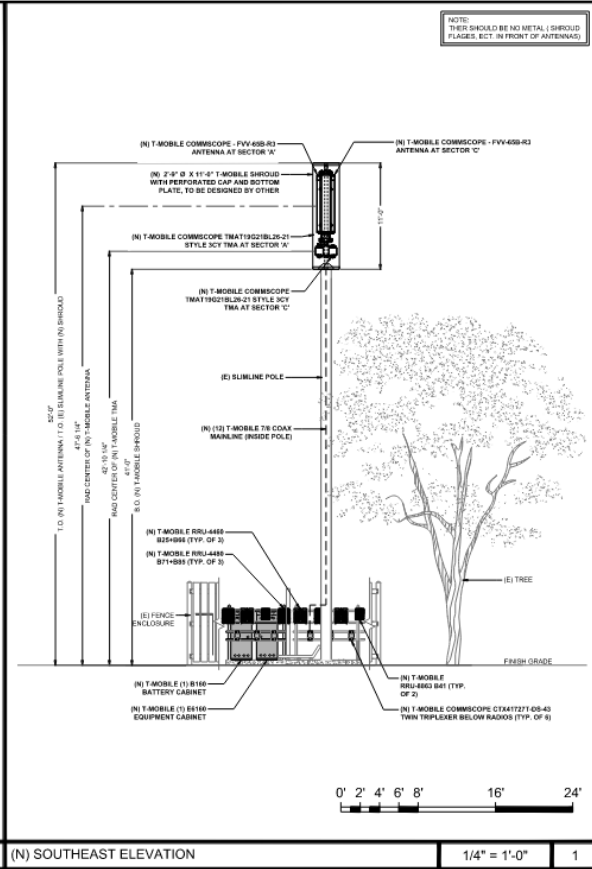
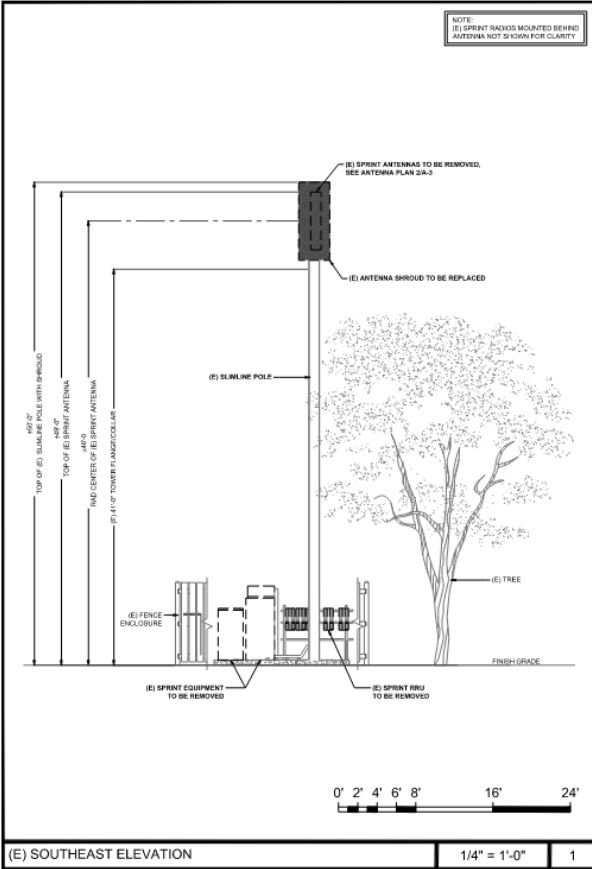
AND GENERAL NOTES

SHEET NUMBER

T 2

SCALE: N/A	1
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PREPARED BY
NETWORK CONNEX
666 N. CENTRAL AVE., SUITE 100
OAKLAND, CA 94612
OFFICE: (916) 844-5200 FAX: (916) 844-0788
www.networkconnex.com

REVISION	DATE	DESCRIPTION	BY
0	12.18.24	100% CD	BAH
1	01.30.25	100% CD	BAH
2	04.08.25	100% CD	BAH
3	06.18.25	100% CD	BAH
4	09.01.25	100% CD	BAH

ENGINEER SEAL

PREPARED FOR
T-Mobile
Stick Together
1855 GARDWAY BLVD.
CONCORD, CA 94520

SITE NUMBER
SV99041A

SITE NAME
SNADXC106-CATHEDRAL OAKS

SITE ADDRESS
4800 CATHEDRAL OAKS RD.
SANTA BARBARA, CA 93110

DRAWINGS FOR
CONSTRUCTION

SHEET NAME
ELEVATIONS

SHEET NUMBER
A-5

870SC9980_4480+4480(AI cabnet)Odo antenna (2).jpg

Site Configuration 870SC9980

(N) PLUMBING DIAGRAM

SCALE: N/A

2

NEW ANTENNA SCHEDULE

SECTOR	AZIMUTH	RAD CENTER	TECHNOLOGY	ANTENNA		RRU/MAST/SMART BIASE T		COAX JUMPER		FIBER JUMPER		HC/S/COAX CABLE		POWER			
				MODEL NO.	SIZE	QTY.	TYPE	QTY.	LENGTH	QTY.	LENGTH	QTY.	SIZE & TYPE	LENGTH	QTY.	SIZE & TYPE	LENGTH
SECTOR "A"	A1	0°	147°-6'	L888, L786, N888, N1988, N2988, L1988, L2188	FVV-608-R3 (OCTO)	72"	1	RRU-4888 B71-8888 & RRU-4888 B25-8888 & RRU-4888 B31-8888 & COMMSCOPE TMA119218L26-31 STYLE 3CY TMAA COMMSCOPE CTA112277-OS-43 TWIN TRIPLEXER	1 TO DM RFT 24 1 TO DM RFT 24 1 TO DM RFT 24	JUMPER RFT 4-10 TO DM 8 JUMPER RFT 4-10 TO DM 8 JUMPER RFT 4-10 TO DM 8	8 8 8	7/8" COAX	388'-4"	4	DC POWER CABLE 100' 100' 100'	880	1
SECTOR "B"	B1	120°	147°-6'	L888, L786, N888, N1988, N2988, L1988, L2188	FVV-608-R3 (OCTO)	72"	1	RRU-4888 B71-8888 & RRU-4888 B25-8888 & RRU-4888 B31-8888 & COMMSCOPE TMA119218L26-31 STYLE 3CY TMAA COMMSCOPE CTA112277-OS-43 TWIN TRIPLEXER	1 TO DM RFT 24 1 TO DM RFT 24 1 TO DM RFT 24	JUMPER RFT 4-10 TO DM 8 JUMPER RFT 4-10 TO DM 8 JUMPER RFT 4-10 TO DM 8	8 8 8	7/8" COAX	388'-4"	4	DC POWER CABLE 100' 100' 100'	880	1
SECTOR "C"	C1	240°	147°-6'	L888, L786, N888, N1988, N2988, L1988, L2188	FVV-608-R3 (OCTO)	72"	1	RRU-4888 B71-8888 & RRU-4888 B25-8888 & RRU-4888 B31-8888 & COMMSCOPE TMA119218L26-31 STYLE 3CY TMAA COMMSCOPE CTA112277-OS-43 TWIN TRIPLEXER	1 TO DM RFT 24 1 TO DM RFT 24 1 TO DM RFT 24	JUMPER RFT 4-10 TO DM 8 JUMPER RFT 4-10 TO DM 8 JUMPER RFT 4-10 TO DM 8	8 8 8	7/8" COAX	388'-4"	4	DC POWER CABLE 100' 100' 100'	880	1
SHARED	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
TOTAL							3		20	36	48		12				1

CA TO MAINT TO FINAL APPROVED RFDS FOR LATEST SCHEDULE

(N) ANTENNA SCHEDULE

SCALE: N/A

1

PREPARED BY

NETWORK CONNEX

665 N. CENTRAL AVE., SUITE 100
GLENNDALE, CA 91201
OFFICE: (916) 344-2800 FAX: (916) 344-2788
www.networkconnex.com

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0	12.19.24	100% CD	BAK
1	01.30.25	100% CD	BAK
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3	06.18.25	100% CD	BAK
4	08.01.25	100% CD	BAK

