

AGENDA

AITKIN COUNTY PLANNING COMMISSION

APRIL 20, 2026 4:00 P.M.

COUNTY BOARD ROOM, 3RD FLOOR, AITKIN COUNTY GOVERNMENT CENTER
307 SECOND STREET NW, AITKIN, MN 56431

THE FOLLOWING ITEMS WILL BE REVIEWED:

1. Call the meeting to order.
2. Roll call.
3. Approval of Agenda.

NEW BUSINESS:

4. **Blair Ranson of Buell Consulting Inc, 1061 Idaho Ave West, St Paul, MN 55117** Requesting a Conditional Use Permit for a 255 ft Telecommunications Tower Facility, in an area zoned Commercial. GOVERNMENT LOT 2 SECTION FIVE (5), TOWNSHIP FORTY-FIVE (45), RANGE TWENTY-FIVE (25), Aitkin County, Minnesota.

APP# 2026-000041

5. Approval of Minutes, FEBRUARY 23, 2026 Planning Commission Meeting.
6. Adjourn.

NOTICE OF HEARING

**THE AITKIN COUNTY PLANNING COMMISSION WILL ASSEMBLE FOR A HEARING ON
APRIL 20, 2026 AT 4:00 P.M.**

**IN THE BOARD ROOM OF THE AITKIN COUNTY GOVERNMENT CENTER (THIRD FLOOR)
307 SECOND STREET NW, AITKIN, MINNESOTA 56431**

THE FOLLOWING ITEMS WILL BE REVIEWED:

Blair Ranson of Buell Consulting Inc, 1061 Idaho Ave West, St Paul, MN 55117 Requesting a Conditional Use Permit for a 255 ft Telecommunications Tower Facility, in an area zoned Commercial. GOVERNMENT LOT 2 SECTION FIVE (5), TOWNSHIP FORTY-FIVE (45), RANGE TWENTY-FIVE (25), Aitkin County, Minnesota. **APP# 2026-000041**

AITKIN COUNTY ZONING



Tower App. # 2026-000041, UID # 220369
App. Status: Pending Review

Aitkin County Planning & Zoning / Environmental Services
307 Second St. NW Room 219, Aitkin, MN 56431
Email: aitkinpz@aitkincountymn.gov
Phone: 218-927-7342
Fax: 218-927-4372

Contact Information

If we have questions on the application who should we contact?	<p>Name Blair Ransom</p> <p>Phone: [REDACTED]</p> <p>Email Address: [REDACTED]</p> <p>Mailing Address 1061 Idaho Ave West St. Paul MN 55117</p>
Are you the property owner?	<u>No</u>
Have you had a pre-application meeting with Planning & Zoning?	<u>No</u>

Property Location

Property:	Property Location								Property Attributes	
	Parcel Number	Property Address	Township or City Name	Owner Name(s)	Taxpayer Name(s)	Legal Description	Plat Name	Section-Township-Range	Lake Class	Lake Name
	21-0-007600	32213 DEER ST AITKIN MN 56431	MALMO TWP	WESTERLUND, NEIL	WESTERLUND, NEIL	LOT 2		S:5 T:45 R:25		
Driving directions to the property from Aitkin:	Head east on MN-47 and continue for 2.7mi; turn left onto Dove St and continue for 7.1mi; turn right onto MN-47 and continue for 4.4mi; turn right onto Deer St and the site is accessible via the second field approach on the left.									

Brief Narrative

Brief Narrative:	See attached.
Attach brief narrative:	File 1: MN06_Glen_Zoning_Memorandum_VB_CUP_2.16.26.pdf

Ordinance Requirements

Does this proposal meet the requirements of Section 5 of the Aitkin County Tower Ordinance?	<u>Yes</u>
Attach supporting documents showing Section 5 requirements are being met.:	File 1:  US-MN-5485_FAA_122325.pdf
Does this proposal meet the requirements of Section 6 of the Aitkin County Tower Ordinance?	<u>Yes</u>
Attach supporting documents showing Section 6 requirements are being met.:	File 1:  US-MN-5485_Glen_PCD_RevB_12122025.pdf
Does this proposal meet the requirements of Section 8 of the Aitkin County Tower Ordinance?	<u>Yes</u>
Attach supporting documents showing Section 8 requirements are being met.:	File 1:  US-MN-5485_Glen_Photosim_v1_01292026.pdf

Co-Location Requirements

Search ring/Site location Narrative:	Addressed in the Zoning Memorandum and Verizon Statement of Network Need.
Search ring/Site location documentation:	File 1: MN06_GLEN_US-MN-5485_FINAL_RF_Statement_of_Need_020526.pdf
Communications Equipment:	Addressed in the Zoning Memorandum and Verizon Statement of Network Need.
Is the proposed tower height above 200 feet?	<u>Yes</u>
Co-location Agreement:	File 1: US-MN-5485_Glen_CoLocation_Tower_Removal_LOI_Revised.docx.pdf
Tower Abandonment Agreement:	File 1: US-MN-5485_Glen_CoLocation_Tower_Removal_LOI_Revised.docx.pdf

Site Plan

Attach the site plan:	File 1: US-MN-5485_Glen_PCD_RevB_12122025.pdf
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Map

Map:	File 1: MN06_Glen_Zoning_Memorandum_VB_CUP_2.16.26.pdf
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Photos

Series of Photos:	File 1: MN06_Glen_Zoning_Memorandum_VB_CUP_2.16.26.pdf
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Signed Lease

Attach the signed lease:	File 1: MN09_GLEN_MOL_FE_Recorded.pdf
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Pre-FAA Compliance

Attach a copy of a pre-FAA determination or document.:	File 1: US-MN-5485_FAA_122325.pdf
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Licensed Engineer Approval

Attach documentation of approval from a licensed engineer:	File 1: MN06_Glen_Zoning_Memorandum_VB_CUP_2.16.26.pdf
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Septic Compliance

Is there an existing septic system on the property (parcel of land the tower is proposed on)?	<u>No</u>
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Property Deed

Attach a copy of the property deed:	File 1: Westerlund_Deed_Glen.pdf
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Other

Other information:	Note, the Lease has been assigned to Vertical Bridge and is being or may already have been recorded.
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Terms

General Terms

<p>The landowner or authorized agent may make application for a zoning permit agreeing to do such work in accordance with all Aitkin County Ordinances. The landowner or authorized agent agrees that the application, site plan, and all other attachments submitted herewith are true and accurate and shall become a part of the permit. The landowner or authorized agent agrees that, in making application for a zoning permit, the landowner grants permission to Aitkin County, at reasonable times, to enter the property to determine compliance of the application with applicable Local, County, State, or Federal Ordinances or Statutes.</p> <p>IT IS THE APPLICANTS SOLE RESPONSIBILITY TO CONTACT OTHER LOCAL, COUNTY, STATE, OR FEDERAL AGENCIES TO ENSURE THE APPLICANT HAS COMPLIED WITH ALL RELEVANT ORDINANCES OR STATUTES.</p>
<p>Submittal of the above materials does not always constitute a complete application. Other information may be necessary to complete the application based on the type of request and onsite inspection.</p>
<p>Permits are valid for one (1) year.</p>
<p>I acknowledge that by submitting this application, the application and its attachments are public information.</p>

Invoice #69268 (02/16/2026) Expected Payment Method: Pay Online - Card or ECheck

Charge	Cost	Quantity	Total
Recording Fee added 02/16/2026 10 10 AM All fees are non-refundable if denied.	\$46.00	x 1	\$46.00
Tower Fee added 02/16/2026 10 10 AM All fees are non-refundable if denied.	\$650.00	x 1	\$650.00
Grand Total			
			Total
			\$696.00
			Payment 02/16/2026
			\$696.00
			Due
			\$0.00

Approvals

Approval	Signature
Applicant	Blair Ransom - 02/16/2026 10:14 AM ab3cec680443f33f3ec3924e38986880 df285fb6684d45dbaf18851d625aebd0
#1 Administrative Staff	Shannon Wiebusch - 02/17/2026 2:51 PM f53218b482685012cfa934769ab205d3 1d8ac1d646f05897701f88e62a4629f7
#2 Planning Commission	

Public Notes

Text:	On the agenda for April 20th Planning Commission meeting. SW 2/17/26
File(s):

Internal Notes

Text:	
File(s):	-----



BUELL CONSULTING, INC.

9973 Valley View Road

Eden Prairie, MN 55344

www.buellconsulting.com

February 16, 2026

Andrew Carlstrom
Environmental Services Director
Aitkin County
307 2nd St NW, Rm. 219
Aitkin, MN

RE: The Towers, LLC (d/b/a Vertical Bridge) / Conditional Use Permit Application

Dear Director Carlstrom,

The Towers, LLC (d/b/a Vertical Bridge), in partnership with Verizon Wireless, proposes the construction of a 250-foot wireless telecommunications tower with a total height of 255 feet, including all appurtenances. It will be a galvanized steel self-support style tower. The tower will be situated within a secure gravel compound and will be accessible via a new driveway off the existing Deer Street field approach. A conditional use permit (#2016-001274) was issued for this tower in 2016 prior to the project being put on-hold. Note, the location on the parcel along with the tower height has been adjusted since the previous application.

Site Address: 32213 Deer St, Aitkin, MN 56431

Legal Description: Government Lot 2 of Section 5, Township 45 N, Range 25 W

Parcel ID: 21-0-007600

Site Name/ID: MN06 Glen / US-MN-5485

The proposed site has been carefully chosen to enhance wireless coverage and reliability for residents, businesses, and visitors in this area of Aitkin County. This infrastructure aims to improve current network performance and ensure sufficient capacity for wireless services to accommodate the increasing demand for wireless connectivity. The tower is designed to accommodate up to three wireless tenants, including Verizon, thereby minimizing the future need for additional towers to support wireless infrastructure.

Furthermore, since the majority of E911 calls are made from mobile devices, the enhanced service provided by this tower will support public safety through more dependable connections to emergency services.

The following is a list of documentation included with the application and an outline of the relevant sections of the Aitkin County Tower Ordinance.

Supplementary Documentation:

- Location Map (Exhibit A)
- Rev B Construction Drawings (includes Land Survey).
- Verizon Statement of Network Need
- Vertical Bridge Co-Location Letter of Intent and Tower Removal.
- FAA Determination of No Hazard
- Photo Simulations



BUELL CONSULTING, INC.

9973 Valley View Road
Eden Prairie, MN 55344
www.buellconsulting.com

Thank you in advance for your time in reviewing our application and please do not hesitate to contact me via email or the number below with any questions or requests for further information.

Sincerely,

A handwritten signature in black ink that reads "Blair Ransom".

Blair Ransom

Site Development Agent o/b/o *The Towers, LLC (d/b/a Vertical Bridge)*

Cell: 612-875-1808

Email: b.ransom@grahamredev.com



SECTION 6: TOWER SETBACKS

Towers and all accessory structures or buildings shall conform to the following minimum setback requirements:

- A. Towers shall be setback from all property lines an amount equal to the height of the structure;
Tower is setback 269.5 and 271 feet from the north and east property lines. See page A-1 of CDs. Setback to south and west property lines are over 1,000 feet.
- B. Guy wires for towers shall meet the structure setback of the underlying zoning district.
N/A – no guyed wires required.
- C. In addition, towers shall have the following visual setbacks. Tower shall not be located within a distance of 1.5 times the tower height to any adjacent residential structure.
Tower is 435 feet to the nearest residence (32161 Deer St).

SECTION 7: CO-LOCATION REQUIREMENTS

All commercial wireless telecommunication towers erected, constructed, or located within the County shall comply with the following co-location requirements:

- A. Documentation of the area to be served, including a search ring for the antenna location. A narrative describing a search ring for the request, with not less than a two (2) mile radius, must clearly explain why the site was selected, what existing structures were available, and why they are not suitable as locations or co-locations.
There are no existing towers within a 2-mile radius of the proposed location. The nearest tower (ASR 1277374) is approximately 2.8-miles away. See Exhibit A to this memorandum.
- B. Documentation that the communications equipment planned for the proposed tower cannot be accommodated on an existing or approved tower or building within the search ring of the service area due to one or more of the following reasons:
N/A – there are no existing towers within 2-mile radius to exclude.
- C. Any proposed tower, above 200 feet, shall be designed, structurally, electrically, and in all respects, to accommodate both the applicant's antennas and at a minimum the following antennas.
The tower is designed to accommodate a minimum of (3) total carriers full loading requirements.
- D. An agreement stating that the applicant and tower owner commit to colocation at reasonable market prices within 90 days. Any prohibition of additional users on a tower shall be considered a violation of the permit and this Ordinance.
See Co-Location Letter of Intent and Tower Removal.
- E. The agreement shall also include a statement that any unused or abandoned tower shall be removed by the tower owner and/or applicant within 12 months of the tower being vacated. Said agreement shall be signed by the applicant and the property owner and shall be attached to and become a part of the permit.
See Co-Location Letter of Intent and Tower Removal.



SECTION 8: TOWER AREA FENCING AND LANDSCAPING REQUIREMENTS

Tower base, equipment and buildings accessory to a tower shall:

- A. Be architecturally designed to blend in with the surrounding environment and shall meet the height and setback limitations as established within the respective zoning district.

Tower to be constructed of galvanized steel and complies with all setback and height requirements.

- B. Tower base, equipment and buildings shall be fenced in by a 6 foot security fence. Tower base, equipment and buildings shall be screened from view by suitable vegetation which will be at least 6 feet in height within 4 years of tower construction except where a design of nonvegetative screening better reflects and complements the architectural character of the surrounding neighborhood. Screening tower plan shall be approved by the planning commission.

6-foot fence is proposed, see page A-4 of CDs. Due to the adjacent woods, extent of the setbacks, and nature of surrounding uses we kindly request vegetative screening not be required.

SECTION 9: ABANDONED OR UNUSED TOWERS

Abandoned or unused towers and associated facilities shall be removed within 12 months of the cessation of operations at the site unless a time extension is approved by the Zoning Administrator. In the event that a tower is not removed within 12 months of the cessation of operations at a site, the tower and associated facilities may be removed by the county and the costs of removal assessed against the property.

See Co-Location Letter of Intent and Tower Removal.

SECTION 10: SIGNS AND ADVERTISING

The use of any portion of a tower for signs other than warning or equipment information signs is prohibited.

The only signage associated with this tower will be for site identification and regulatory compliance purposes.

SECTION 11: NOISE

The noise levels associated with any tower facility shall conform to the Minnesota Pollution Control Agency noise level requirements as listed in MN Rules Chapter 7030.

Acknowledged, the tower and all operations will remain compliant with MPCA regulations.

