

SIERRA LAKES COUNTY WATER DISTRICT

Operations & Maintenance Office

P.O. Box 826
7305 Short Road
Soda Springs, CA 95728-1039
(530) 426-7802
Facsimile (530) 426-1120

Administrative & Billing Office

P.O. Box 1039
7305 Short Road
Soda Springs, CA 95728 - 1039
(530) 426-7800
Facsimile (530) 426-1120

Last fall the District was approached by Epic Wireless Group, representing Verizon Wireless, expressing interest in a long-term lease agreement that would allow Verizon to construct and operate a 110-foot tall “mono-pine” cell-tower on District property (Lot “A”) south of the office water tank on Short Road. After numerous revisions to the proposed agreement, the Board of Directors and Verizon have agreed to the following conditions:

- The term of the lease is 20-years. At the end of the initial lease a new agreement will be negotiated, if desired by both parties. If the lease is not extended, Verizon is required to remove the antenna, building(s) and other improvements within 90 days.
- Verizon will pay the District an annual lease amount of \$21,600 with rent escalation of three percent (3%) per year.
- Verizon has indicated they will very likely lease tower space to other carriers; the District will receive rent for the “ground space” used by the other companies.
- The District may be able to install radio equipment on the tower for its own project(s).
- Verizon is required to secure all local, state and federal permits at no cost to the District.

Attached is a drawing showing the proposed location of the facility including a photograph of a similar mono-pine tower installation. Also included are photo-simulations of the facility prepared by Verizon.

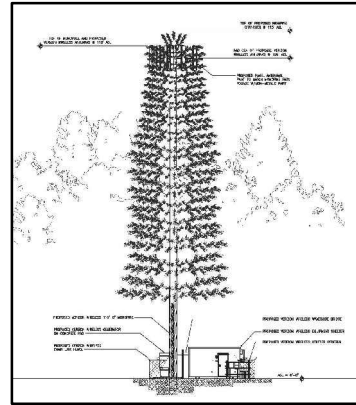
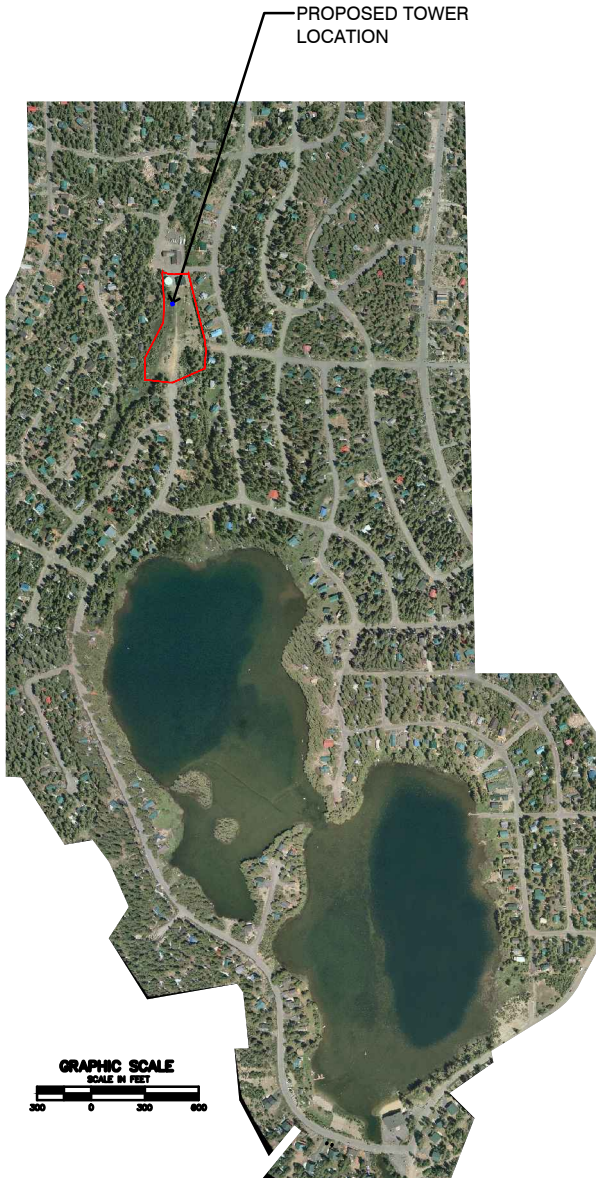
The Board will consider authorizing the President to sign the Agreement at the September 11, 2015 meeting; your input is important to the Board considering the long-term nature of the commitment. Do not hesitate to contact me if you have any questions concerning the project.