ENGINEER SEAL

PREPARED FOR

Mobile Stick Together

1855 GATEWAY BLVD.
CONCORD, CA 94520

SITE NUMBER

SVB0041A

SITE NAME

BN450C126-CATHEDRAL OAKS

SITE ADDRESS

4800 CATHEDRAL OAKS RD.
SANTA BARBARA, CA 93110

DRAWING FOR

CONSTRUCTION

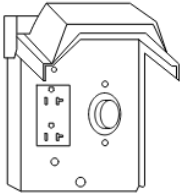
SHEET NAME

PLUMBING DIAGRAM & ANTENNA SCHEDULE

SHEET NUMBER

A-8

MANUFACTURER: COMMSCOPE MODEL NO: TMA19G21BL26-21 STYLE 3CY DIMENSIONS (WxDxH): 9.7" x 10" x 4.2" WEIGHT (lbs): 15.87			MANUFACTURER: COMMSCOPE MODEL NO: CTX41727T-D5-43 DIMENSIONS (WxDxH): 9.7" x 9.8" x 4.2" WEIGHT (lbs): 10.36			MANUFACTURER: COMMSCOPE (6 PORT) MODEL NO: FVV-65B-R3 WIDTH 300 MM 11.811 IN DEPTH 191 MM 7.520 IN LENGTH 160 MM 6.299 IN NET WEIGHT, ANTENNA ONLY 19.6 KG 43.211 LB			PREPARED BY NETWORK CONNEX 466 N. CENTRAL AVE. SUITE 100 OAKDALE, CA 91302 OFFICE: (916) 840-0800 FAX: (916) 840-0788 www.networkconnex.com DESIGN REVISIONS REV DATE DESCRIPTION BY <table><tr><td>0</td><td>12.19.24</td><td>100% CD</td><td>BAW/GJA</td></tr><tr><td>1</td><td>01.30.25</td><td>100% CD</td><td>BAW</td></tr><tr><td>2</td><td>04.08.25</td><td>100% CD</td><td>BAW</td></tr><tr><td>3</td><td>06.18.25</td><td>100% CD</td><td>BAW</td></tr><tr><td>4</td><td>10.01.25</td><td>100% CD</td><td>BAW</td></tr></table> ENGINEER SEAL 			0	12.19.24	100% CD	BAW/GJA	1	01.30.25	100% CD	BAW	2	04.08.25	100% CD	BAW	3	06.18.25	100% CD	BAW	4	10.01.25	100% CD	BAW
0	12.19.24	100% CD	BAW/GJA																												
1	01.30.25	100% CD	BAW																												
2	04.08.25	100% CD	BAW																												
3	06.18.25	100% CD	BAW																												
4	10.01.25	100% CD	BAW																												
TWIN DIPLEX DETAIL			N.T.S.	6	TWIN TRIPLEXER DETAILS			N.T.S.	5	FVV-65B-R3 ANTENNA SPECS			N.T.S.	4																	
MANUFACTURER: ANDREW MODEL NO.: P040-0039 • SUITABLE FOR ATTACHMENT TO 3.5-6.5 IN OR 89-165 MM OUTER DIAMETER PIPE • COMPATIBLE WITH SHROUD CONCEALMENT SHROUDS WITH INNER DIAMETER + 23.5 IN (607MM) • MINIMUM SHROUD DIAMETER IS THE SAME FOR ALL APPLICABLE PIPE DIAMETERS			NOTE: 1. USE MANUFACTURER SUPPLIED MOUNTING HARDWARE.			DESIGN CRITERIA: 1. WIND DESIGN DATA ULTIMATE WIND VELOCITY = 92 MPH EXPOSURE = C 2. SEISMIC DESIGN DATA SITE CLASS = D RISK CATEGORY = E SEISMIC IMPORTANCE FACTOR (I_s) = 1.0 MAPPED SPECTRAL RESPONSES S_S = 2.223 S₁ = 0.700 S_{0.5} = 1.778 SEISMIC DESIGN CATEGORY = E RESPONSE MODIFICATION (R_s) = 2.5 AMPLIFICATION FACTOR (a_g) = 1.0 FINAL PENDING.			PREPARED FOR -Mobile- Stick Together 1855 GATEWAY BLVD. CONCORD, CA 94502 SITE NUMBER SVB0345A SITE NAME ENADKC136-CATHEDRAL OAKS SITE ADDRESS 4800 CATHEDRAL OAKS RD. SANTA BARBARA, CA 93110 DRAWING FOR CONSTRUCTION SHEET NAME DETAILS AND SPECS SHEET NUMBER D-1																						
ANTENNA MOUNT ASSEMBLY (P040-0039)			N.T.S.	6	TMA MOUNT			N.T.S.	2	DESIGN CRITERIA			N.T.S.	1																	



- ONE-WEATHERPROOF, WELDABLE IRON, 2 GANG, WITH TWO, 3/4" HUBS, ONE TOP & ONE BOTTOM, 4.63"x4.63"x2" APPLICTION #150-2-75; GRANKER #101130
- ONE-IN USE WEATHERPROOF COVER, POLYCARBONATE, TWO GANG, 2-5/8" DEPTH INTERMATIC #MP1220C/TS GRANKER #40425
- ONE-SPST DECORA DUPLEX RECEPTACLE, NEMA 5-20R, 120V, 20A, MOORE HUBBELL #0FTWST220SNAP; GRANKER #4051040
- ONE-SPRING WOUND TIMER, 120V, 20A MAX, 0 SECONDS TO 60 MINUTES, NORY, 1 GANG SPST, INTERMATIC #12440M; GRANKER #406216

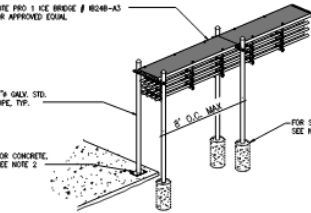


X34-SGL/120

- Low voltage operation
- Very wide beam light distribution
- Low profile and light weight
- 100% energy efficient

View Technical Spec 2

PERFORMANCE		DIMENSIONS	
Model	Type	Standard Color	Weight (lbs)
Color Temp	3000K (Warm)	1000	0.50
Beam Angle	60° Beam	2000	0.50
Power	120V/60W	3000	0.50
Color Accuracy	90 CRI	4000	0.50
Life Expectancy	100,000 Hours	5000	0.50



SITE PRO 1 ICE BRIDGE # 10040-AS OR APPROVED EQUAL

3" ONLY STD. PIPE TOP

FOR CONCRETE SEE NOTE 2

FOR SOL SEE NOTE 1

8" O.D. MAX

FOR SOL SEE NOTE 1

SITE PRO 1 BRIDGE NOTES

- FOR SOL, USE 12" DIA. 3'-6" DEEP PIER FILLED WITH 2000 PSI CONCRETE. INSTALL TOP OF PIER FLUSH WITH NEW GRADE, AND PROVIDE CROWN FOR DRAINAGE.
- FOR CONCRETE, FASTEN BASE PLATE W/ (2) 5/8" EXPANSION ANCHORS, 6" LONG.
2.1. BASE PLATE - SITE PRO 1 #05F30
2.2. BASE PLATE ANCHORS MIN. 2" CLR OF CONCRETE EDGE

DESIGN REVISIONS

REV	DATE	DESCRIPTION	BY
0	12.18.24	100% CD	BAK
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3	01.18.25	100% CD	BAK
4	01.01.25	100% CD	BAK

ENGINEER SEAL



GFCI & ROTARY SWITCH

N.T.S.

6

LED TECH LIGHT

N.T.S.

5

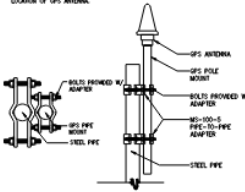
ICE BRIDGE

N.T.S.

4

NOTES:

- LOCATION OF ANTENNA MUST HAVE CLEAR VIEW OF SOUTHERN SKY AND CURRENT ONLY AND REMAINS EXCEEDING 25% OF THE SURFACE AREA OF A HORIZONTAL PLANE.
- ALL GPS ANTENNA LOCATIONS MUST BE ABLE TO RECEIVE CLEAR SIGNALS FROM A MINIMUM OF FOUR (4) SATELLITES. VERIFY WITH HANDHELD GPS BEFORE FINAL LOCATION OF GPS ANTENNA.