SECTION 12: APPLICATIONS REQUIREMENTS

The Aitkin County Planning & Zoning Office may contract with an independent technical expert to review technical materials submitted by the applicant, and/or to determine if additional information is necessary. The tower facility applicant shall pay the cost of such review and/or independent analysis. In addition to the general requirements for conditional use permit applications; all applications for new towers must also include the following:

- A. Site plan(s) drawn to a scale of one (1) inch equals twenty (20) feet or less, specifying the location of the tower facility, support structures, transmission buildings and/or other accessory structures



& uses, accesses, parking areas, fences, signs, lighting, landscaped areas and all adjacent land uses within 250 feet of the tower facility, including all support structures and security fencing.

See Construction Drawings.

- B. Map showing the search radius for the antenna location and the proposed broadcast coverage obtained by the tower facility, including a narrative describing a search radius of not less than one (1) mile for the requested site, clearly explaining why the site was selected, identifying and locating landing and takeoff areas of aircraft within the search radius, locating all existing tower facilities, and identifying all other structures that may be potential co-location sites.

See Exhibit A to this Memorandum and the Verizon Statement of Network Need.

- C. Series of pictures of the constructed tower in a digital format as desired by Aitkin County. The pictures shall include a picture of the tower from nearest road, picture of base of tower only showing the bottom 20 feet, picture of the compound area, and picture of each of the guy points, if a guy tower was constructed.

See Photo Simulations.

- D. A signed lease on behalf of a carrier that once the tower is constructed the carrier will be leasing the tower within one (1) year after completion.

Assignment of the ground lease from Verizon to Vertical Bridge is in process and will be recorded with the County.

- E. A copy of a pre-FAA determination or a document that the proposed tower facility has not been found to be a hazard to air navigation under Part 77, Federal Aviation Regulations, or that no compliance with Part 77 is required, and the reasons therefore.

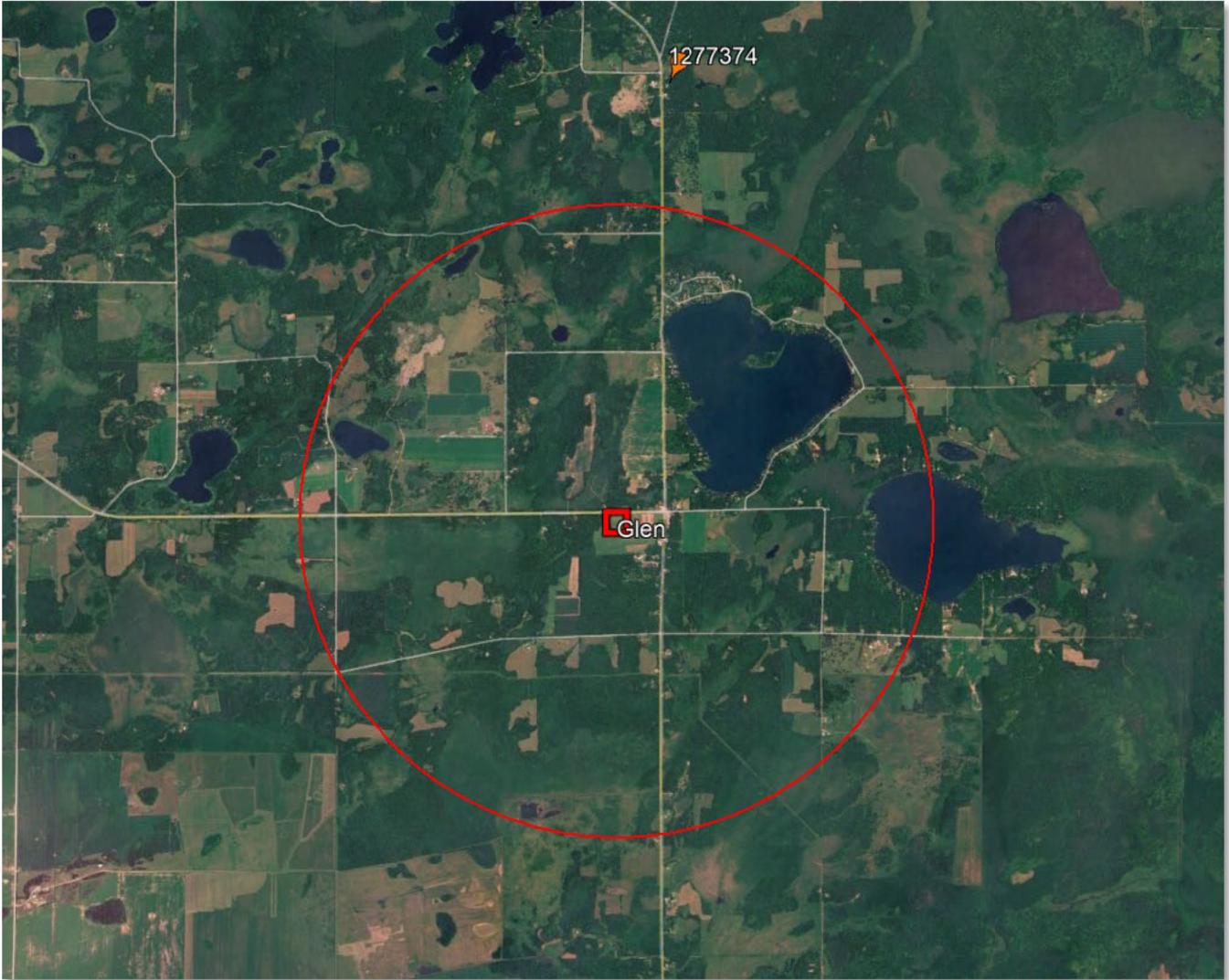
See FAA Determination of No Hazard dated 12/23/2025.

- F. Documentation shall be provided prior to the issuance of a land use permit demonstrating that the approved tower has been designed in compliance with a qualified engineer licensed by the State of Minnesota.

Tower and foundation drawings to be provided prior to Land Use Permit.

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Exhibit A - Location Map (2-Mile Radius)





Mail Processing Center
 Federal Aviation Administration
 Southwest Regional Office
 Obstruction Evaluation Group
 10101 Hillwood Parkway
 Fort Worth, TX 76177

Aeronautical Study No.
 2025-AGL-15444-OE

Issued Date: 12/23/2025

THE TOWERS, LLC
 RICHARD HICKEY
 22 West Atlantic Avenue
 Suite 310
 Delray Beach, FL 33444

**** DETERMINATION OF NO HAZARD TO AIR NAVIGATION ****

The Federal Aviation Administration has conducted an aeronautical study under the provisions of 49 U.S.C., Section 44718 and if applicable Title 14 of the Code of Federal Regulations, part 77, concerning:

Structure: Antenna Tower US-MN-5485 | Glen
 County, State: Aitkin, Minnesota

Collected Point(s):

Label	Latitude	Longitude	SE	DET AGL	AMSL
pt-1	46-25-01.19N	93-31-17.44W	1295 Ft	255 Ft	1550 Ft

This aeronautical study revealed that the structure does not exceed obstruction standards and would not be a hazard to air navigation provided the following condition(s), if any, is(are) met:

Emissions from this site must be in compliance with the parameters set by collaboration between the FAA and telecommunications companies and reflected in the FAA 5G C band compatibility evaluation process (such as power, frequencies, and tilt angle). Operational use of this frequency band is not objectionable provided the Wireless Providers (WP) obtain and adhere to the parameters established by the FAA 5G C band compatibility evaluation process. **Failure to comply with this condition will void this determination of no hazard.**

As a condition to this Determination, the structure is to be marked/lighted in accordance with FAA Advisory circular 70/7460-1 M Change 1, Obstruction Marking and Lighting, a med-dual system-Chapters 4,8(M-Dual),&15.

Any failure or malfunction that lasts more than thirty (30) minutes and affects a top light or flashing obstruction light, regardless of its position, should be reported immediately to (877) 487-6867 so a Notice to Airmen (NOTAM) can be issued. As soon as the normal operation is restored, notify the same number.

It is required that FAA Form 7460-2, Notice of Actual Construction or Alteration, be e-filed any time the project is abandoned or:

- At least 10 days prior to start of construction (7460-2, Part 1)
- Within 5 days after the construction reaches its greatest height (7460-2, Part 2)

See attachment for additional condition(s) or information.

This determination expires on 06/23/2027 unless:

- (a) the construction is started (not necessarily completed) and FAA Form 7460-2, Notice of Actual Construction or Alteration, is received by this office.
- (b) extended, revised, or terminated by the issuing office.
- (c) the construction is subject to the licensing authority of the Federal Communications Commission (FCC) and an application for a construction permit has been filed, as required by the FCC, within 6 months of the date of this determination. In such case, the determination expires on the date prescribed by the FCC for completion of construction, or the date the FCC denies the application.

NOTE: REQUEST FOR EXTENSION OF THE EFFECTIVE PERIOD OF THIS DETERMINATION MUST BE E-FILED AT LEAST 15 DAYS PRIOR TO THE EXPIRATION DATE. AFTER RE-EVALUATION OF CURRENT OPERATIONS IN THE AREA OF THE STRUCTURE TO DETERMINE THAT NO SIGNIFICANT AERONAUTICAL CHANGES HAVE OCCURRED, YOUR DETERMINATION MAY BE ELIGIBLE FOR ONE EXTENSION OF THE EFFECTIVE PERIOD.

This determination is based, in part, on the foregoing description which includes specific coordinates, heights, frequency(ies) and power. Any changes in coordinates, heights, and frequencies or use of greater power, except those frequencies specified in the Colo Void Clause Coalition; Antenna System Co-Location; Voluntary Best Practices, will void this determination. Any future construction or alteration, including increase to heights, power, or the addition of other transmitters, requires separate notice to the FAA. This determination includes all previously filed frequencies and power for this structure.

If construction or alteration is dismantled or destroyed, you must submit notice to the FAA within 5 days after the construction or alteration is dismantled or destroyed.

This determination does include temporary construction equipment such as cranes, derricks, etc., which may be used during actual construction of the structure. However, this equipment shall not exceed the overall heights as indicated above. Equipment which has a height greater than the studied structure requires separate notice to the FAA.

This determination concerns the effect of this structure on the safe and efficient use of navigable airspace by aircraft and does not relieve the sponsor of compliance responsibilities relating to any law, ordinance, or regulation of any Federal, State, or local government body.

A copy of this determination will be forwarded to the Federal Communications Commission (FCC) because the structure is subject to their licensing authority.

If we can be of further assistance, please contact our office at 1-817-222-5323, or Marla.Duchatellier@faa.gov. On any future correspondence concerning this matter, please refer to Aeronautical Study Number 2025-AGL-15444-OE.

Signature Control No: 685965038-687952754

Marla Duchatellier
Technician

(DNE)

Attachment(s)
Additional Information
Frequency Data
Map(s)

cc: FCC

BASIS FOR DECISION

Part 77 authorizes the FAA to evaluate a structure or object's potential electromagnetic effects on air navigation, communication facilities, and other surveillance systems. It also authorizes study of impact on arrival, departure, and en route procedures for aircraft operating under visual or instrument flight rules, as well as the impact on airport traffic capacity at existing public use airports. Broadcast in the 3.7 to 3.98 GHz frequency (5G C band) currently causes errors in certain aircraft radio altimeters and the FAA has determined they cannot be relied upon to perform their intended function when experiencing interference from wireless broadband operations in the 5G C band. The FAA has adopted Airworthiness Directives for all transport and commuter category aircraft equipped with radio altimeters that prohibit certain operations when in the presence of 5G C band.

This determination of no hazard is based upon those mitigations implemented by the FAA and operators of transport and commuter category aircraft, and helicopters operating in the vicinity of your proposed location. It is also based on telecommunication industry and FAA collaboration on acceptable power levels and other parameters as reflected in the FAA 5G C band evaluation process.

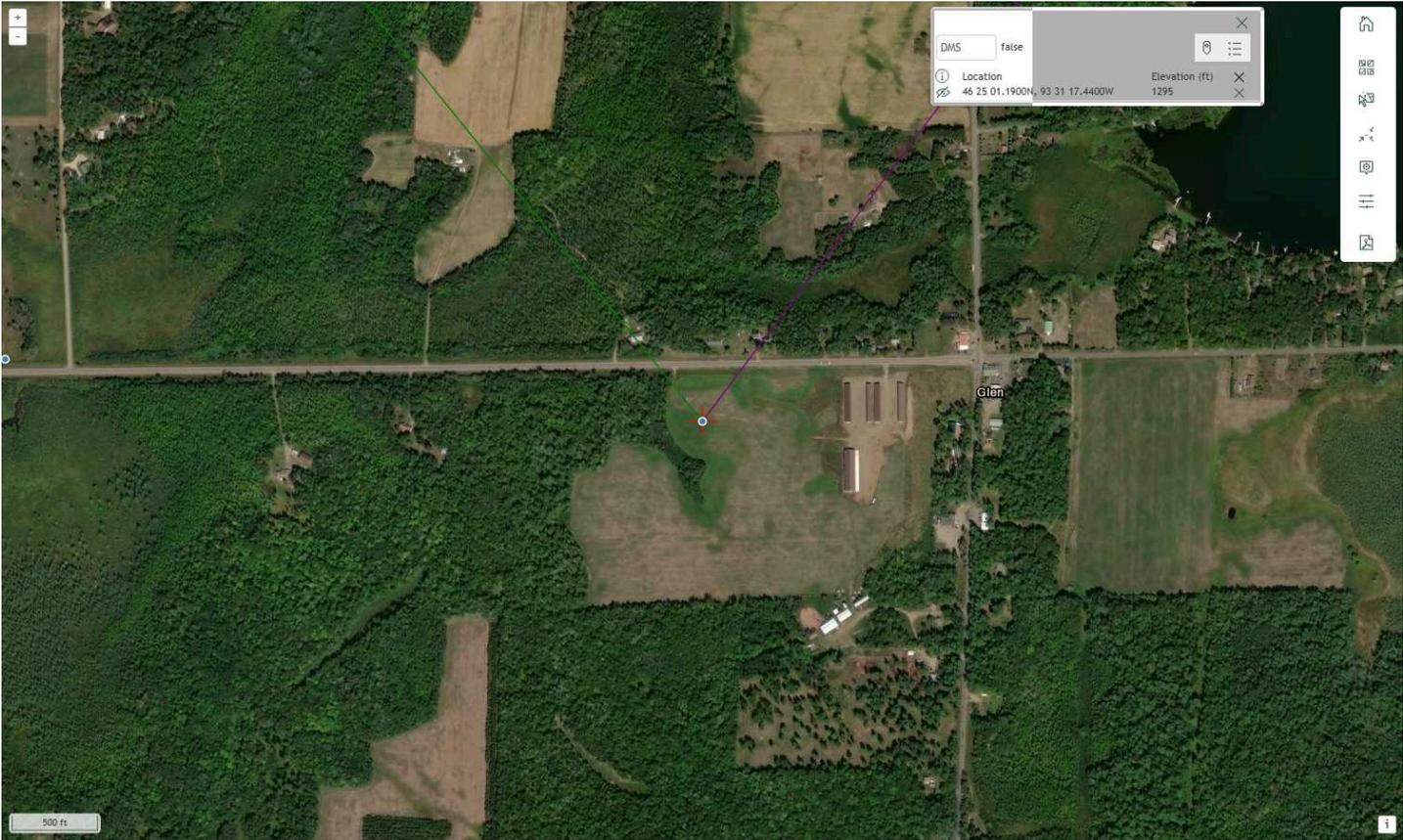
The FAA 5G C band compatibility evaluation is a data analytics system used by FAA to evaluate operational hazards related to aircraft design. The FAA 5G C band compatibility evaluation process refers to the process in which the telecommunication companies and the FAA have set parameters, such as power output, locations, frequencies, and tilt angles for antenna that mitigate the hazard to aviation. As the telecommunication companies and FAA refine the tools and methodology, the allowable frequencies and power levels may change in the FAA 5G C band compatibility evaluation process. Therefore, your proposal will not have a substantial adverse effect on the safe and efficient use of the navigable airspace by aircraft provided the equipment and emissions are in compliance with the parameters established through the FAA 5G C band compatibility evaluation process.