Sincerely,

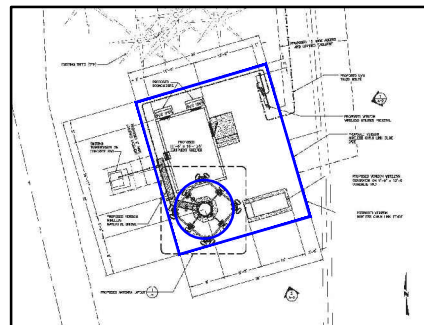
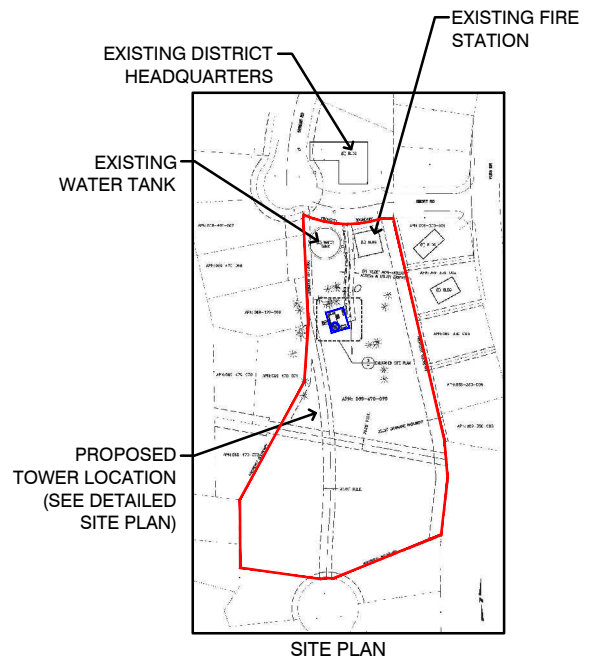


Bill Quesnel PE
General Manager

Attachments: Verizon Site Plan and Elevation
Photo Simulations



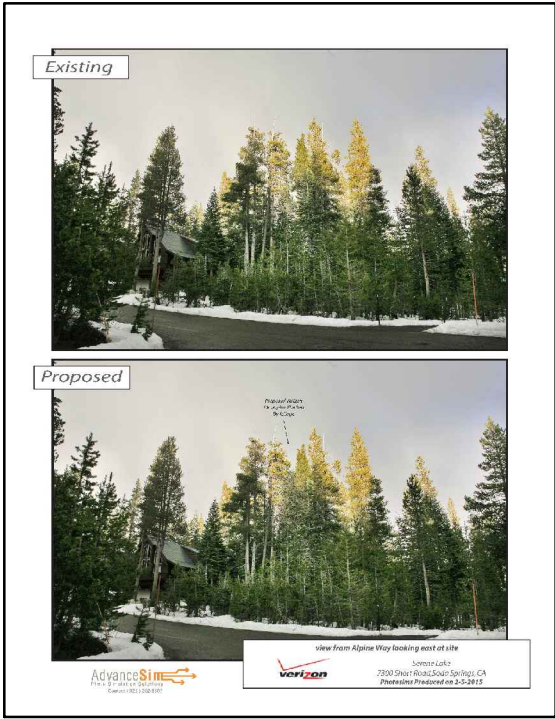
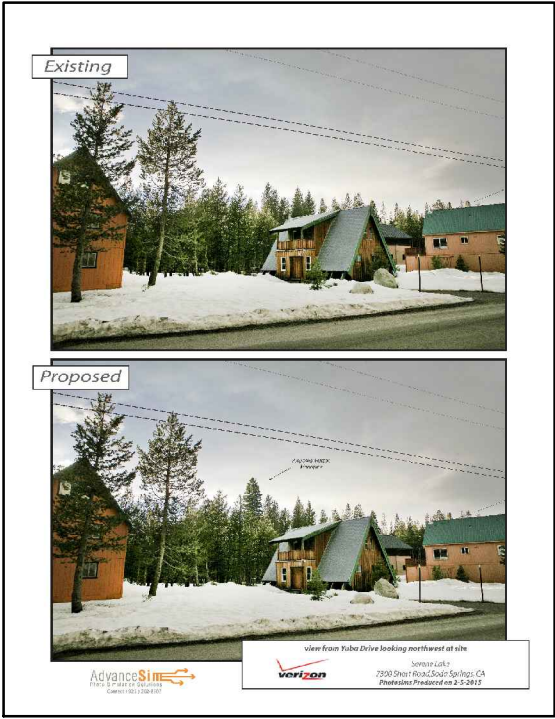
EAST ELEVATION



SIERRA LAKES
COUNTY WATER
DISTRICT

VERIZON
CELLULAR
TOWER

25 AUGUST 2015



SIERRA LAKES
COUNTY WATER
DISTRICT

VERIZON CELLULAR
TOWER
VISUAL SIMULATIONS

25 AUGUST 2015