GPS ANTENNA

GPS POLE MOUNT

BOLTS PROVIDED W/ ADAPTER

GPS PIPE MOUNT

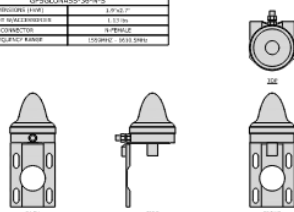
STEEL PIPE

STEEL PIPE

STEEL PIPE

MODEL TBD

GPS ANTENNA	
ANTENNA TYPE	GPS ANTENNA
ANTENNA SIZE	1.5" x 1.5"
ANTENNA WEIGHT	0.50 LBS
ANTENNA COLOR	BLACK
ANTENNA MATERIAL	ALUMINUM
ANTENNA FINISH	POWDER COAT



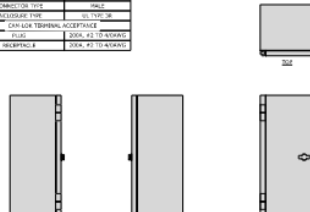
GPS ANTENNA

GPS ANTENNA

GPS ANTENNA

MODEL TBD

CAM LOCK DETAIL	
CAM LOCK TYPE	3" x 1.5" x 1.5"
CAM LOCK SIZE	1.5" x 1.5"
CAM LOCK WEIGHT	0.50 LBS
CAM LOCK COLOR	BLACK
CAM LOCK MATERIAL	ALUMINUM
CAM LOCK FINISH	POWDER COAT



CAM LOCK DETAIL

CAM LOCK DETAIL

CAM LOCK DETAIL

GPS MOUNT

N.T.S.

3

GPS ANTENNA

N.T.S.

2

CAMLOCK DETAIL

N.T.S.

1

PREPARED BY

NETWORK CONNEX

656 N. CENTRAL AVE. SUITE 100
GLENDALE, CA 91201
OFFICE: (916) 840-8151 FAX: (916) 840-8152
www.networkconnex.com

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0	12.18.24	100% CD	BAK
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2	04.08.25	100% CD	BAK
3	01.18.25	100% CD	BAK
4	01.01.25	100% CD	BAK

ENGINEER SEAL



PREPARED FOR

Mobile

Stick Together

1855 GARDEN BLVD.
CONCORD, CA 94520

SITE NUMBER

SV00001A

SITE NAME

94450135-CATHEDRAL GMS

SITE ADDRESS

4800 CATHEDRAL OAKS RD.
SANTA BARBARA, CA 93110

DRAWING FOR

CONSTRUCTION

SHEET NAME

DETAILS AND SPECS

SHEET NUMBER

D-2.1

H-FRAME BASE PLATE DETAIL

N.T.S.

5

H-FRAME DETAIL

N.T.S.

4

CABINET MOUNTING DETAILS

N.T.S.

3

MANUFACTURER: ERICSSON
MODEL NO.: B160
DIMENSIONS (INCHES):
EMPTY CABINET HEIGHT (B6): 460
RACK SPACE: 18U
MAX WEIGHT (B6): 4250

NOTES:
1. CORRECT KNOCKOUT TOOL REQUIRED FOR PUNCHING KNOCKOUTS. DO NOT DRILL KNOCKOUTS THROUGH.
2. CONDUIT MUST BE PROPERLY SECURED TO PREVENT DAMAGE TO CABINETS AND/OR CABLEING.

ERICSSON B160 CABINET DETAIL

N.T.S.

2

MANUFACTURER: ERICSSON
MODEL NO.: 6160
DIMENSIONS (INCHES):
EMPTY CABINET HEIGHT (B6): 383
RACK SPACE: 18U
MAX WEIGHT (B6): 4770

NOTES:
1. CORRECT KNOCKOUT TOOL REQUIRED FOR PUNCHING KNOCKOUTS. DO NOT DRILL KNOCKOUTS THROUGH.
2. CONDUIT MUST BE PROPERLY SECURED TO PREVENT DAMAGE TO CABINETS AND/OR CABLEING.

ERICSSON 6160 CABINET DETAIL

N.T.S.

1

PREPARED BY
NETWORK CONNEX
1855 GATEWAY BLVD., SUITE 100
DUBLIN, CA 94568
OFFICE: 916-443-8500 FAX: 916-443-0700
www.networkconnex.com

REV.	DATE	DESCRIPTION	BY	CHK
0	12.19.24	100% CD	BAK	USA
1	01.30.25	100% CD	BAK	
2	04.08.25	100% CD	BAK	
3	06.18.25	100% CD	BAK	
4	10.01.25	100% CD	BAK	

ENGINEER SEAL

PREPARED FOR
Mobile
Stick Together
1855 GATEWAY BLVD.
DUBLIN, CA 94568

SITE NUMBER
SV00041A

SITE NAME
SHADOCK CATHEDRAL OAKS

SITE ADDRESS
4800 CATHEDRAL OAKS RD.
SANTA BARBARA, CA 93110

DRAWING FOR
CONSTRUCTION

SHEET NAME
DETAILS AND SPECS

SHEET NUMBER
D-3

NSB 190FT Red Battery®
Long float life at elevated temperatures



Red Star Technology® uses pure lead plates to deliver exceptionally long float life even at elevated temperatures.

- Pure lead AGM technology delivers long float life for telecom applications even at elevated temperatures
- 15 year float life at 20°C (68°F)
- EUROBAT design life definition: Long Life (12+ years)
- High energy density
- Operating temperature range: -47°C to +65°C (-47°F to 149°F)
- State-of-the-art automated manufacturing ensures consistency and reliability
- Advanced 3 stage terminal design to ensure leak-free operation - female MB brass terminals provide maximum performance
- 2 year shelf life at 25°C (77°F)
- High modulus Polyethylene Oxide (PEO) plastic materials designed to withstand extended elevated operating temperatures and maintain high battery compression essential for reliable operation
- Non-hydrogenated, thermally sealed plastic casing - Flame retardant (UL 94 V0) and LDI of at least 28%
- Integral handles and front access terminals ensure ease of installation and maintenance
- Approved as non-hazardous cargo for ground, sea, and air transport - DOT 48DPI173, 158B(4, 5) and (6)

Visit our website to find out more www.northstarbattery.com



- NOTES:**
1. ALL (6) T-MOBILE BATTERIES WILL BE REMOVED AND REPLACED WITH (6) T-MOBILE BATTERIES.
 2. THE TOTALITY OF (6) T-MOBILE BATTERIES FOR THIS SITE WILL BE INSTALLED INSIDE (N) T-MOBILE B140 BATTERY CABINET.
 3. FOR THIS SITE, T-MOBILE WILL BE INSTALLING (2) STRINGS OF (4) BATTERY CELLS EACH, FOR A TOTAL OF (12) BATTERY CELLS, ALL INSTALLED INSIDE THE (N) T-MOBILE B180 BATTERY CABINET.
 4. FOR THIS SITE, T-MOBILE WILL BE USING NORTHSTAR NSB 190FT RED BATTERY CELL, USING PURE LEAD AGM TECHNOLOGY. SPECIFICATIONS CAN BE FOUND ON THIS SHEET.
 5. FOR THIS SITE, BASED ON THE MANUFACTURER SPEC SHEET PROVIDED ON THIS SHEET, NOMINAL VOLTAGE IS 12V, AND MAX. AMPERAGE-HOUR IS 192Ah. THEREFORE, FOR (1) (N) BATTERY CELL, THE MAX. kWh IS 12X192/1000 = 2.31 kWh/PER CFC 2019 TABLE 1206.2 FOOTNOTE A.
 6. FOR THIS SITE, BASED ON PREVIOUS CALCULATIONS, THE TOTAL MAX. CAPACITY FOR THE (12) (N) BATTERY CELLS IS 12X2.31 = 27.72 kWh.
 7. WITH A MAX. TOTAL OF 27.72 kWh FOR THE (12) (N) BATTERY CELLS, THIS SITE IS THEREFORE BELOW THE BATTERY STORAGE SYSTEM THRESHOLD OF 70 kWh FOR LEAD ACID BATTERIES, PER CFC 2019 TABLE 1206.2.

(N) LEAD BATTERY SPECIFICATIONS

N.T.S.