Any future changes that are not consistent with the parameters listed in the FAA 5G C band compatibility evaluation process will void this determination of no hazard.

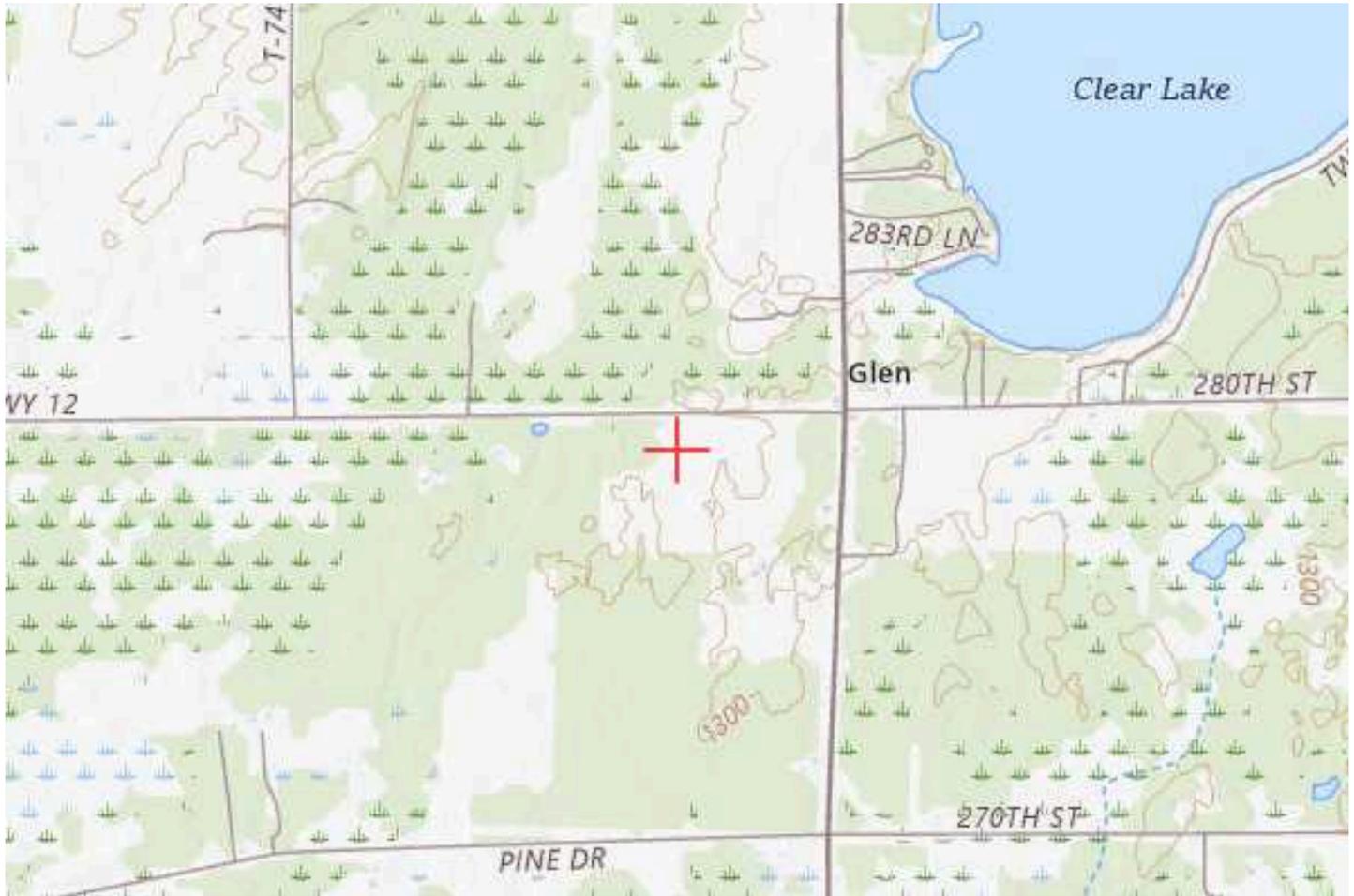
Frequency Data for ASN 2025-AGL-15444-OE

LOW FREQUENCY	HIGH FREQUENCY	FREQUENCY UNIT	ERP	ERP UNIT
6	7	GHz	42	dBW
6	7	GHz	55	dBW
10	11.7	GHz	42	dBW
10	11.7	GHz	55	dBW
17.7	19.7	GHz	42	dBW
17.7	19.7	GHz	55	dBW
21.2	23.6	GHz	42	dBW
21.2	23.6	GHz	55	dBW
614	698	MHz	1000	W
614	698	MHz	2000	W
698	806	MHz	1000	W
806	824	MHz	500	W
806	901	MHz	500	W
824	849	MHz	500	W
851	866	MHz	500	W
869	894	MHz	500	W
896	901	MHz	500	W
901	902	MHz	7	W
929	932	MHz	3500	W
930	931	MHz	3500	W
931	932	MHz	3500	W
932	932.5	MHz	17	dBW
935	940	MHz	1000	W
940	941	MHz	3500	W
1670	1675	MHz	500	W
1710	1755	MHz	500	W
1850	1910	MHz	1640	W
1850	1990	MHz	1640	W
1930	1990	MHz	1640	W
1990	2025	MHz	500	W
2110	2200	MHz	500	W
2305	2360	MHz	2000	W
2305	2310	MHz	2000	W
2345	2360	MHz	2000	W
2496	2690	MHz	500	W
3700	3980	MHz	3280	W

Verified Map for ASN 2025-AGL-15444-OE



TOPO Map for ASN 2025-AGL-15444-OE



PROJECT DESCRIPTION:

CONSTRUCTION OF TELECOMMUNICATIONS AND PUBLIC UTILITY FACILITY, CONSISTING OF A CELL TOWER, SPACE FOR CARRIER EQUIPMENT, AND A UTILITY BACKBOARD WITHIN A FENCED COMPOUND. NO WATER OR SEWER IS REQUIRED. THIS WILL BE AN UNMANNED FACILITY.

CODE COMPLIANCE:

ALL WORK AND MATERIALS SHALL BE PERFORMED AND INSTALLED IN ACCORDANCE WITH THE CURRENT EDITIONS OF THE FOLLOWING CODES AS ADOPTED BY THE LOCAL GOVERNING AUTHORITIES. NOTHING IN THESE PLANS IS TO BE CONSTRUED TO PERMIT WORK NOT CONFORMING TO THE LATEST EDITIONS OF THE FOLLOWING:

- | | |
|--|--|
| 1. INTERNATIONAL BUILDING CODE | 11. IEEE C2 NATIONAL ELECTRIC SAFETY CODE, |
| 2. NATIONAL ELECTRIC CODE | LATEST EDITION |
| 3. NFPA101 LIFE SAFETY CODE | 12. TELECORDIA GR-1275 |
| 4. IFC | 13. ANSI/T 311 |
| 5. AMERICAN CONCRETE INSTITUTE | 14. UNIFORM MECHANICAL CODE |
| 6. AMERICAN INSTITUTE OF STEEL CONSTRUCTION | 15. UNIFORM PLUMBING CODE |
| 7. MANUAL OF STEEL CONSTRUCTION, 13TH EDITION | 16. LOCAL BUILDING CODE |
| 8. ANSI/TIA/EIA-222 | 17. CITY/COUNTY ORDINANCES |
| 9. TIA 607 | 18. STATE BUILDING CODE |
| 10. INSTITUTE FOR ELECTRICAL & ELECTRONICS ENGINEER 81 | |



THE TOWERS LLC
US-MN-5485

GLEN

32213 DEER ST
AITKIN, MN 56431

250' SELF-SUPPORT TOWER



10801 BUSH LAKE ROAD
BLOOMINGTON, MN 55438
CONSTRUCTION DEPT. (952) 946-4700

SITE NAME: MN06 GLEN
MDG: 20141019890
FUZE PROJECT ID: 287814

PREPARED FOR:



THE TOWERS, LLC
22 WEST ATLANTIC AVENUE, SUITE 310
DELRAY BEACH, FL 33444

NOT FOR
CONSTRUCTION



9973 VALLEY VIEW RD.
EDEN PRAIRIE, MN 55344
(952) 903-9299
WWW.DESIGN1EP.COM

PROJECT
US-MN-5485
FUZE ID: 287814

US-MN-5485
GLEN

32213 DEER ST
AITKIN, MN 56431

SHEET CONTENTS:
PROJECT DESCRIPTIONS
CODE COMPLIANCE
VICINITY MAP
PROJECT INFORMATION
SHEET INDEX
ISSUE SUMMARY
DRAWING APPROVALS
CONTACTS

DRAWN BY: TLS
CHECKED BY: SJD
REV. A 12-01-25
REV. B 12-12-25

T-1



SHEET INDEX		
SHEET	SHEET DESCRIPTION	
T-1:T-2	PROJECT TITLE SHEET & GENERAL NOTES	VERTICAL BRIDGE
-	SURVEY	
A-1	OVERALL SITE PLAN AND TOWER ELEVATION	
A-2	ENLARGED SITE PLAN	VERTIZON
A-3	SITE PREP & GRADING NOTES AND DETAILS	
A-4-A-5	FENCE DETAILS	
A-6	SIGN DETAILS	
A-7	MISC. DETAILS	
A-8	SITE PHOTOS	
G-1:G-3	GROUNDING NOTES, PLAN AND DETAILS	
U-1:U-2	SITE UTILITY PLANS, DETAILS AND NOTES	
VZW A-1	VERIZON SITE PLAN	
VZW A-2	RFDS INFO, MOUNTING DETAIL AND ONE-LINE DIAGRAM	
VZW A-3	CABINET AND BASE EQUIPMENT DETAILS	
VZW A-4	CABLE ICE BRIDGE, GPS AND MISC. DETAILS	
VZW A-5	GENERATOR DETAILS	
VZW G-1	VERIZON GROUNDING PLAN	
VZW G-2	VERIZON GROUNDING DETAILS AND NOTES	
VZW U-1	VERIZON UTILITY PLAN, DETAILS AND NOTES	
VZW U-2	CONDUIT ROUTING PLAN AND ONE-LINE ELECTRIC DIAGRAM	

ISSUE SUMMARY		
REV	DESCRIPTION	SHEET/DETAIL
A	ISSUED FOR REVIEW	ALL
B	ISSUED FOR REVIEW	ALL

CONTACTS	
PROPERTY OWNER:	NEIL WESTERLUND 25330 MN HWY 47 AITKIN, MN 56431 (218) 851-1482
LESSOR / LICENSOR:	THE TOWERS, LLC 22 WEST ATLANTIC AVENUE, SUITE 310 DELRAY BEACH, FL 33444 (404) 862-4089
LESSEE:	VERIZON WIRELESS 10801 BUSH LAKE ROAD BLOOMINGTON, MN 55438 CONSTRUCTION DEPT. (952) 946-4700
POWER UTILITY COMPANY CONTACT:	MILLE LACS ENERGY COOP (218) 927-2191
TELCO UTILITY COMPANY CONTACT:	ARVIG (888) 992-7844
DESIGNER:	DESIGN 1 OF EDEN PRARIE 9973 VALLEY VIEW ROAD EDEN PRAIRIE, MN 55344 (952) 903-9299
STRUCTURAL ENGINEER (TOWER):	T.B.D.
SITE ACQUISITION:	BUELL CONSULTING, INC. 720 MAIN ST, SUITE 200 ST. PAUL, MN 55118

DRAWING APPROVALS		
JOB TITLE	NAME	DATE
VERTICAL BRIDGE		
RF ENGINEER		
CONSTRUCTION ENGINEER		
TRANSPORT ENGINEER		
EQUIPMENT ENGINEER		
REAL ESTATE SPECIALIST		

PROJECT INFORMATION	
VERTICAL BRIDGE SITE NUMBER:	US-MN-5485
VERTICAL BRIDGE SITE NAME:	GLEN
VERIZON SITE NAME:	MN06 GLEN
VERIZON MDG:	20141019890
VERIZON FUZE PROJECT ID:	287814
SITE ADDRESS:	32213 DEER ST AITKIN, MN 56431
COUNTY:	AITKIN
LATITUDE (DECIMAL):	N 46.416998°
LONGITUDE (DECIMAL):	W 93.521512°
LATITUDE (DMS):	N 46° 25' 01.19"
LONGITUDE (DMS):	W 93° 31' 17.44"
GROUND ELEVATION:	1295.3' AMSL
STRUCTURE TYPE:	SELF-SUPPORT TOWER
STRUCTURE HEIGHT:	250' AGL
OVERALL HEIGHT:	255' AGL
RFDS FORM DATED:	12-02-25

VERTICAL BRIDGE CONSTRUCTION SCOPE OF WORK:

- 1.00 PERMITTING
 - A. CONTRACTOR IS RESPONSIBLE FOR ELECTRICAL PERMITS AND ALL REQUIRED INSPECTIONS.
- 2.00 SITE CLEARING
 - A. CONTRACTOR SHALL CLEAR ACCESS EASEMENT AND LEASE AREA OF ALL TREES AND STUMPS. REMOVE AND DISPOSE OF ALL DEBRIS. CONTRACTOR SHALL NOT DISTURB AREA OUTSIDE OF LIMITS OF DISTURBANCE.
 - B. IF REQUIRED PER UTILITY COORDINATION CONTRACTOR SHALL CLEAR UTILITY EASEMENTS OF ALL TREES AND STUMPS. REMOVE AND DISPOSE OF ALL DEBRIS.
 - C. CONTRACTOR SHALL INSTALL SILT FENCE PRIOR TO THE START OF CONSTRUCTION.
 - D. ALL DEBRIS OR MATERIALS TO BE LEFT ON SITE WILL BE CLEARED WITH THE LAND OWNER ON A SIGNED DOCUMENT.
- 3.00 ACCESS ROAD
 - A. CONTRACTOR SHALL COMPLETE GRAVEL ACCESS DRIVE TO TOWER COMPOUND PER CONSTRUCTION DRAWINGS OR AT A MINIMUM OF VERTICAL BRIDGE STANDARDS.
 - B. 18" CULVERT PIPE IS VERTICAL BRIDGE MINIMUM STANDARD UNLESS DOT ENFORCED SIZE IS REQUESTED. SEE CONSTRUCTION DRAWINGS GRADING PLAN FOR SITE CULVERT LOCATION(S) AND SIZES.
- 4.00 COMPOUND FENCE
 - A. CONTRACTOR SHALL INSTALL STYMIE LOCK SYSTEM AND VERTICAL BRIDGE LOCK ON COMPOUND GATE. VERTICAL BRIDGE LOCK COMBO (0951)
 - B. CONTRACTOR SHALL INSTALL MUSHROOM AND GATE STOPS.
 - C. CONTRACTOR SHALL INSTALL 50'X50'X6' CHAINLINK FENCE WITH (3) RUNS OF BARBED WIRE ON TOP FOR MONOPOLE AND GUYED TOWERS UNLESS NOTED OTHERWISE. (75'X75'X6' FENCED COMPOUND FOR SST TOWER SITES UNLESS NOTED OTHERWISE)
- 5.00 TOWER AND FOUNDATION
 - A. CONTRACTOR SHALL COORDINATE DELIVERY OF ANCHOR BOLTS, TEMPLATE AND TOWER STEEL WITH TOWER VENDOR.
 - B. CONTRACTOR SHALL UTILIZE SUPPLIED FOUNDATION DESIGN FOR TOWER. REBAR AND CONCRETE INSTALLATION SHALL BE INSPECTED AND TESTED BY A 3RD PARTY COMPANY AND SUBMIT TEST AND INSPECTION REPORTS TO VERTICAL BRIDGE. (SPOILS FROM FOUNDATION SHALL BE REMOVED FROM SITE)
 - C. 3 DAY / 7 DAY / 28 DAY BREAK TEST REQUIRED. BREAK TEST MUST BE SUBMITTED FOR REVIEW PRIOR TO TOWER STACK.
 - D. CONTRACTOR SHALL INSTALL TOWER, ALL ASSOCIATED STEP BOLTS, SAFETY CLIMB EQUIPMENT, LIGHTNING ROD, WAVEGUIDE LADDER AND ALL MISCELLANEOUS TOWER PARTS.
 - E. CONTRACTOR SHALL CONFORM TO SUPPLIED FAA HEIGHT VERIFICATION.
- 6.00 TOWER LIGHTING
 - A. TOWER LIGHTING EQUIPMENT SHALL BE INSTALLED BY LIGHTING MANUFACTURE.
 - B. CONTRACTOR SHALL SUPPLY AND INSTALL 100A SUB-PANEL WITH (3) 20 AMP BREAKERS FOR TOWER LIGHTING IF REQUIRED.
 - C. CONTRACTOR SHALL SUPPLY AND INSTALL (1) GFI OUTLET AT SUB-PANEL LOCATION FOR TOWER LIGHTING IF REQUIRED.
 - D. CONTRACTOR SHALL SUPPLY AND INSTALL (1) 2" CONDUIT FROM SUB-PANEL LOCATION TO TOWER LEG WITH WEATHER-HEAD IF REQUIRED.
- 7.00 UTILITY H-FRAME CONSTRUCTION
 - A. CONTRACTOR SHALL SUPPLY AND INSTALL A 4-GANG 800 AMP METER PANEL ON A NEW 8' H-FRAME.
 - B. H-FRAME TO BE CONSTRUCTED TO HOLD 4-GANG METER BASE ON FRONT WITH METERS FACING OUT OF COMPOUND.
 - C. H-FRAME TO BE CONSTRUCTED TO HOLD TOWER LIGHTING SUB-PANEL AND LIGHTING CONTROLLER ON FRONT ALONGSIDE METER BASE.
 - D. CONTRACTOR SHALL SUPPLY GFCI ALL WEATHER RECEPTACLES ON H-FRAME.
 - E. CONTRACTOR SHALL SUPPLY AND INSTALL 500-WATT METAL HALIDE FLOOD LIGHT 120 VOLT WITH TIMER SWITCH.
- 8.00 POWER SERVICE
 - A. CONTRACTOR SHALL USE PROVIDED UTILITY REPORT AND CONSTRUCTION DRAWINGS TO BID POWER FROM POWER DEMARC.
 - B. CONTRACTOR SHALL BE IN CONSTANT COMMUNICATION WITH POWER COMPANY UNTIL POWER IS ACQUIRED AT MULTI-METER FRAME.
 - C. CONTRACTOR SHALL NOTIFY UTILITY PROVIDER OF START OF CONSTRUCTION.
 - D. CONTRACTOR SHALL CONDUCT A SECOND POWER WALK WITH UTILITY PROVIDER AT START OF CONSTRUCTION.
 - E. IF CHANGES TO THE SCOPE OF WORK ARE MADE BY THE UTILITY PROVIDER AFTER CONSTRUCTION START, CONTRACTOR SHALL NOTIFY VERTICAL BRIDGE CM/PM IMMEDIATELY.
- 9.00 VERIZON TELCO/FIBER SERVICE INSTALL BY VERTICAL BRIDGE
 - A. CONTRACTOR SHALL SUPPLY AND INSTALL A SEPARATE HAND-HOLE AT THE ROW, AT THE COMPOUND

- AND EVERY 300' (OR AT ANY BEND) WITH 2" CONDUIT FOR THE LIT FIBER PER THE CONSTRUCTION DRAWINGS. MARK HAND-HOLES LIT FIBER
- B. CONTRACTOR SHALL SUPPLY AND INSTALL A SEPARATE HAND-HOLE AT THE ROW, AT THE COMPOUND AND EVERY 300' (OR AT ANY BEND) WITH 2" CONDUIT FOR THE DARK FIBER PER THE CONSTRUCTION DRAWINGS. MARK HAND-HOLES DARK FIBER FIBER
- C. FIBER TO FOLLOW ACCESS ROAD TO ROW ALWAYS!
- D. CONTRACTOR TO PROVIDE AND INSTALL CARLON EXPANSION JOINT CONNECTIONS AT CABINETS/SHELTER LOCATION PER MANUFACTURER'S SPECIFICATIONS AND RECOMMENDATIONS.
- E. CONTRACTOR SHALL PROVIDE 2" SDR-11 HDPE CONDUIT FOR FIBER CONDUIT AS NOTED ON DRAWINGS WHEN DIRECTIONAL BORING IS UTILIZED.

- 10.00 VERIZON CMLS
 - A. CONTRACTOR SHALL PROVIDE LUMP SUM FEE FOR ALL VERIZON LINE ITEMS UNDER TENANT CMLS ON BID DOCUMENT. THIS INCLUDES SET AND CONNECTIONS OF VERIZON'S EQUIPMENT/GENERATOR PADS, FUEL TANKS, EQUIPMENT/GENERATOR ELECTRICAL, TELCO/FIBER CONDUITS, EQUIPMENT GROUNDING AND ICE BRIDGE.
- 11.00 VERIZON ANTENNA MOUNT(S)
 - A. CONTRACTOR SHALL PROVIDE SEPARATE LINE ITEM FOR ANTENNA MOUNT INSTALLATION UNDER TENANT MOUNT. CONTRACTOR SHALL ORDER THE ANTENNA MOUNT AND CONFIRM THE ITEM DESCRIPTION THROUGH VERIZON.
 - B. CONTRACTOR WILL BE REQUIRED TO ORDER ANTENNA MOUNT ASAP TO AVOID ANY DELAYS TO STACK THE TOWER.

- VERIZON CONSTRUCTION SCOPE OF WORK:
- 1.00 VERIZON ANTENNA AND LINES
 - A. CONTRACTOR SHALL PROVIDE A LUMP SUM FEE IN "TENANT L&A" FOR THE INSTALL OF VERIZON L&A INCLUDING ANY REQUIRED TESTING AND MATERIALS AS DIRECTED BY VERIZON PERSONNEL FOR A TYPICAL MARKET COLLOCATION.
 - 2.00 CMLS
 - A. CONTRACTOR SHALL PROVIDE A LUMP SUM FEE IN "TENANT CMLS" FOR ALL VERIZON CIVIL WORK INCLUDING EQUIPMENT/GENERATOR/PROPANE PADS AND EQUIPMENT SUPPORTS (I.E. PLINTHS ETC.), CARRIER GROUNDING, ELECTRICAL CONDUITS & CONDUCTORS AND H-FRAME, EQUIPMENT SET AS WELL AS ANY OTHER SERVICES AND/OR MATERIALS AS DIRECTED BY VERIZON FOR A TYPICAL MARKET COLLOCATION.
 - 3.00 MOUNTS
 - A. CONTRACTOR SHALL PROVIDE A LUMP SUM FEE IN "TENANT MOUNT" FOR PROVIDING THE MOUNT ONLY (PRICE OF MOUNT INSTALLATION TO BE INCLUDED IN "TENANT L&A").
 - 4.00 STARTUP COMMISSIONING
 - A. CONTRACTOR SHALL PROVIDE LUMP SUM FEE UNDER BID CLARIFICATION/EXCEPTIONS SECTION FOR COMMISSIONING AND START-UPS (AS REQUIRED BY "STANDARD VERIZON INSTALL). VERIZON IS RESPONSIBLE FOR PAYMENT OF THESE SERVICES.
 - 5.00 VERIZON POWER SERVICE
 - A. CONTRACTOR/VERIZON CM RESPONSIBLE FOR SETTING UP VERIZON'S POWER ACCOUNT OR TRANSFER OF INITIAL SERVICE ACCOUNT FROM VERTICAL BRIDGE TO VERIZON.
 - 1. CONTRACTOR RESPONSIBLE FOR REPORTING POWER UPDATES.
 - 2. CONTRACTOR RESPONSIBLE FOR TRACKING AND CONFIRMING METER SET.
 - 3. PHOTO CONFORMATION REQUIRED.
 - B. VERIZON POWER SERVICE SHALL BE 200 AMPS
 - C. TYPICAL VERIZON ELECTRICAL POWER SERVICE INSTALL. SEE CONSTRUCTION DRAWINGS FOR POWER ROUTING.
 - 6.00 THE DESIGNER/E.O.R. MAKES NO WARRANTY, EXPRESSED OR IMPLIED, ON THE STRUCTURAL ADEQUACY FOR PROPRIETARY BRACKETS, CLIPS, PARTS, FROM A MANUFACTURER.

CONTRACTOR NOTES

VERTICAL BRIDGE TIMELINE EXPECTATIONS

- ONCE NTP HAS BEEN ISSUED, CONTRACTOR HAS (3) BUSINESS DAYS TO PROVIDE A SCHEDULE TO VERTICAL BRIDGE CONSTRUCTION MANAGER AND PROJECT MANAGER.
- CONSTRUCTION STARTS WITHIN 7 DAYS OF NTP RECEIPT.
- DAILY SAFETY REPORTS ARE REQUIRED.
- DAILY SITE UPDATES WITH PHOTOS ARE REQUIRED.
- TOWER STACKED (OTHER) WITHIN 28 DAYS OF NTP RECEIPT.
- CLOSEOUT APPROVAL WITHIN 60 DAYS OF NTP RECEIPT.

VERTICAL BRIDGE CM NOTES

PREPARED FOR:



THE TOWERS, LLC
22 WEST ATLANTIC AVENUE, SUITE 310
DELRAY BEACH, FL 33444

NOT FOR CONSTRUCTION



9973 VALLEY VIEW RD.
EDEN PRAIRIE, MN 55344
(952) 903-9299
WWW.DESIGN1EP.COM

PROJECT
US-MN-5485
FUZE ID: 287814

US-MN-5485
GLEN

32213 DEER ST
AITKIN, MN 56431

SHEET CONTENTS:
GENERAL NOTES

DRAWN BY:	TLS
CHECKED BY:	SJD
REV. A	12-01-25
REV. B	12-12-25

SITE SURVEY FOR: THE TOWERS, LLC

PARENT PARCEL DESCRIPTION: (per Tower Title, LLC, Commitment No. VTB-219715-C, Revision No. 1, dated September 11, 2025)

Real property in Aitkin County, Minnesota, described as follows:

Government Lot 2 of Section 5, Township 45, Range 25.

Parcel ID: 21-0-007600

This being a portion of the property conveyed to Neil Westerlund from Gaylard F. Westerlund and Ruth Westerlund, husband and wife in a deed dated August 19, 2006 and recorded January 10, 2007 as Instrument No. 378991 in Aitkin County, MN.

SCHEDULE "B" EXCEPTIONS: (per Tower Title, LLC, Commitment No. VTB-219715-C, Revision No. 1, dated September 11, 2025)

- 1-9.) Not related to the survey.
- 10.) Highway Easement between Lloyd E. Davis and Leona M. Davis (husband & wife); and County of Aitkin, State of Minnesota, dated August 3, 1970 and recorded February 21, 1974 in (instrument) 180778, in Aitkin County, Minnesota.
This document describes a 120 foot wide easement to be used for highway right of way purposes. Said right of way is as shown on the survey.
- 11.) Any and all matters disclosed on the map entitled "Certificate of Location of Government Corner" dated June 29, 1977 and recorded September 8, 1978 in, (instrument) 199658 in Aitkin County, Minnesota.
The sketch within the Certificate is for a corner by the Maimo rest area which is 6 miles south of the parent parcel. It does not affect the survey.
- 12.) Conditional Use Proceedings between Westerlund Brothers and Aitkin County Planning Commission, dated May 15, 1995 and recorded August 4, 1995 in (instrument) 291419, in Aitkin County, Minnesota.
The Conditional Use Permit is for a gravel crushing operation within the parent parcel. Not a plottable survey matter.
- 13.) Terms and conditions of an unrecorded lease, as evidenced by a(n) Memorandum of Land Lease Agreement between Neil Westerlund and Verizon Wireless (VAW) LLC d/b/a Verizon Wireless, dated October 10, 2014 and recorded October 17, 2014 in (instrument) 425451, in Aitkin County, Minnesota.
This document describes a lease agreement within the parent parcel. It also contains a site survey with descriptions for a land space and an access and utility right of way. Said descriptions cover the same area as the lease area and access and utility easement shown on the current survey.
- 14.) Conditional Use Permit between Neil Westerlund and Verizon Wireless, dated December 19, 2016 and recorded January 26, 2017 in (instrument) A437674, in Aitkin County, Minnesota.
The Conditional Use Permit for the construction of a telecommunications tower within the parent parcel. This is not a plottable survey matter.
- 15.) Conditional Use Permit between Verizon Wireless and Neil Westerlund, dated August 19, 2019 and recorded September 12, 2019 in (instrument) A453087, in Aitkin County, Minnesota.
The Conditional Use Permit for the construction of a telecommunications tower within the parent parcel. This is not a plottable survey matter.
- 16.) Conditional Use Permit between Neil Westerlund and Aitkin County Planning Commission, dated September 16, 2019 and recorded October 10, 2019 in (instrument) A453648, in Aitkin County, Minnesota.
The Conditional Use Permit for the operation of a storage facility within the parent parcel. This is not a plottable survey matter.
- 17.) Rezoning Permit between Neil Westerlund and Aitkin County Planning Commission, dated May 21, 2024 and recorded September 19, 2024 in (instrument) A483839, in Aitkin County, Minnesota.
This document is for the rezoning of the parent parcel from farm residential and open to commercial. The zoning classification is shown on the survey.