1

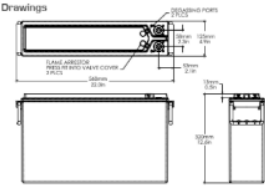
NSB 190FT Red Battery®
Nominal Technical Specifications



Electrical		International Standard 20°C (68°F)	North American Standard 25°C (77°F)
8 hour capacity to 1.75 VPC		1980 Ah	1931 Ah
10 hour capacity to 1.80 VPC		1900 Ah	1862 Ah
Float Voltage	2.26 +/- 0.02 VPC		2.27 +/- 0.02 VPC
Nominal Voltage	12 V		
Impedance (18k)	2.2 mΩ @ 25°C (77°F)		
Conductance	2.400 S		
Short-Circuit Current	9,000 A		

Dimensions			
Height	360 mm (12.6 in)	Weight	60 kg (132 lbs)
Width	125 mm (4.9 in)	Terminal	Female MB x 1.25
Depth	560 mm (22.0 in)	Terminal Torque	8.0 Nm (7.1 in-lbs)

Ah Capacity Ratings @ 25°C (77°F)		1	2	4	8	10
Capacity @ 25°C / Ah		150	167	181	191	192
End of Discharge / VPC		1.70	1.75	1.75	1.75	1.80



All NorthStar batteries are compliant with Telcordia GR4208, EC 60950, Bellcore GR163 Core, Issue 1, British, German, and Russian telecom standards. UL approved. NorthStar is registered to ISO 9001 and ISO 14001.

- NorthStar Americas**
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4000 Commerce Way
Springfield, MD 20683
United States of America
usa@northstarbattery.com
Tel: +1 417 575 8200
Fax: +1 417 575 8200
- NorthStar Europe**
Oxelgå Garden AB
Sofströms Väg 46
SE-190 07 Sollentuna
Stockholm, Sweden
europa@northstarbattery.com
Tel: +46 8 410 102 00
Fax: +46 8 438 08 00
- NorthStar Middle East, Africa**
Oxelgå Garden AB, JLT, Jumeirah
Office P.O. Box 1
Jumeirah Lake Towers, Dubai
United Arab Emirates
mea@northstarbattery.com
Tel: +971 4 423 8000
Fax: +971 4 423 8061
- NorthStar Asia Pacific**
10 Joo Koon Drive, #04
Level 03, Mezzanine Standard Chartered
30 Jalan Sultan Ismail, 50050
Kuala Lumpur, Malaysia
asip@northstarbattery.com
Tel: +60 3 2117 9294

PREPARED BY

NETWORK CONNEX

666 N. CENTRAL AVE., SUITE 100
DUNDALE, CA 91020
OFFICE: (916) 944-9900 FAX: (916) 944-9766
www.networkconnex.com

DESIGN REVISIONS

REV	DATE	DESCRIPTION	BY
0	12.19.24	100% CD	BAK
1	11.30.25	100% CD	BAK
2	04.08.25	100% CD	BAK
3	06.18.25	100% CD	BAK
4	10.01.25	100% CD	BAK

ENGINEER SEAL

PREPARED FOR

T-Mobile
Stick Together
1855 GARDNER BLVD.
CORCORAN, CA 94503

SITE NUMBER

SUBS001A

SITE NAME

SHMDC 136-CATHEDRAL OAKS

SITE ADDRESS

4800 CATHEDRAL OAKS RD
SANTA BARBARA, CA 93110

DRAWING FOR

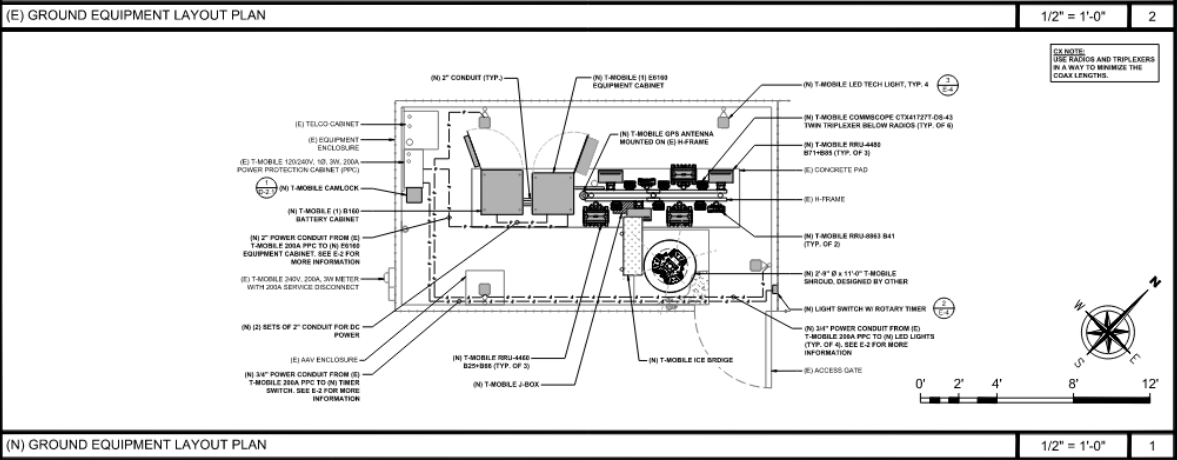
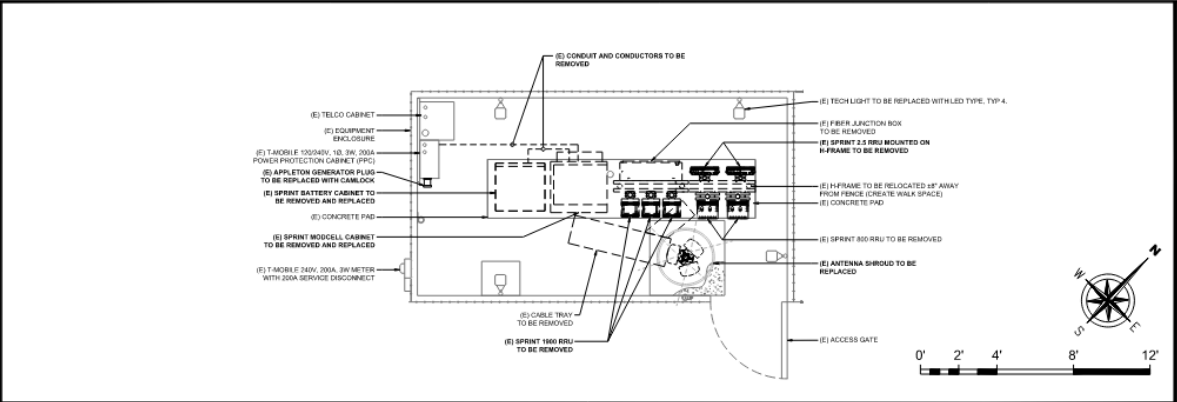
CONSTRUCTION

SHEET NAME

BATTERY SPECS

SHEET NUMBER

D-5



PREPARED BY

NETWORK CONNEX

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REV.	DATE	DESCRIPTION	BY
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1	01-30-25	100% CD	SW
2	04-08-25	100% CD	SW
3	06-18-25	100% CD	SW
4	10-01-25	100% CD	SW

ENGINEER SEAL

Mobile
Stick Together

1805 GATEWAY BLVD.
CONCORD, CA 94520

SITE NUMBER: SVR0041A

SITE NAME: BNM00139-CATHEDRAL OAKS

SITE ADDRESS: 4800 CATHEDRAL OAKS RD, SANTA BARBARA, CA 93110

DRAWING FOR: CONSTRUCTION

SHEET NAME: GROUND EQUIPMENT LAYOUT PLAN - ELECTRICAL

SHEET NUMBER: E-1

ELECTRICAL SPECIFICATIONS: ELECTRICAL MATERIALS AND EQUIPMENT CONDUIT

- [illegible]

[illegible]

DESIGN REVISIONS			
REV	DATE	DESCRIPTION	BY
0	12.19.24	100% CD	BAK GUA
1	01.30.25	100% CD	BAK
2	04.08.25	100% CD	BAK
3	6.18.25	100% CD	BAK
4	10.01.25	100% CD	BAK

Mobile
Stick Together •
1855 GATEWAY BLVD.
CONCORD, CA 94520

DRAWING FOR

CONSTRUCTION

SHEET NAME: ELECTRICAL NOTES AND SPECIFICATIONS I

E-5

1. THE DRAWINGS ARE PROVIDED TO DEFINE DESIGN INTENT AND ARE NOT TO BE CONSIDERED INSTALLATION DRAWINGS. NOT ALL COMPONENTS OR CONNECTIONS ARE SHOWN. EQUIPMENT PART NUMBERS ARE SHOWN TO PROVIDE PERFORMANCE CAPABILITY AND LEVEL OF PRODUCT STANDARDS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING THE CORRECT EQUIPMENT FROM THE MANUFACTURER. THE CONTRACTOR SHALL BE RESPONSIBLE FOR INSTALLING, ENERGIZING AND TESTING OF ALL ELECTRICAL COMPONENTS PER THE MANUFACTURER'S INSTRUCTIONS.