LEASE AREA DESCRIPTION:

That part of the Government Lot 2 of Section 5, Township 45 North, Range 25 West of the Fourth Principal Meridian, Aitkin County, Minnesota, described as follows:

Commencing at the northwest corner of said Government Lot 2; thence South 02 degrees 15 minutes 04 seconds West along the west line of said Government 2, a distance of 333.92 feet; thence South 87 degrees 44 minutes 56 seconds East, a distance of 996.39 feet to the Point of Beginning of lease area to be described; thence North 00 degrees 06 minutes 38 seconds East, a distance of 100.00 feet; thence South 89 degrees 53 minutes 22 seconds East, a distance of 100.00 feet; thence South 00 degrees 06 minutes 38 seconds West, a distance of 100.00 feet; thence North 89 degrees 53 minutes 22 seconds West, a distance of 100.00 feet to the Point of Beginning.

Said lease area contains 10,000 Sq. Ft. ± or 0.23 Acres ±.

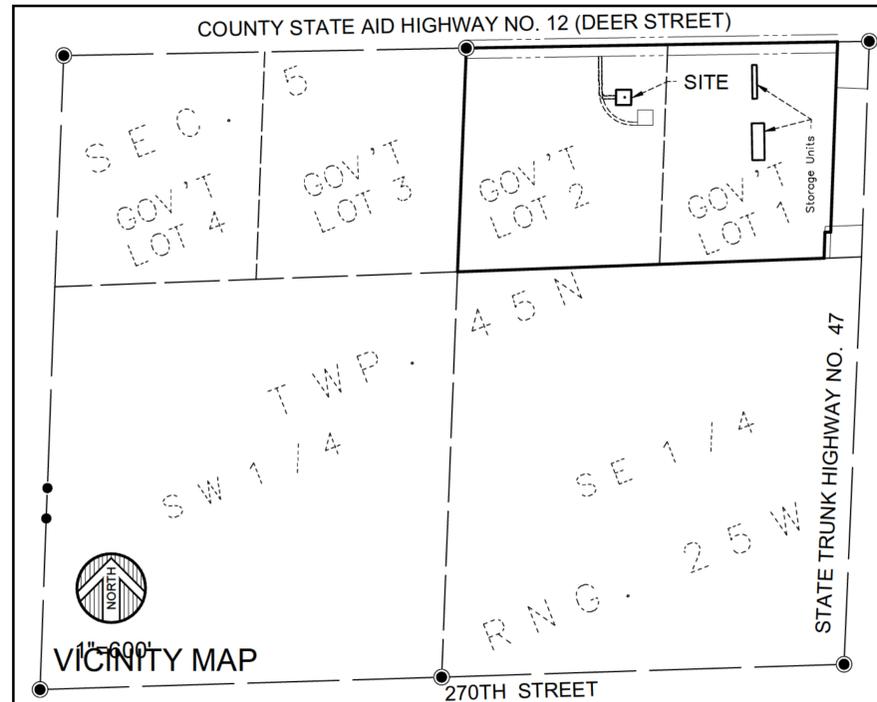
ACCESS AND UTILITY EASEMENT DESCRIPTION:

A 20.00 foot wide easement for ingress, egress and utility purposes over, under and across Government Lot 2 of Section 5, Township 45 North, Range 25 West of the Fourth Principal Meridian, Aitkin County, Minnesota, the centerline of said easement is described as follows:

Commencing at the northwest corner of said Government Lot 2; thence South 02 degrees 15 minutes 04 seconds West along the west line of said Government 2, a distance of 333.92 feet; thence South 87 degrees 44 minutes 56 seconds East, a distance of 996.39 feet; thence North 00 degrees 06 minutes 38 seconds East, a distance of 50.00 feet to the Point of Beginning of the centerline to be described; thence North 89 degrees 53 minutes 22 seconds West, a distance of 80.20 feet; thence North 44 degrees 53 minutes 35 seconds West, a distance of 29.40 feet; thence North 00 degrees 43 minutes 35 seconds West, a distance of 247.48 feet to the south right of way line of County State Aid Highway Number 12 and said centerline there terminating.

The sidelines of said easement shall be shortened or lengthened to terminate at said south right of way line of County State Aid Highway Number 12.

Said easement contains 7,141 Sq. Ft. ± or 0.16 Acres ±.



DESIGN 1



PROPERTY OWNER:

NEIL WESTERLUND

PARCEL NO:

21-0-007600

ZONED:

COMMERCIAL

DEED REFERENCED:

INSTRUMENT NO. 378991

VERTICAL BRIDGE SITE NAME:

GLEN

VERTICAL BRIDGE SITE NUMBER:

US-MN-5485

SITE ADDRESS:

**32213 Deer Street, Aitkin,
Aitkin County, MN 56431**

I HEREBY CERTIFY TO: Vertical Bridge REIT, LLC, a Delaware limited liability company, its subsidiaries, and their respective successors and/or assigns, its lenders, and administrative agents and each of their respective successors and/or assigns, and Tower Title, LLC.

SIGNATURE: *Shawn M. Kupcho*
SHAWN M. KUPCHO, L.S.
DATE: 6/24/14. LICENSE # 49021

FULL SCALE ON 22"x34"
HALF SCALE ON 11"x17"
2025-11606

No.	Date	REVISIONS	By	CHK	APP'D
2	11/18/25	REVISED LEASE AREA AND ACCESS AND UTILITY EASEMENT	BAM	JBr	SMK
1	10/1/25	UPDATED TITLE COMMITMENT, SHEET LAYOUT, CERTIFICATION	BAM	JBr	SMK
FIELD WORK: 4/15/14&10/29/25 CHECKED BY: SMK DRAWN BY: NTG/JMB					

SITE SURVEY FOR: THE TOWERS, LLC

DESIGN 1

verticalbridge

WIDSETH

ARCHITECTS ■ ENGINEERS ■ SCIENTISTS ■ SURVEYORS

PROPERTY OWNER:
NEIL WESTERLUND

PARCEL NO:
21-0-007600

ZONED:
COMMERCIAL

DEED REFERENCED:
INSTRUMENT NO. 378991

VERTICAL BRIDGE SITE NAME:
GLEN

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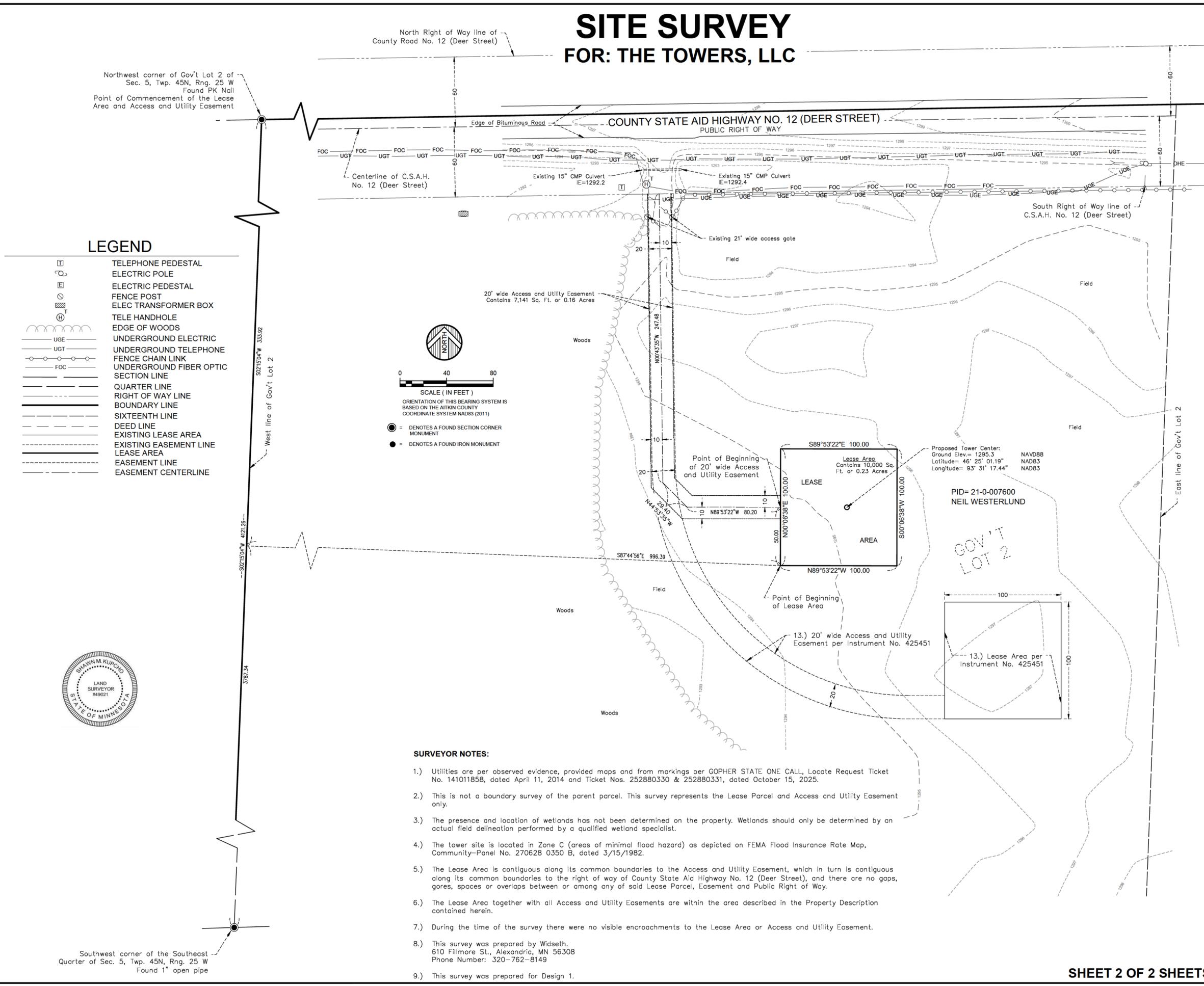
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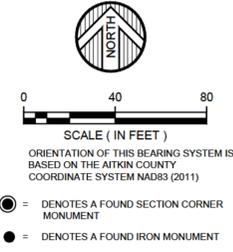
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DATE: 6/24/14 LICENSE # 49021

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FIELD WORK: 4/15/14-10/29/25 CHECKED BY: SMK DRAWN BY: NTG/JMB					



- ### LEGEND
- TELEPHONE PEDESTAL
 - ELECTRIC POLE
 - ELECTRIC PEDESTAL
 - FENCE POST
 - ELEC TRANSFORMER BOX
 - TELE HANDHOLE
 - EDGE OF WOODS
 - UNDERGROUND ELECTRIC
 - UNDERGROUND TELEPHONE
 - FENCE CHAIN LINK
 - UNDERGROUND FIBER OPTIC
 - SECTION LINE
 - QUARTER LINE
 - RIGHT OF WAY LINE
 - BOUNDARY LINE
 - SIXTEENTH LINE
 - DEED LINE
 - EXISTING LEASE AREA
 - EXISTING EASEMENT LINE
 - LEASE AREA
 - EASEMENT LINE
 - EASEMENT CENTERLINE



SURVEYOR NOTES:

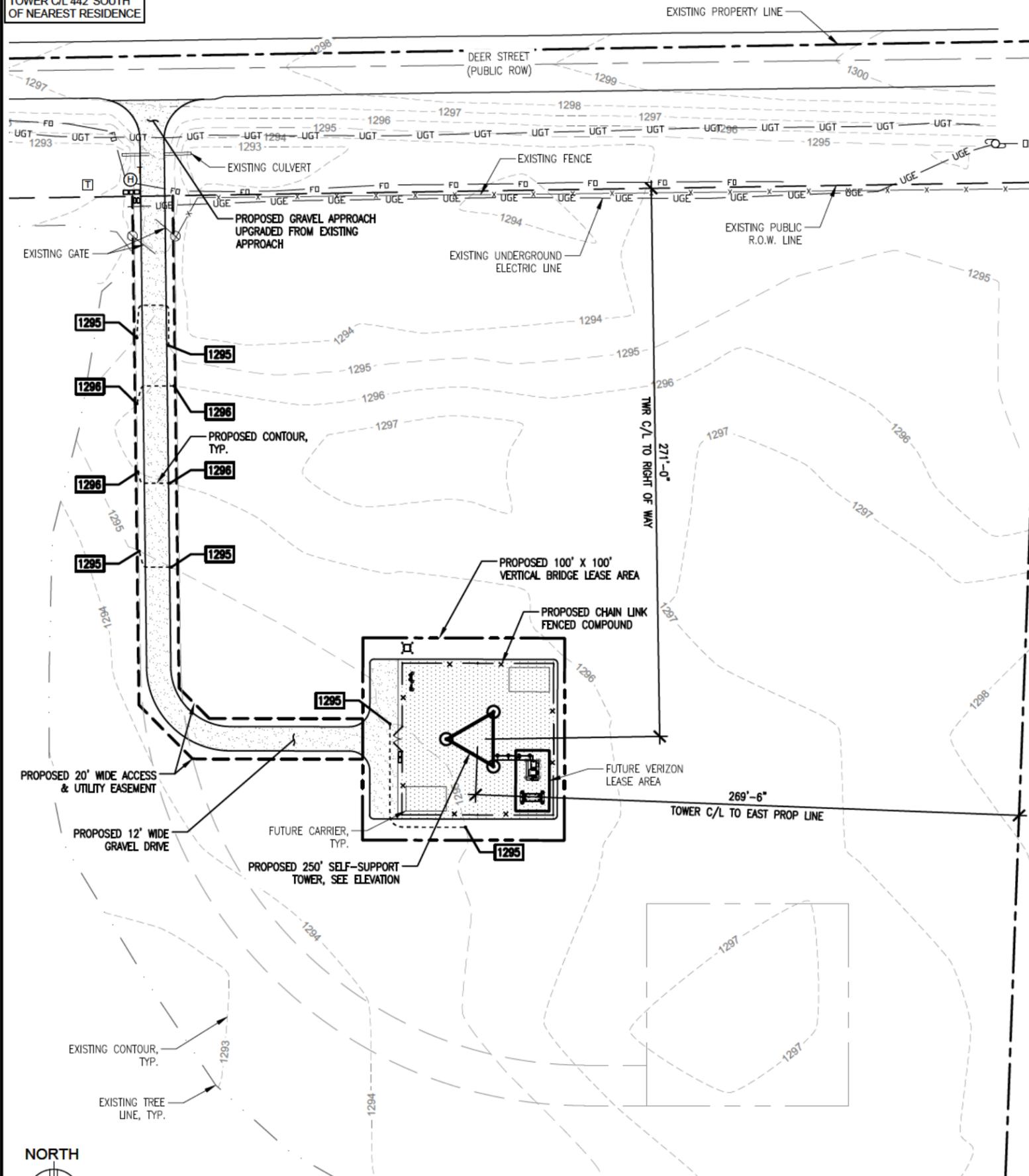
- 1.) Utilities are per observed evidence, provided maps and from markings per GOPHER STATE ONE CALL, Locate Request Ticket No. 141011858, dated April 11, 2014 and Ticket Nos. 252880330 & 252880331, dated October 15, 2025.
- 2.) This is not a boundary survey of the parent parcel. This survey represents the Lease Parcel and Access and Utility Easement only.
- 3.) The presence and location of wetlands has not been determined on the property. Wetlands should only be determined by an actual field delineation performed by a qualified wetland specialist.
- 4.) The tower site is located in Zone C (areas of minimal flood hazard) as depicted on FEMA Flood Insurance Rate Map, Community-Panel No. 270628 0350 B, dated 3/15/1982.
- 5.) The Lease Area is contiguous along its common boundaries to the Access and Utility Easement, which in turn is contiguous along its common boundaries to the right of way of County State Aid Highway No. 12 (Deer Street), and there are no gores, spaces or overlaps between or among any of said Lease Parcel, Easement and Public Right of Way.
- 6.) The Lease Area together with all Access and Utility Easements are within the area described in the Property Description contained herein.
- 7.) During the time of the survey there were no visible encroachments to the Lease Area or Access and Utility Easement.
- 8.) This survey was prepared by Widseth, 610 Fillmore St., Alexandria, MN 56308 Phone Number: 320-762-8149
- 9.) This survey was prepared for Design 1.