- [illegible]

ELECTRICAL SPECIFICATIONS, ELECTRICAL MATERIALS AND EQUIPMENT COMBUST

1. AND UNPAINTED STEEL (RUST) COMBUST SHALL BE USED FOR EXTERIOR LOCATIONS ABOVE GROUND AND IN UNFINISHED INTERIOR LOCATIONS AND WHERE INDICATED ON THE DRAWINGS. FOR UNDERGROUND RUNS, AND COMBUST AND FITTINGS SHALL BE STEEL, COATED WITH ZINC EXTENSIVE AND INTERIOR. THE HOT DIP GALVANIZED PROCESS. COMBUST SHALL BE PROVIDED TO ANSI SPECIFICATION C80.1, FEDERAL SPECIFICATION QQ-591 AND SHALL BE USED WITH THE UNDERGROUND'S LABORATORIES. FITTING SHALL BE THREADED - SET SCREW OR COMPRESSION DISK AND NOT BE ACCEPTED.

- [illegible]

1. CONDUCTORS AND CABLES SHALL BE FLAME-RETARDANT, MOISTURE AND HEAT RESISTANT THERMOPLASTIC, SINGLE CONDUCTOR, COPPER, TYPE

- [illegible]

**NETWORK
CONNEX**
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DESIGN REVISIONS			
REV	DATE	DESCRIPTION	BY
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1	01.30.25	100% CD	BAK
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3	6.18.25	100% CD	BAK
4	10.01.25	100% CD	BAK

T-Mobile
Stick Together®
1855 GATEWAY BLVD.
CONCORD, CA 94520

SV00041A

SN45XC136-CATHEDRAL OAKS

4800 CATHEDRAL OAKS RD.
SANTA BARBARA, CA 93110

DRAWING FOR _____

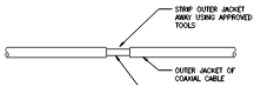
SHEET NAME _____

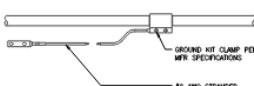
NOTES AND SPECIFICATIONS:

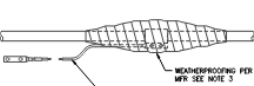
E-6

NOTES:

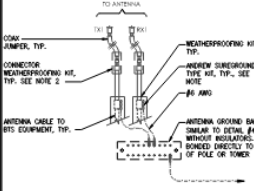
- DO NOT INSTALL CABLE GROUND KIT AT A BEND AND ALWAYS DIRECT GROUND WIRE DOWN TO GROUND BAR.
- GROUNDING KIT SHALL BE TYPE AND PART NUMBER AS SUPPLIED OR RECOMMENDED BY CABLE MFR.
- WEATHER PROOFING SHALL BE TYPE AND PART NUMBER AS SUPPLIED OR RECOMMENDED BY THE CABLE MFR.







TO ANTENNA



NOTES:

- DO NOT INSTALL CABLE GROUND KIT AT A BEND AND ALWAYS DIRECT GROUND WIRE DOWN TO ANTENNA GROUND BAR.
- WEATHER PROOFING SHALL BE ANDERSON TWO-PART TAPE KIT. COLD SHREK SHALL NOT BE USED.

GROUNDING KIT

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

6

TYPICAL MECHANICAL CONNECTIONS

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

1

GROUNDING KIT

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

9

GPS ANTENNA GROUNDING TYP.

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

7

GROUND BAR CONNECTION

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

4

GROUND BAR DETAIL

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

2

NOT IN USE

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

10

NOT IN USE

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

8

4" STD PIPE GROUNDING

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

5

GROUND KIT CONN TO ANT CABLE

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

3

PREPARED BY

NETWORK CONNEX

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GLENDALE, CA 91205
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www.networkconnex.com

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0	12-19-24	100% CD	BAW	CDM
1	01-30-25	100% CD	BAW	CDM
2	04-08-25	100% CD	BAW	CDM
3	6-18-25	100% CD	BAW	CDM
4	10-01-25	100% CD	BAW	CDM

ENGINEER SEAL



PREPARED FOR

Mobile Stick Together

1855 GATEWAY BLVD.
CONCORD, CA 94502

SITE NUMBER

SVB0041A

SITE NAME

ENASXC136-CATHEDRAL OAKS

SITE ADDRESS

4800 CATHEDRAL OAKS RD
SANTA BARBARA, CA 93110

DRAWING FOR

CONSTRUCTION

SHEET NAME

GROUNDING DETAILS

SHEET NUMBER

G-2

MODIFIED 49'-0" MONOPOLE WITH PROPOSED 2'-0" EXTENSION

US-CA-5314; SV80041A
805 SAN ANTONIO CREEK ROAD
SANTA BARBARA, CALIFORNIA 93013
SANTA BARBARA COUNTY
LAT: 34° 27' 5.70"; LONG: -119° 47' 26.50"

PROJECT CONTACTS

CLIENT:
NETWORK CONNEX
CONTACT: ROBERT RAMIREZ AT RRAMIREZ@NETWORKCONNEX.COM
PH: (951) 813-5242

ENGINEER OF RECORD:
P.J.FTELECOM@PAULJFORD.COM

WIND DESIGN DATA

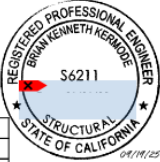
REFERENCE STANDARD	ANSI/TIA-222-H-2017
LOCAL CODE	2022 CALIFORNIA BUILDING CODE
BASIC WIND SPEED (MPH)	92
SERVICE WIND SPEED (MPH)	60
RISK CATEGORY	II
EXPOSURE CATEGORY	C
MAXIMUM TOPOGRAPHIC FACTOR, K_{zt}	1

SEISMIC DESIGN DATA

SEISMIC IMPORTANCE FACTOR	1.0
S_S	2.222
S_1	0.788
SITE CLASS	C
S_{DS}	1.778
S_{D1}	0.735
SEISMIC DESIGN CATEGORY	E
BASIC SEISMIC FORCE RESISTING SYSTEM	MONOPOLE
DESIGN BASE SHEAR (KIPS)	1.983
C_D	0.650
SEISMIC ANALYSIS PROCEDURE	MODAL ANALYSIS PROCEDURE

SHEET INDEX	
SHEET NUMBER	DESCRIPTION
T-1	TITLE SHEET
MI-1	MI CHECKLIST
N-1	GENERAL NOTES
S-1	MONOPOLE PROFILE
S-2	CONCEALMENT TABLES
S-3	CONCEALMENT PARTIAL ELEVATION
S-4	CONCEALMENT DETAILS
S-5	BASE PLATE DETAILS
S-6	WELDED ANCHOR ROD BRACKET DETAILS

QUALIFIED ENGINEERING SERVICES ARE AVAILABLE FROM PAUL J. FORD & COMPANY TO ASSIST CONTRACTORS IN CLASS IV RIGGING PLAN REVIEWS. FOR REQUESTED QUALIFIED ENGINEERING SERVICES, PLEASE CONTACT P.J.FTELECOM@PAULJFORD.COM .