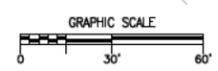
Southwest corner of the Southeast Quarter of Sec. 5, Twp. 45N, Rng. 25 W Found 1" open pipe

Northwest corner of Gov't Lot 2 of Sec. 5, Twp. 45N, Rng. 25 W Found PK Nail Point of Commencement of the Lease Area and Access and Utility Easement

NOTE:
TOWER C/L 442' SOUTH
OF NEAREST RESIDENCE

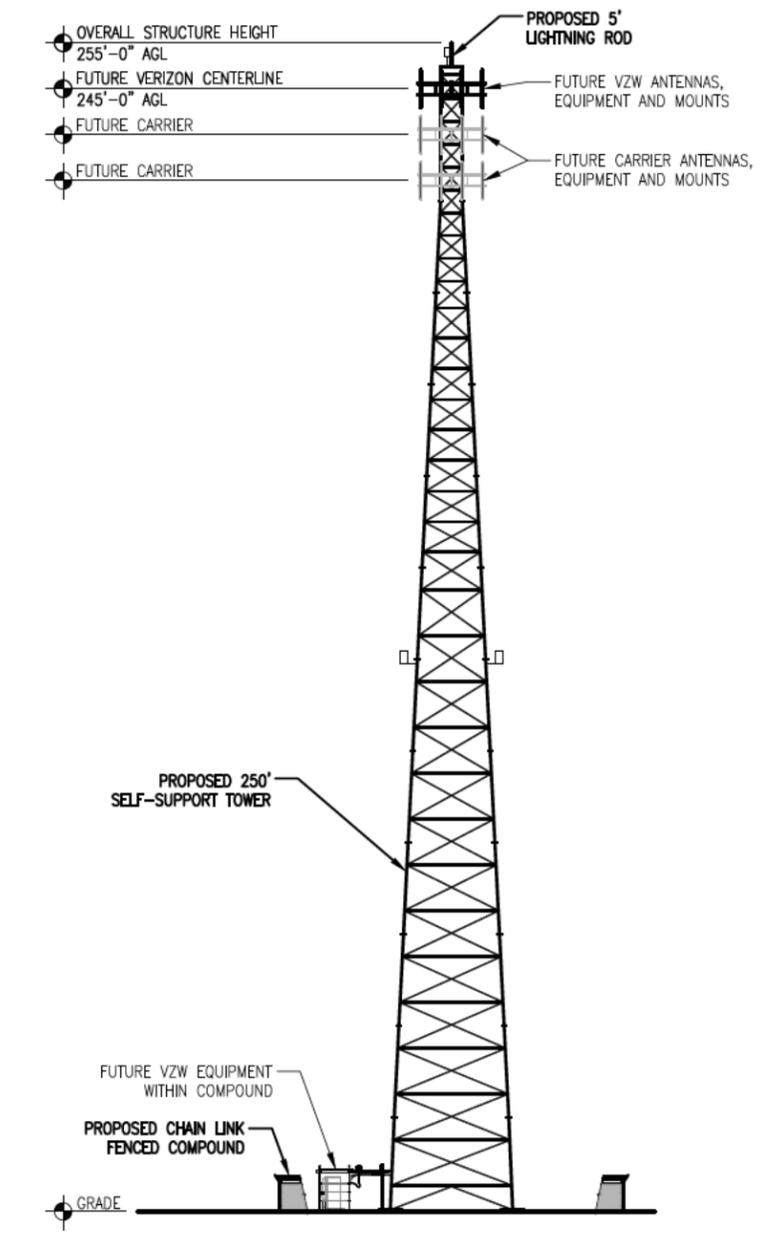


1 OVERALL SITE PLAN
SCALE: 1" = 60'-0"

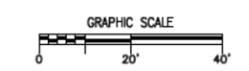


NOTES:

1. THESE DRAWINGS DO NOT CONSTITUTE A WARRANTY, EXPRESSED OR IMPLIED, OF THE ACCURACY OF THE STRUCTURAL ANALYSES AND THE PERFORMANCE OF THE COMPLETED CONSTRUCTION AS SHOWN ON THESE DOCUMENTS AND THE STRUCTURAL ANALYSES.
2. NO STRUCTURAL ANALYSIS FOR THE TOWER OR FOUNDATION HAVE BEEN PERFORMED AS PART OF THESE DRAWINGS. THE STRUCTURAL ANALYSIS FOR THE TOWER AND FOUNDATION ARE BY THE TOWER SUPPLIER AND SHALL BE DESIGNED BY A PROFESSIONAL ENGINEER LICENSED IN THE STATE OF THE PROJECT.
3. PLEASE COORDINATE ANY STRUCTURAL CONCERNS/MATTERS OR ANY LOADING MODIFICATIONS TO THE CONSULTANT WHO AUTHORED THE ANALYSIS AND NOTIFY DESIGN 1 IMMEDIATELY OF THE ISSUE.
4. TOWER FOUNDATION AND THE ACCESS DRIVE TO BE EXCAVATED AND CONSTRUCTED IN ACCORDANCE WITH RECOMMENDATIONS AND SPECIFICATIONS OF THE GEOTECHNICAL REPORT WHICH IS NOT INCLUDED IN THIS PACKAGE. DISCREPANCIES BETWEEN THE REPORT AND THE OTHER DOCUMENTS TO BE IMMEDIATELY REPORTED TO THE DESIGNER.
5. TOWER TO BE ERECTED AND INSTALLED IN ACCORDANCE WITH TOWER MANUFACTURER'S DRAWINGS NOT INCLUDED WITH THIS PACKAGE. DISCREPANCIES BETWEEN TOWER DRAWINGS AND DESIGNER DRAWINGS TO BE REPORTED THE DESIGNER IMMEDIATELY.
6. CONTRACTOR TO ENSURE TIP OF ANTENNAS DO NOT EXCEED TOWER HEIGHT.
7. ELEVATION IS SHOWN FOR GENERAL DIAGRAMMATIC PURPOSES ONLY. DO NOT SCALE.



2 TOWER ELEVATION
SCALE: 1" = 40'-0"



PREPARED FOR:
verticalbridge
THE TOWERS, LLC
22 WEST ATLANTIC AVENUE, SUITE 310
DELRAY BEACH, FL 33444

NOT FOR
CONSTRUCTION

DESIGN 1
9973 VALLEY VIEW RD.
EDEN PRAIRIE, MN 55344
(952) 903-9299
WWW.DESIGN1EP.COM

PROJECT
US-MN-5485
FUZE ID: 287814

US-MN-5485
GLEN

32213 DEER ST
AITKIN, MN 56431

SHEET CONTENTS:
OVERALL SITE PLAN
TOWER ELEVATION

DRAWN BY: TLS
CHECKED BY: SJD
REV. A 12-01-25
REV. B 12-12-25

A-1

SEE SHEET G-1 FOR ADDITIONAL NOTES.

PREPARED FOR:

verticalbridge
THE TOWERS, LLC
22 WEST ATLANTIC AVENUE, SUITE 310
DELRAY BEACH, FL 33444

NOT FOR
CONSTRUCTION

DESIGN
1
9973 VALLEY VIEW RD.
EDEN PRAIRIE, MN 55344
(952) 903-9299
WWW.DESIGN1EP.COM

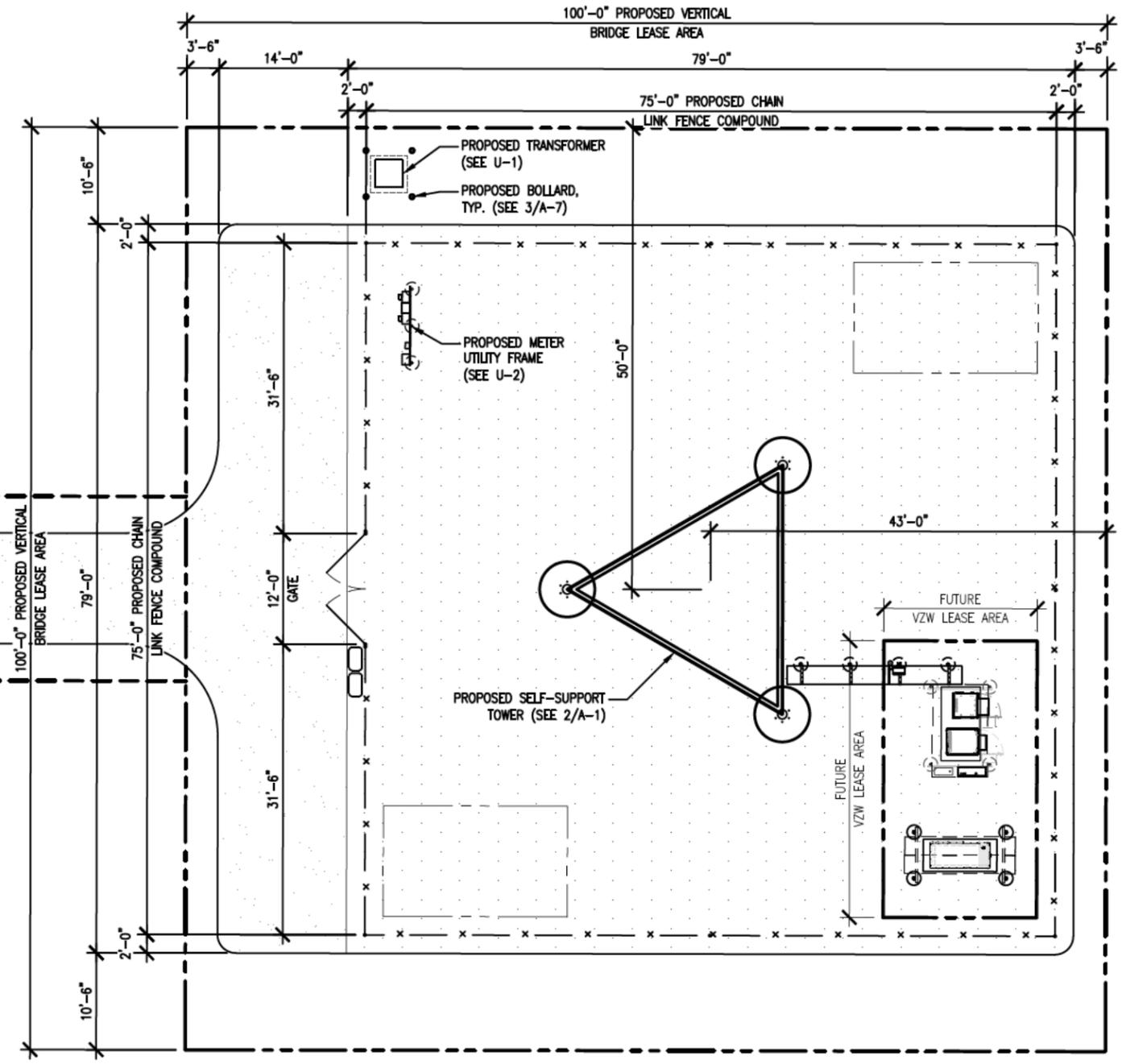
PROJECT
US-MN-5485
FUZE ID: 287814

US-MN-5485
GLEN

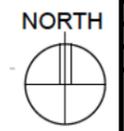
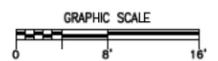
32213 DEER ST
AITKIN, MN 56431

SHEET CONTENTS:
ENLARGED SITE PLAN

DRAWN BY: TLS
CHECKED BY: SJD
REV. A 12-01-25
REV. B 12-12-25



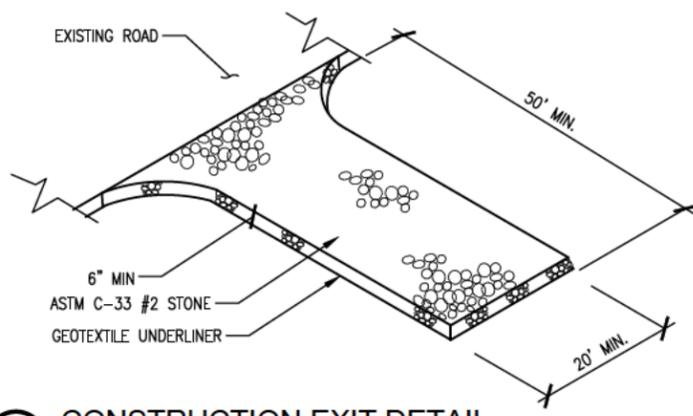
1 ENLARGED SITE PLAN
SCALE: 1/16" = 1'-0"



A-2

GRADING & EXCAVATING NOTES:

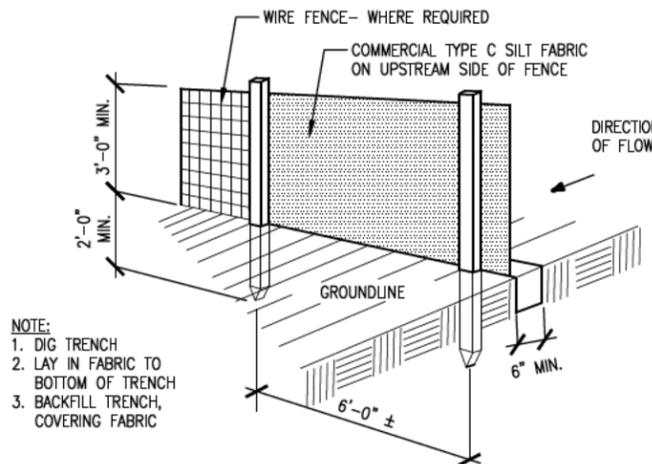
- ALL EXCAVATIONS ON WHICH CONCRETE IS TO BE PLACED SHALL BE SUBSTANTIALLY HORIZONTAL ON UNDISTURBED AND UNFROZEN SOIL AND BE FREE FROM LOOSE MATERIAL AND EXCESS GROUNDWATER. DEWATERING FOR EXCESS GROUNDWATER SHALL BE PROVIDED IF REQUIRED.
- CONCRETE FOUNDATIONS SHALL NOT BE PLACED ON ORGANIC MATERIAL. IF SOUND SOIL IS NOT REACHED AT THE DESIGNATED EXCAVATION DEPTH, THE UNSATISFACTORY SOIL SHALL BE EXCAVATED TO ITS FULL DEPTH AND EITHER BE REPLACED WITH MECHANICALLY COMPACTED GRANULAR MATERIAL OR THE EXCAVATION BE FILLED WITH CONCRETE OF THE SAME QUALITY SPECIFIED FOR THE FOUNDATION.
- ANY EXCAVATION OVER THE REQUIRED DEPTH SHALL BE FILLED WITH EITHER MECHANICALLY COMPACTED GRANULAR MATERIAL OR CONCRETE OF THE SAME QUALITY SPECIFIED FOR THE FOUNDATION. CRUSHED STONE MAY BE USED TO STABILIZE THE BOTTOM OF THE EXCAVATION. STONE, IF USED, SHALL NOT BE USED AS COMPILING CONCRETE THICKNESS.
- AFTER COMPLETION OF THE FOUNDATION AND OTHER CONSTRUCTION BELOW GRADE, AND BEFORE BACKFILLING, ALL EXCAVATIONS SHALL BE CLEAN OF UNSUITABLE MATERIAL SUCH AS VEGETATION, TRASH, DEBRIS, AND SO FORTH.
- USE APPROVED MATERIALS CONSISTING OF EARTH, LOAM, SANDY CLAY, SAND -BE FREE FROM CLOUDS OR STONES OVER 2-1/2" MAXIMUM DIMENSIONS -BE PLACED IN 6" LAYERS AND COMPACTED TO 95% STANDARD PROCTOR EXCEPT IN GRASSED/LANDSCAPED AREAS, WHERE 90% STANDARD PROCTOR
- REMOVE ALL VEGETATION, TOPSOIL, DEBRIS, WET AND UNSATISFACTORY SOIL MATERIALS, OBSTRUCTIONS, AND DELETERIOUS MATERIALS FROM GROUND SURFACE PRIOR TO PLACING FILLS. PLOW, STRIP, OR BREAK UP SLOPED SURFACES STEEPER THAN THAN 1 VERTICAL TO 4 HORIZONTAL SO FILL MATERIAL WILL BOND WITH EXISTING SURFACE. WHEN SUBGRADE OR EXISTING GROUND SURFACE TO RECEIVE FILL HAS A DENSITY LESS THAN THAT REQUIRED FOR FILL, BREAK UP GROUND SURFACE TO DEPTH REQUIRED, PULVERIZE, MOISTURE-CONDITION OR AERATE SOIL AND RECOMPACT TO REQUIRED DENSITY.
- PROTECT EXISTING GRAVEL SURFACING AND SUBGRADE IN AREAS WHERE EQUIPMENT LOADS WILL OPERATE. USE PLANKING OR OTHER SUITABLE MATERIALS DESIGNED TO SPREAD EQUIPMENT LOADS. REPAIR DAMAGE TO EXISTING GRAVEL SURFACING OR SUBGRADE WHERE SUCH DAMAGE IS DUE TO THE CONTRACTOR'S OPERATIONS. DAMAGED GRAVEL SURFACING SHALL BE RESTORED TO MATCH THE ADJACENT UNDAMAGED GRAVEL SURFACING AND SHALL BE OF THE SAME THICKNESS.
- REPLACE EXISTING GRAVEL SURFACING ON AREAS FROM WHICH GRAVEL SURFACING IS REMOVED DURING CONSTRUCTION OPERATIONS. GRAVEL SURFACING SHALL BE REPLACED TO MATCH EXISTING ADJACENT GRAVEL SURFACING AND SHALL BE OF THE SAME THICKNESS. SURFACES OF GRAVEL SURFACING SHALL BE FREE FROM CORRUGATIONS AND WAVES. EXISTING GRAVEL SURFACING MAY BE EXCAVATED SEPARATELY AND REUSED IF INJURIOUS AMOUNTS OF EARTH, ORGANIC MATTER, OR OTHER DELETERIOUS MATERIALS ARE REMOVED PRIOR TO REUSE. FURNISH ALL ADDITIONAL GRAVEL RESURFACING MATERIAL AS REQUIRED. BEFORE GRAVEL SURFACING IS REPLACED, SUBGRADE SHALL BE GRADED TO CONFORM TO REQUIRED SUBGRADE ELEVATIONS, AND LOOSE OR DISTURBED MATERIALS SHALL BE THOROUGHLY COMPACTED. DEPRESSIONS IN THE SUBGRADE SHALL BE FILLED AND COMPACTED WITH APPROVED SELECTED MATERIAL. GRAVEL SURFACING MATERIAL MAY BE USED FOR FILLING DEPRESSIONS IN THE SUBGRADE, SUBJECT TO ENGINEER'S APPROVAL.
- DAMAGE TO EXISTING STRUCTURES AND UTILITIES RESULTING FROM CONTRACTOR'S NEGLIGENCE SHALL BE REPAIRED/REPLACED TO OWNER'S SATISFACTION AT CONTRACTOR'S EXPENSE.
- CONTRACTOR SHALL COORDINATE THE CONSTRUCTION SCHEDULE WITH PROPERTY OWNER SO AS TO AVOID INTERRUPTIONS TO PROPERTY OWNER'S OPERATIONS.
- ENSURE POSITIVE DRAINAGE DURING AND AFTER COMPLETION OF CONSTRUCTION.
- ALL CUT AND FILL SLOPES SHALL BE MAXIMUM 2 HORIZONTAL TO 1 VERTICAL.
- CONTRACTOR SHALL BE RESPONSIBLE FOR MONITORING SITE VEHICLE TRAFFIC AS TO NOT ALLOW VEHICLES LEAVING THE SITE TO TRACK MUD ONTO PUBLIC STREETS. THE CONTRACTOR IS RESPONSIBLE FOR CLEANING PUBLIC STREETS DUE TO MUDDY VEHICLES LEAVING THE SITE.



1 CONSTRUCTION EXIT DETAIL

GENERAL EROSION & SEDIMENT CONTROL NOTES:

- THE SOIL EROSION AND SEDIMENT CONTROL MEASURES AND DETAILS AS SHOWN HEREIN AND STIPULATED WITHIN STATE STANDARDS SHALL BE FOLLOWED AND INSTALLED IN A MANNER SO AS TO MINIMIZE SEDIMENT LEAVING THE SITE.
- PRIOR TO COMMENCING LAND DISTURBANCE ACTIVITY, THE LIMITS OF LAND DISTURBANCE SHALL BE CLEARLY AND ACCURATELY DEMARCATED WITH STAKES, RIBBONS, OR OTHER APPROPRIATE MEANS.
- EROSION CONTROL DEVICES SHALL BE INSTALLED BEFORE GROUND DISTURBANCE OCCURS. THE LOCATION OF SOME OF THE EROSION CONTROL DEVICES MAY HAVE TO BE ALTERED FROM SHOWN ON THE APPROVED PLANS IF DRAINAGE PATTERNS DURING CONSTRUCTION ARE DIFFERENT FROM THE FINAL PROPOSED DRAINAGE PATTERNS. IT IS THE CONTRACTOR'S RESPONSIBILITY TO ACCOMPLISH EROSION CONTROL FOR ALL DRAINAGE PATTERNS CREATED AT VARIOUS STAGES DURING CONSTRUCTION. ANY DIFFICULTY IN CONTROLLING EROSION DURING ANY PHASE OF CONSTRUCTION SHALL BE REPORTED TO THE ENGINEER IMMEDIATELY.
- THE LOCATION OF SOME OF THE EROSION CONTROL DEVICES MAY HAVE TO BE ALTERED FROM THAT SHOWN ON THE PLANS IF DRAINAGE PATTERNS DURING CONSTRUCTION ARE DIFFERENT FROM THE FINAL PROPOSED DRAINAGE PATTERNS. ANY DIFFICULTY IN CONTROLLING EROSION DURING ANY PHASE OF CONSTRUCTION SHALL BE REPORTED TO THE ENGINEER IMMEDIATELY.
- CONTRACTOR SHALL MAINTAIN ALL EROSION CONTROL MEASURES UNTIL PERMANENT VEGETATION HAS BEEN ESTABLISHED. CONTRACTOR SHALL CLEAN OUT ALL SEDIMENT PONDS WHEN REQUIRED BY THE ENGINEER OR THE LOCAL JURISDICTION INSPECTOR. CONTRACTOR SHALL INSPECT EROSION CONTROL MEASURES AT THE END OF EACH WORKING DAY TO ENSURE MEASURES ARE FUNCTIONING PROPERLY.
- THE CONTRACTOR SHALL REMOVE ACCUMULATED SILT WHEN THE SILT IS WITHIN 12" OF THE TOP OF THE SILT FENCE.
- FAILURE TO INSTALL, OPERATE OR MAINTAIN ALL EROSION CONTROL MEASURES WILL RESULT IN ALL CONSTRUCTION BEING STOPPED ON THE JOB SITE UNTIL SUCH MEASURES ARE CORRECTED.
- SILT BARRIERS TO BE PLACED AT DOWNSTREAM TOE OF ALL CUT AND FILL SLOPES.
- ALL CUT AND FILL SLOPES MUST BE SURFACED ROUGHENED AND VEGETATED WITHIN SEVEN (7) DAYS OF THEIR CONSTRUCTION.
- CONTRACTOR SHALL REMOVE ALL EROSION & SEDIMENT CONTROL MEASURES AFTER COMPLETION OF CONSTRUCTION AND ESTABLISHMENT OF PERMANENT GROUND COVER.
- THE ESCAPE OF SEDIMENT FROM THE SITE SHALL BE PREVENTED BY THE INSTALLATION OF EROSION CONTROL MEASURES AND PRACTICES PRIOR TO, OR CONCURRENT WITH, LAND-DISTURBING ACTIVITIES.



2 SILT FENCE DETAIL

SEEDING GUIDELINES:

FINAL STABILIZATION OF ALL DISTURBED AREAS, UNLESS OTHERWISE NOTED, SHALL BE LOAMED AND SEEDED. LOAM SHALL BE PLACED AT A MINIMUM COMPACTED DEPTH OF 4". RECOMMENDED SEEDING DATES FOR PERMANENT VEGETATION SHALL BE BETWEEN JUNE 15 THROUGH AUGUST 1 AND SEPTEMBER 15 THROUGH OCTOBER 15. TEMPORARY VEGETATIVE MEASURES SHALL CONSIST OF AN ANNUAL OR PERENNIAL RYE GRASS WITH RECOMMENDED SEEDING DATES BEING FROM JUNE 1 THROUGH AUGUST 15 AND SEPTEMBER 30 THROUGH NOVEMBER 30.

EVALUATE PROPOSED COVER MATERIAL:

BEFORE SPREADING COVER MATERIAL OVER THE DESIGNATED AREA, OBTAIN A REPRESENTATIVE SOIL SAMPLE AND SUBMIT TO A REPUTABLE SOIL TESTING LABORATORY FOR CHEMICAL AND PHYSICAL ANALYSIS. THE PRELIMINARY TEST IS NECESSARY TO DETERMINE THE REQUIRED INORGANIC AND/OR ORGANIC AMENDMENTS THAT ARE NEEDED TO ASSIST IN ESTABLISHING THE SEED MIXTURE IN AN ENVIRONMENTALLY AND ECONOMICALLY SOUND MANNER. THE RESULTS WILL GIVE THE COVER MATERIAL CHARACTERISTICS SUCH AS pH AND FERTILIZATION NEEDS. THESE RESULTS SHALL BE KEPT ON-SITE BY THE CONTRACTOR AND AVAILABLE FOR REVIEW BY THE COUNTY.

SEED BED PREPARATION:

PROPOSED COVER MATERIAL SHOULD BE SPREAD EVENLY OVER THE SITE AREA IN A MINIMUM 4" LIFT VIA BULLDOZER/BUCKET LOADER. USING THE INFORMATION FROM THE SOIL ANALYSIS, CAREFULLY CALCULATE THE QUANTITIES OF LIMESTONE AND PRE-PLANT FERTILIZER NEEDED PRIOR TO APPLYING. PRE-PLANT AMENDMENTS CAN BE APPLIED WITH A BROADCAST AND/OR DROP SEEDER AND INCORPORATED WITH AN OFFSET DISK, YORK RAKE, AND/OR HAND RAKE. AFTER INCORPORATION THE PRE-PLANT SOIL AMENDMENTS, THE SEED BED SHOULD BE SMOOTH AND FIRM PRIOR TO SEEDING. THE FOLLOWING SEED MIXTURES SHALL BE USED AS NOTED:

SEED MIXTURE:

SPECIES/VARIETY	LBS/ACRE
CREeping RED	20
FESCUE	20
KENTUCKY	5
BLUEGRASS	
PERENNIAL	
RYEGRASS	

SEED TIME AND METHOD:

THE PREFERRED TIME FOR SEEDING THE COOL SEASON MIXTURE IS LATE SUMMER. SOIL AND AIR TEMPERATURES ARE IDEAL FOR SEED GERMINATION AND SEEDING GROWTH. WEED COMPETITION IS REDUCED BECAUSE SEEDS OF MANY WEED SPECIES GERMINATE EARLIER IN THE GROWING SEASON. ADDITIONALLY, HERBICIDE USE IS GREATLY REDUCED. HOWEVER, SEEDING MAY BE DONE AT ANY OF THE ABOVE NOTED TIMES.