2	9/78/2025	UPDATE SEISMIC ANALYSIS FACTORS
1	3/28/2025	NO CHANGE
REV	DATE	DESCRIPTION

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PAUL J. FORD & COMPANY
2534 E. 9600th St., Ste. 400, Chardon, OH 44024
Phone 614.221.1679 | www.pauljford.com

NETWORK CONNEX
100 N. CENTRAL AVE. SUITE 1500 GLENDALE, CA 91201

US-CA-5314; SV80041A
SANTA BARBARA, CALIFORNIA
MODIFIED 49'-0" MONOPOLE

PROJECT No: 0004-0271-001-7700
DRAWN BY: TSK
DESIGNED BY: TSK
CHECKED BY: TSK
DATE: 10/03/24

TITLE SHEET

T-1

VT-13-2025-04-0271-001-7700

REQUIRED

REPORT ITEM

BRIEF DESCRIPTION

PRE-CONSTRUCTION

X

MI CHECKLIST DRAWINGS

THIS CHECKLIST SHALL BE INCLUDED IN THE M REPORT

X

ECR APPROVED SHOP DRAWINGS

FABRICATION DRAWINGS SHALL BE SUBMITTED TO THE ENGINEER OF RECORD FOR REVIEW. THE CONTRACTOR SHALL PROVIDE THE APPROVED SHOP DRAWINGS TO THE MI INSPECTOR FOR INCLUSION IN THE M REPORT. (SEE SHOP DRAWING NOTES)

X

FABRICATION INSPECTION

A LETTER FROM THE FABRICATOR, STATING THAT THE WORK WAS PERFORMED IN ACCORDANCE WITH INDUSTRY STANDARDS AND THE CONTRACT DOCUMENTS SHALL BE PROVIDED TO THE MI INSPECTOR FOR INCLUSION IN THE M REPORT

X

FABRICATOR CERTIFIED WELD INSPECTION

A CERTIFIED WELD INSPECTOR SHALL BE PRESENT DURING FABRICATION. A WRITTEN REPORT SHALL BE PROVIDED TO THE MI INSPECTOR FOR INCLUSION IN THE M REPORT

X

MATERIAL TEST REPORT (MTR)

MIL CERTIFICATION SHALL BE PROVIDED FOR ALL STEEL WITH A YIELD STRENGTH GREATER THAN 36 KSI AND THIS DOCUMENTATION SHALL BE PROVIDED TO THE MI INSPECTOR FOR INCLUSION IN THE M REPORT

X

FABRICATOR NDE INSPECTION

CRITICAL SHOP WELDS THAT REQUIRE TESTING ARE NOTED ON THESE CONTRACT DRAWINGS. A CERTIFIED WELD INSPECTOR SHALL PERFORM NON-DESTRUCTIVE TESTING AND A REPORT SHALL BE PROVIDED TO THE MI INSPECTOR FOR INCLUSION IN THE M REPORT

X

CALL REPORT OF MONOPOLE BASE PLATE (AS REQUIRED)

A VISUAL OBSERVATION OF THE POLE TO BASE PLATE CONNECTION IS REQUIRED AND A WRITTEN REPORT SHALL BE PROVIDED TO THE MI INSPECTOR FOR INCLUSION IN THE M REPORT

X

PACKING SLIPS

THE MATERIAL SHIPPAULIST SHALL BE PROVIDED TO THE MI INSPECTOR FOR INCLUSION IN THE M REPORT

CONSTRUCTION

X

CONSTRUCTION INSPECTIONS

A LETTER FROM THE GENERAL CONTRACTOR STATING THAT THE WORKMANSHIP WAS PERFORMED IN ACCORDANCE WITH INDUSTRY STANDARDS AND THESE CONTRACT DRAWINGS SHALL BE PROVIDED TO THE MI INSPECTOR FOR INCLUSION IN THE M REPORT

NA

FOUNDATION INSPECTIONS

A VISUAL OBSERVATION OF THE EXCAVATION AND REBAR SHALL BE PERFORMED BEFORE PLACING THE CONCRETE. A WRITTEN REPORT SHALL BE PROVIDED TO THE MI INSPECTOR FOR INCLUSION IN THE M REPORT

NA

CONCRETE COMP. STRENGTH AND SLUMP TESTS

THE CONCRETE MIX DESIGN, SLUMP TEST, AND COMPRESSIVE STRENGTH TESTS SHALL BE PROVIDED TO THE MI INSPECTOR FOR INCLUSION IN THE M REPORT

X

POST INSTALLED ANCHOR ROD VERIFICATION

ANCHOR ROD INSTALLATION SHALL INCLUDE VERIFICATION BY LETTER AND PHOTOGRAPHIC DOCUMENTATION

NA

BASE PLATE DROUT VERIFICATION

A LETTER FROM THE GENERAL CONTRACTOR SHALL BE PROVIDED TO THE MI INSPECTOR THAT CERTIFIES THAT THE GROUT WAS INSTALLED IN ACCORDANCE WITH INDUSTRY STANDARDS FOR INCLUSION IN THE M REPORT

X

CONTRACTORS CERTIFIED WELD INSPECTION

A CERTIFIED WELD INSPECTOR SHALL INSPECT AND TEST AS NECESSARY ALL FIELD WELDS AND A REPORT SHALL BE PROVIDED TO THE MI INSPECTOR FOR INCLUSION IN THE M REPORT. PRE, DURING AND POST WELD INSPECTION IS REQUIRED

NA

EARTHWORK LIFT AND DENSITY

FOUNDATION SUB-GRADES SHALL BE INSPECTED AND APPROVED BY A GEOTECHNICAL ENGINEER AND A REPORT SHALL BE PROVIDED TO THE MI INSPECTOR FOR INCLUSION IN THE M REPORT

X

ON-SITE COLD GALVANIZING VERIFICATION

THE GENERAL CONTRACTOR SHALL PROVIDE DOCUMENTATION TO THE MI INSPECTOR VERIFYING THAT ANY ON-SITE COLD GALVANIZING WAS APPLIED FOR FIELD PURCHASED/DELIVERED WELDS

NA

GUY WIRE TENSION REPORT

THE GENERAL CONTRACTOR SHALL PROVIDE A REPORT TO THE MI INSPECTOR INDICATING THE TEMPERATURE AND TENSION IN EVERY GUY CABLE FOR INCLUSION IN THE M REPORT

X

GC AS-BUILT DOCUMENTS

THE GENERAL CONTRACTOR SHALL SUBMIT A COPY OF THE CONTRACT DRAWINGS EITHER STATING "INSTALLED AS DESIGNED" OR NOTING ANY CHANGES THAT WERE REQUIRED AND APPROVED BY THE ENGINEER OF RECORD DUE TO FIELD CONDITIONS

NA

MAGNUS COATING VERIFICATION

THE GENERAL CONTRACTOR SHALL PROVIDE DOCUMENTATION TO THE MI INSPECTOR VERIFYING THAT ANY MAGNUS COATING WAS APPLIED IN ACCORDANCE WITH ASTM F1170

NA

MONOPOLE / ROCK ANCHOR

THE GENERAL CONTRACTOR SHALL PROVIDE INSTALLER'S DRILLING AND INSTALLATION LOGS AND GAO DOCUMENTATION TO THE MI INSPECTOR FOR INCLUSION IN THE M REPORT

POST-CONSTRUCTION

X

MI INSPECTOR RESUME OR RECORD DRAWINGS

THE MI INSPECTOR SHALL OBSERVE AND REPORT ANY DISCREPANCIES BETWEEN THE CONTRACTORS REDLINE DRAWING AND THE ACTUAL COMPLETED INSTALLATION

X

POST INSTALLED ANCHOR ROD PULL TESTING

POST INSTALLED ANCHOR RODS SHALL BE TESTED IN ACCORDANCE WITH INDUSTRY STANDARD AND A REPORT SHALL BE PROVIDED TO THE MI INSPECTOR FOR INCLUSION IN THE M REPORT

X

PHOTOGRAPHS

PHOTOGRAPHS SHALL BE SUBMITTED TO THE MI INSPECTOR DOCUMENT ALL PHASES OF THE CONSTRUCTION. THE PHOTOS SHALL BE ORGANIZED IN A MANNER THAT EASILY IDENTIFIES THE EXACT LOCATION OF THE PHOTOS

NA

POST INSTALLED MICROPILE / ROCK ANCHOR TESTING

POST INSTALLED ANCHORS SHALL BE TESTED AND INSPECTED IN ACCORDANCE WITH SPECIFICATION STATES ON MICROPILE/ROCK ANCHOR NOTES

NOTE: X DENOTES A DOCUMENT NEEDED FROM THE CONTRACTOR FOR THE M REPORT

NA DENOTES A DOCUMENT THAT IS NOT REQUIRED FOR THE M REPORT

WORKMANSHIP INSPECTION NOTES

GENERAL

THE WORKMANSHIP INSPECTION (WIS) IS A VISUAL INSPECTION OF TOWER MODIFICATIONS AND A REVIEW OF CONSTRUCTION INSPECTIONS AND OTHER REPORTS TO ENSURE THE INSTALLATION WAS CONSTRUCTED IN ACCORDANCE WITH THE CONTRACT DOCUMENTS, NAMELY THE WORKMANSHIP INSPECTION, AS DESIGNED BY THE ENGINEER OF RECORD (EOR).

THE MI IS TO CONFIRM INSTALLATION CONFIGURATION AND WORKMANSHIP ONLY AND IS NOT A REVIEW OF THE MODIFICATION DESIGN ITSELF. MODIFIES THE MI INSPECTOR TAKE OWNERSHIP OF THE MODIFICATION DESIGN, OWNERSHIP OF THE STRUCTURAL MODIFICATION DESIGN EFFECTIVENESS AND INTEGRITY REMAINS WITH THE EOR AT ALL TIMES.

TO ENSURE THAT THE REQUIREMENTS OF THE MI ARE MET, IT IS VITAL THAT THE GENERAL CONTRACTOR (GC) AND THE MI INSPECTOR BEGIN COMMUNICATING AND COORDINATING AS SOON AS POSSIBLE. IT IS EXPECTED THAT EACH PARTY WILL BE PROACTIVE IN REACHING OUT TO THE OTHER PARTY.

MI INSPECTOR

THE MI INSPECTOR IS REQUIRED TO CONTACT THE GC AS SOON AS RECEIVING A PO FOR THE MI TO AT A MINIMUM:

REVIEW THE REQUIREMENTS OF THE MI CHECKLIST

WORK WITH THE GC TO DEVELOP A SCHEDULE TO CONDUCT ON-SITE INSPECTIONS, INCLUDING FOUNDATION INSPECTIONS

THE MI INSPECTOR IS RESPONSIBLE FOR COLLECTING ALL GENERAL CONTRACTOR (GC) INSPECTION AND TEST REPORTS, REVIEWING THE DOCUMENTS FOR ADHERENCE TO THE CONTRACT DOCUMENTS, CONDUCTING THE FIELD INSPECTIONS, AND SUBMITTING THE M REPORT TO THE OWNER.

GENERAL CONTRACTOR

THE GC IS REQUIRED TO CONTACT THE MI INSPECTOR AS SOON AS RECEIVING A PO FOR THE MODIFICATION INSTALLATION OR TURNKEY PROJECT TO, AT A MINIMUM:

REVIEW THE REQUIREMENTS OF THE MI CHECKLIST

WORK WITH THE MI INSPECTOR TO DEVELOP A SCHEDULE TO CONDUCT ON-SITE INSPECTIONS, INCLUDING FOUNDATION INSPECTIONS

BETTER UNDERSTAND ALL INSPECTION AND TESTING REQUIREMENTS

THE GC SHALL PERFORM AND RECORD THE TEST AND INSPECTION RESULTS IN ACCORDANCE WITH INDUSTRY STANDARDS.

RECOMMENDATIONS

THE FOLLOWING RECOMMENDATIONS AND SUGGESTIONS ARE OFFERED TO ENHANCE THE EFFICIENCY AND EFFECTIVENESS OF DELIVERING A MI REPORT

IT IS SUGGESTED THAT THE GC PROVIDE A MINIMUM OF 5 BUSINESS DAYS NOTICE, PREFERABLE TO 10, TO THE MI INSPECTOR AS TO WHEN THE SITE WILL BE READY FOR THE MI TO BE CONDUCTED.

THE GC AND MI INSPECTOR COORDINATE CLOSELY THROUGHOUT THE ENTIRE PROJECT.

WHEN POSSIBLE, IF IT IS PREFERRED TO HAVE THE GC AND MI INSPECTOR ON-SITE SIMULTANEOUSLY FOR ANY GUY WIRE TENSIONING OR RE-TENSIONING OPERATIONS.

IF NOT BE NECESSARY, TO INSTALL ALL TOWER MODIFICATIONS PRIOR TO CONDUCTING THE FOUNDATION INSPECTIONS TO ALLOW FOUNDATION AND MI INSPECTIONS TO COMMENCE WITH ONE SITE VISIT.

WHEN POSSIBLE, IT IS PREFERRED TO HAVE THE GC AND MI INSPECTOR ON-SITE DURING THE MI TO HAVE ANY DISCREPANCIES CORRECTED DURING THE INSTALLATION. THEREFORE, THE GC MAY CHOOSE TO COORDINATE THE MI CAREFULLY TO ENSURE ALL CONSTRUCTION FACILITIES ARE AT THEIR DISPOSAL WHEN THE MI INSPECTOR IS ON-SITE.

CONSTRUCTION OF PILING MIS

IF THE MODIFICATION INSTALLATION WOULD FAIL THE MI (YIELD MET), THE GC SHALL WORK WITH THE EOR TO COORDINATE A REMEDIATION PLAN IN ONE OF TWO WAYS:

CORRECT FAILING ISSUES TO COMPLY WITH THE SPECIFICATIONS CONTAINED IN THE ORIGINAL CONTRACT DOCUMENTS AND COORDINATE A SUPPLEMENT MI.

OR, WITH OWNER'S APPROVAL, THE GC MAY WORK WITH THE EOR TO RE-ANALYZE THE MODIFICATION/REINFORCEMENT USING THE AS-BUILT CONDITION.

PHOTOGRAPHS

BETWEEN THE GC AND THE MI INSPECTOR THE FOLLOWING PHOTOGRAPHS, AT A MINIMUM, ARE TO BE TAKEN AND INCLUDED IN THE M REPORT:

PRE-CONSTRUCTION GENERAL SITE CONDITION

PHOTOGRAPHS DURING THE REINFORCEMENT MODIFICATION CONSTRUCTION AND INSPECTION

RAW MATERIALS

PHOTOS OF ALL CRITICAL DETAILS

FOUNDATION MODIFICATIONS

WELD PREPARATION

WELD INSTALLATION AND TORQUE

FINAL INSTALLED CONDITION

SURFACE COATING REMOVAL

POST CONSTRUCTION PHOTOGRAPHS

FINAL WELD CONDITION

PHOTOS OF ELEVATED MODIFICATIONS TAKEN FROM THE GROUND SHALL BE CONSIDERED INADEQUATE.

THIS IS NOT A COMPLETE LIST OF REQUIRED PHOTOS, PLEASE COORDINATE WITH THE MI.

SHOP DRAWINGS

FOR IMPROVED SHOP DRAWINGS CAN BE PROVIDED AS AN ADDITIONAL SCORE OF SERVICE. IF REQUIRED, PLEASE CONTACT P.J.F. FOR ADDITIONAL INFORMATION.

US-CA-5314; SV80041A

SANTA BARBARA, CALIFORNIA

MODIFIED 48"-0" MONOPOLE

PROJECT No. 00024-0216 (01/17/09)

DRAWN BY: TMB

DESIGNED BY: TMB

CHECKED BY: TMB

DATE: 12/4/2009

MI CHECKLIST

MI-1

REGISTERED PROFESSIONAL ENGINEER

BRIAN KENNETH KERMODE

S6211

BK

STRUCTURAL

STATE OF CALIFORNIA

01/19/12

2

9/18/2009

NO CHANGE

1

9/28/2009

NO CHANGE

REV

DATE

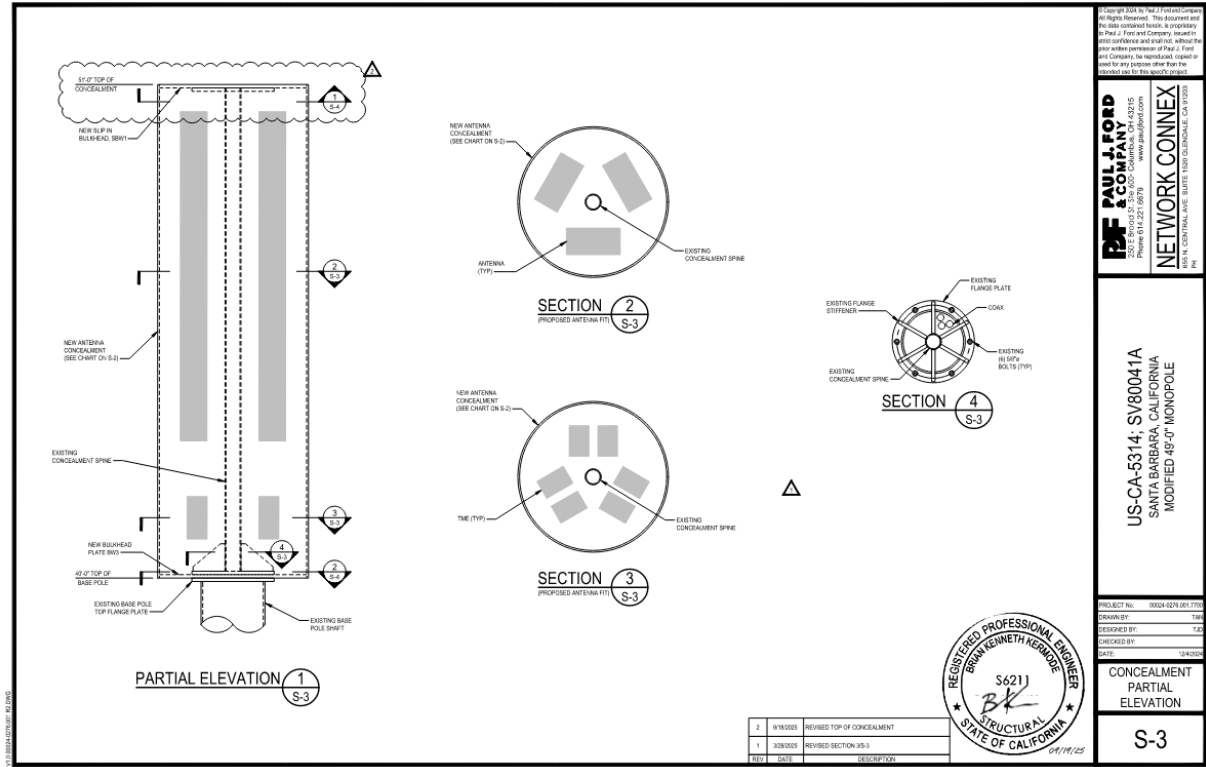
DESCRIPTION

CONTRACTOR NOTE: COLOR OF CONCEALMENT SHALL MATCH EXISTING POLE. CONTRACTOR TO COMPLETE SITE VISIT TO CONFIRM EXISTING COLOR. CONTRACTOR SHALL PROVIDE A COLOR SAMPLE TO THE TOWER OWNER FOR APPROVAL PRIOR TO FABRICATION.

NOTE: A 4" SPACING BETWEEN THE SPINE AND ANTENNA HAS BEEN ASSUMED.

NOTE: COAX LAYOUT AND FIT IS THEORETICAL. ACTUAL LAYOUT AND FIT MAY VARY PENDING EXISTING CONDITIONS.

S-2





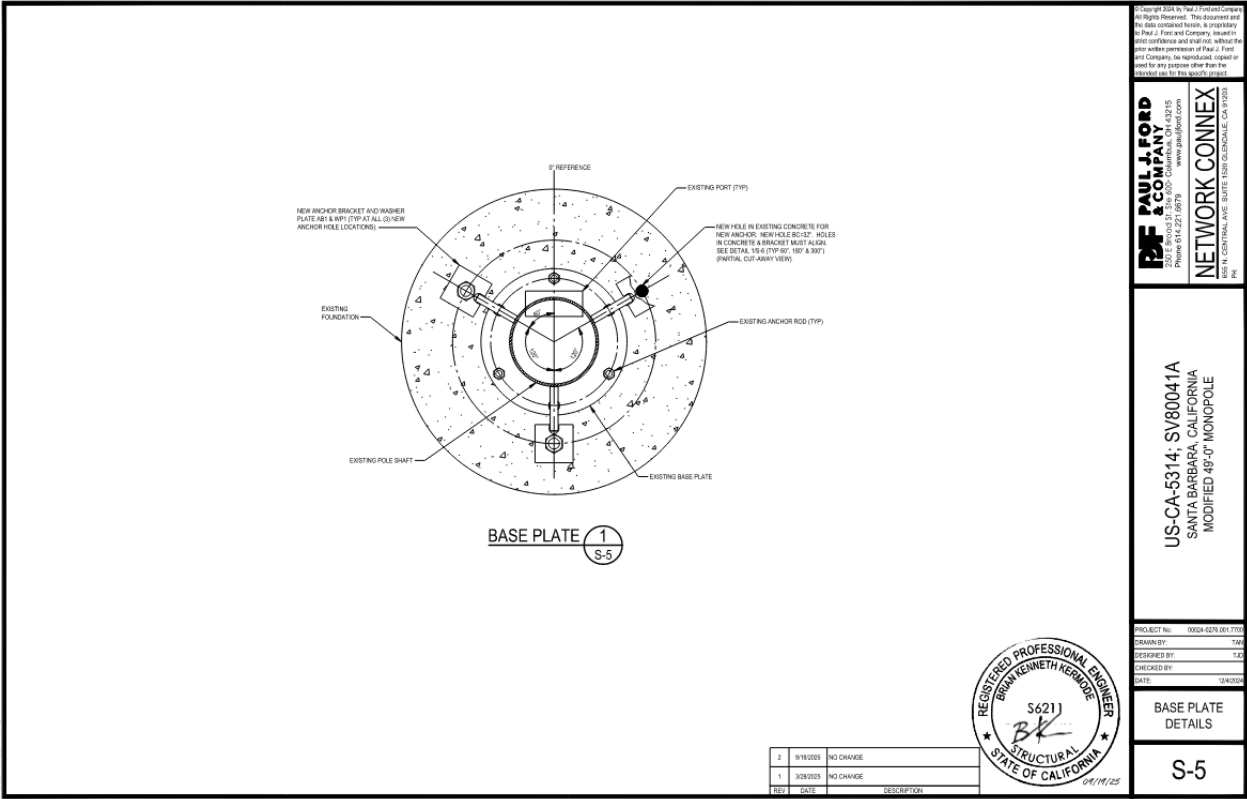
US-CA-5314; SV80041A
SANTA BARBARA, CALIFORNIA
MODIFIED 49'-0" MONOPOLE

PROJECT No:	00024-0276.001.7700
DRAWN BY:	TAN
DESIGNED BY:	TJD
CHECKED BY:	
DATE:	12/4/2024

CONCEALMENT DETAILS

S-4

09/19/25



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NETWORK CONNEX
INC.

US-CA-5314; SV80041A
SANTA BARBARA, CALIFORNIA
MODIFIED 48'-0" MONOPOLE

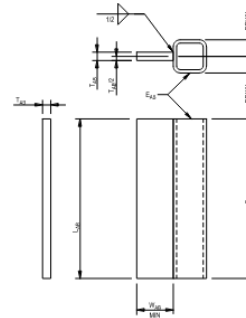
PROJECT NO. 00004-0079.001.1000
DRAWN BY: TAW
DESIGNED BY: T.C.
CHECKED BY:
DATE: 04/09/15

BASE PLATE
DETAILS

S-5

2	04/09/15	NO CHANGE	
1	03/09/15	NO CHANGE	
REV	DATE	DESCRIPTION	

WASHER PLATE							
PART #	ANGLE	QTY	MATL SPEC	TWP	WWP	LWP	AWP
WP1	90°, 180°, 300°	6	ASTM A372 GR 68	1 1/4"	4 1/2"	4 1/2"	1 7/8"



- | ANCHOR BRACKET | | | | | | | | |
|----------------|-----------------|-----|-----------------|--------|-----|------|-----------------|-----|
| PART # | ANGLE | QTY | ANCHOR PLATE | | | TUBE | | |
| | | | MAT'L SPEC | TAB | WAB | LAB | EAB (SIZE) | FA |
| AB1 | 60°, 180°, 300° | 3 | ASTM A572 GR 65 | 1 1/4" | 7" | 30" | HSS 4 x 4 x 1/2 | 30" |

US-CA-5314; SV80041A
SANTA BARBARA, CALIFORNIA
MODIFIED 49'-0" MONOPOLE

WELDED ANCHOR
ROD BRACKET
DETAILS

S-6



2	9/18/2005	NO CHANGE
1	3/28/2005	NO CHANGE
REV	DATE	DESCRIPTION