MULCHING:

NEWLY SEEDED AREAS SHOULD BE MULCHED TO INSURE ADEQUATE MOISTURE FOR SUCCESSFUL TURF ESTABLISHMENT AND TO PROTECT AGAINST SURFACE MOVEMENT OF SEDIMENT-BOUND AGROCHEMICALS AND SOIL EROSION. IF MULCHING PROCEDURES ARE NOT SPECIFIED ON PLANS, APPLY GOOD QUALITY STRAW OR HAY AT A RATE OF 2 BALES/1000 SQ. FT. OTHER COMMERCIALY AVAILABLE MULCHES CAN BE USED.

CONSTRUCTION NOTES FOR FABRICATED SILT FENCE:

- WOVEN WIRE FENCE TO BE FASTENED SECURELY TO FENCE POSTS WITH WIRE TIES OR STAPLES. POSTS: STEEL EITHER T OR U
- FILTER CLOTH TO BE FASTENED SECURELY TO WOVEN WIRE FENCE WITH TIES SPACED EVERY 24" AT TOP AND MID SECTION. FENCE: WOVEN WIRE, 14 GA. 6" MAX. MESH OPENING.
- WHEN TWO SECTIONS OF FILTER CLOTH ADJOIN EACH OTHER THEY SHALL BE OVER-LAPPED BY SIX INCHES AND FOLDED. FILTER CLOTH: FILTER X, MIRAFI 100X STABILINKA T140N OR APPROVED EQUAL.
- MAINTENANCE SHALL BE PERFORMED AS NEEDED AND MATERIAL REMOVED WHEN "BULGES" DEVELOP IN THE SILT FENCE. PREFABRICATED UNIT: GEOFAB, ENVIROFENCE OR APPROVED EQUAL
- ALL SILT FENCE MATERIALS MUST BE LISTED ON THE CURRENT STATES. D.O.T. QUALIFIED PRODUCTS LIST.

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PROJECT
 US-MN-5485
 FUZE ID: 287814

US-MN-5485
 GLEN

32213 DEER ST
 AITKIN, MN 56431

SHEET CONTENTS:
 DRAINAGE,
 GRADING & EROSION
 CONTROL NOTES & DETAILS

DRAWN BY: TLS
 CHECKED BY: SJD
 REV. A 12-01-25
 REV. B 12-12-25

NOTE:
CONTRACTOR TO INSTALL NUTS
ON ALL BOLTS TOWARDS THE
INTERIOR OF THE COMPOUND

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DESIGN 1

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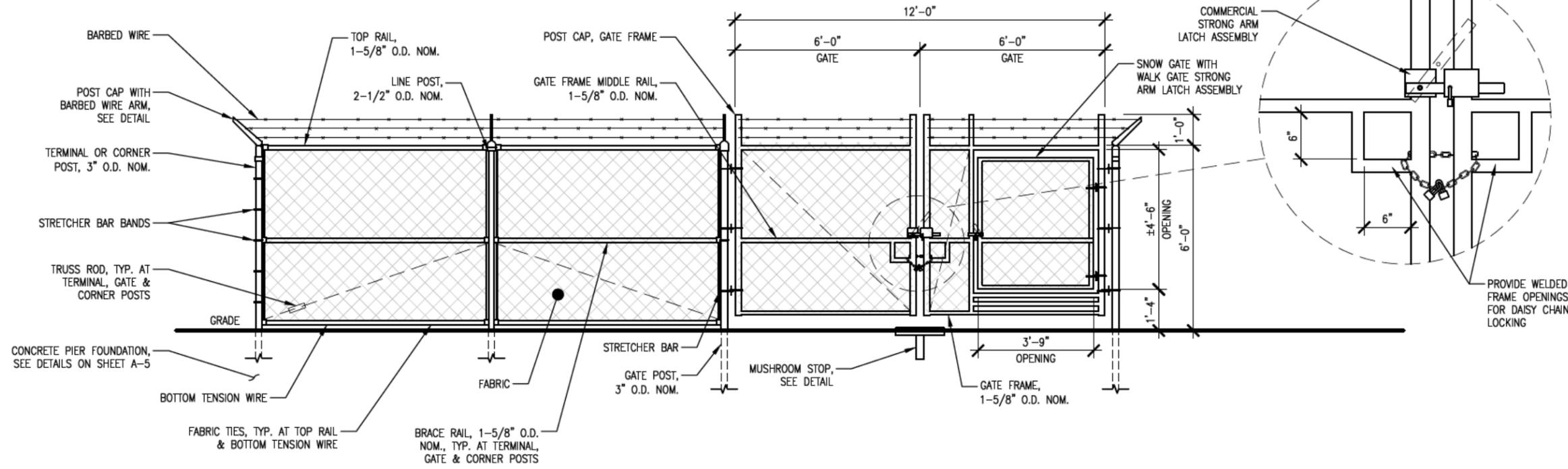
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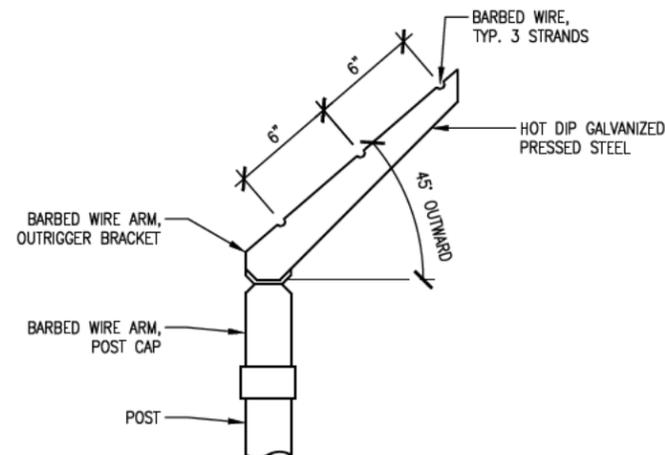
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FENCE DETAILS

DRAWN BY: TLS
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REV. A 12-01-25
REV. B 12-12-25

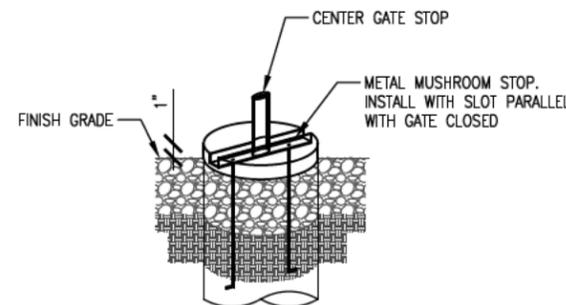
A-4



1 FENCE DETAIL
SCALE: 1/4" = 1'-0"



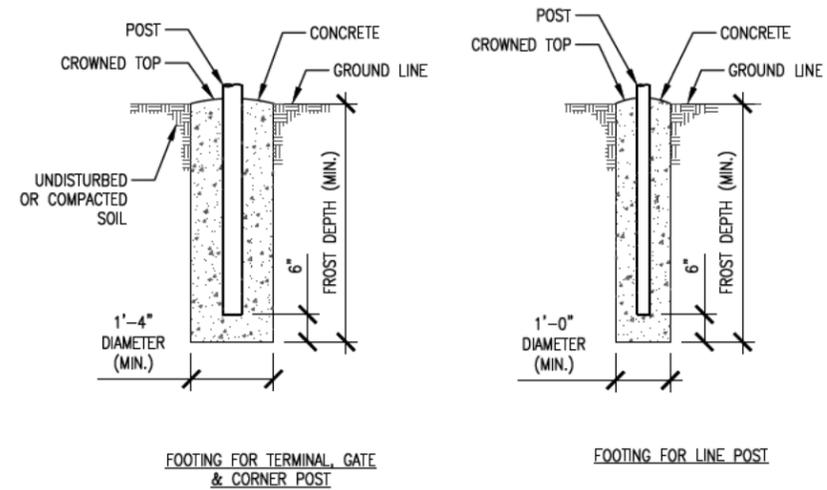
2 BARBED WIRE ARM DETAIL



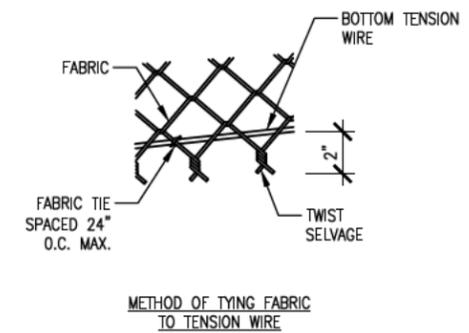
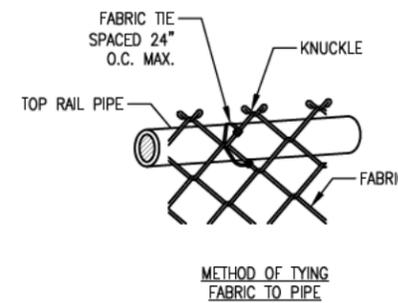
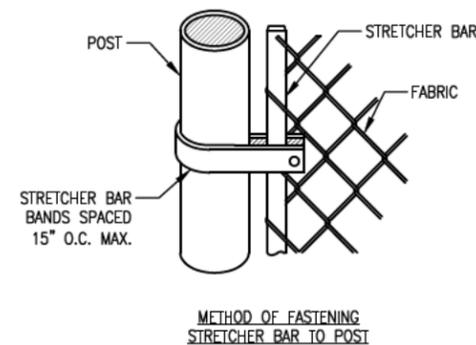
3 MUSHROOM STOP DETAIL

NOTES:

1. ZINC COATING – THE WEIGHT OF THE COATING SHALL NOT BE LESS THAN 1.2 OUNCES PER SQUARE FOOT OF ACTUAL SURFACE COVERED. ALL FERROUS METALS USED AS PART OF THE FENCE INSTALLATION SHALL BE HOT DIP GALVANIZED OR STAINLESS STEEL. ALL SCREWS, BOLTS, LOCK WASHERS, NUTS, ETC. SHALL BE HOT DIP GALVANIZED OR MADE OF STAINLESS STEEL.
2. FABRIC – STANDARD INDUSTRIAL GRADE, 9 GAUGE WITH 2 INCH MESH (KNUCKLE & TWIST SELVAGE) ZINC COATED CHAIN LINK WITH A BREAKING STRENGTH OF NOT LESS THAN 1290 POUNDS SHALL BE USED. THE FABRIC SHALL BE ZINC COATED BY THE HOT DIP PROCESS AFTER FABRICATION.
3. METAL POSTS – METAL POSTS (LINE, CORNER, TERMINAL, GATE POSTS, MIDDLE RAILS, BRACES AND TOP RAIL) SHALL BE HOT DIP GALVANIZED SCHEDULE 40 TUBULAR STEEL WITH A NOMINAL OUTSIDE DIAMETER AS INDICATED IN THE DRAWINGS.
4. POST CAPS – LINE, CORNER, TERMINAL AND GATE POST CAPS TO INCLUDE A BARBED WIRE OUTRIGGER BRACKET AND SHALL BE ATTACHED TO THE POST WITH TAMPER RESISTANT SCREWS, BRADS, OR BOLTS. GATE FRAME POST CAPS TO BE PRESSED STEEL DOME TYPE.
5. TOP RAIL – A MINIMUM OF ONE COUPLING IN EACH STRAIGHT RUN OF TOP RAIL, SHALL HAVE A HEAVY SPRING INSERTED WITHIN THE COUPLING TO TAKE UP EXPANSION AND CONTRACTION OF THE TOP RAIL THE TOP RAIL SHALL BE FASTENED TO TERMINAL POSTS WITH PRESSED STEEL CONNECTIONS.
6. GATE FRAME MIDDLE RAIL – THE MIDDLE RAIL SHALL BE OF THE SAME MATERIAL AS THE TOP RAIL AND INSTALLED WITH HOT DIP GALVANIZED FITTINGS ATTACHED TO THE POSTS.
7. BRACE RAIL – BRACE RAIL MATERIAL SHALL BE OF THE MATERIAL AS THE TOP RAIL AND LOCATED 1/2 OF THE DISTANCE UP FROM THE BOTTOM OF THE FABRIC. BRACE RAILS SHALL BE SECURELY FASTENED TO POSTS BY SUITABLE PRESSED STEEL CONNECTIONS.
8. TRUSS RODS – SHALL BE 3/8" ROUND GALVANIZED STEEL RODS WITH GALVANIZED TURNBUCKLES.
9. BOTTOM TENSION WIRE – THE TENSION WIRE SHALL BE OF 7 GAUGE HOT DIP GALVANIZED SPRING TENSION WIRE WITH A BREAKING STRENGTH OF NOT LESS THAN 1900 POUNDS. THIS WIRE SHALL BE KEPT TAUT WITH GALVANIZED TURNBUCKLES AND ATTACHED TO POSTS WITH GALVANIZED HARDWARE OR CABLE CLAMPS.
10. FABRIC TIES – THE FABRIC TIES SHALL BE ALUMINUM WIRE. NOT LESS THAN 9 GAUGE.
11. STRETCHER BARS – THE STRETCHER BARS SHALL BE FLAT GALVANIZED STEEL BARS NOT LESS THAN 5/16" X 3/4" AND NOT LESS THAN 2" SHORTER THAN THE FABRIC. STRETCHER BAR BANDS SHALL BE FLAT GALVANIZED STEEL BARS NOT LESS THAN 5/16" X 1 1/2" WITH 5/16" DIAMETER GALVANIZED CARRIAGE BOLT.
12. BARBED WIRE – BARBED WIRE OF GALVANIZED STEEL (OR ALUMINUM) CONSISTING OF 12.5 GAUGE WIRE WITH 4-POINT BARBS SPACED 5 INCHES APART.
13. GATE FRAMES SHALL BE CONSTRUCTED OF HEAVY DUTY GALVANIZED STEEL PIPE. THE GATES SHALL BE ASSEMBLED USING CORNER FITTINGS OF HEAVY PRESSED STEEL OR MALLEABLE CASTINGS OR MAY BE WELDED IF THE ENTIRE GATE FRAME IS HOT DIP GALVANIZED AFTER THE WELDING. ALL GATES SHALL BE EQUIPPED WITH HEAVY DUTY GALVANIZED STEEL TYPE HINGES WITH LARGE BEARING SURFACES OF ADEQUATE STRENGTH TO SUPPORT THE GATE. THE HINGES SHALL NOT TWIST OR TURN UNDER THE ACTION OF THE GATE. GATES WILL PROVIDE A FULL RANGE OF MOTION AND BE EASILY OPENED AND CLOSED BY ONE PERSON. DOUBLE GATE LATCH SHALL BE DAC INDUSTRIES COMMERCIAL STRONG ARM LATCH #4000. SNOW GATE LATCH SHALL BE DAC INDUSTRIES WALK GATE STRONG ARM LATCH #4300. LATCHES SHALL BE EQUIPPED TO RECEIVE A PADLOCK.
14. PROVIDE R.F. WARNING SIGNAGE ON ALL GATES.



1 POST FOOTINGS



2 FABRIC/BAR CONNECTIONS

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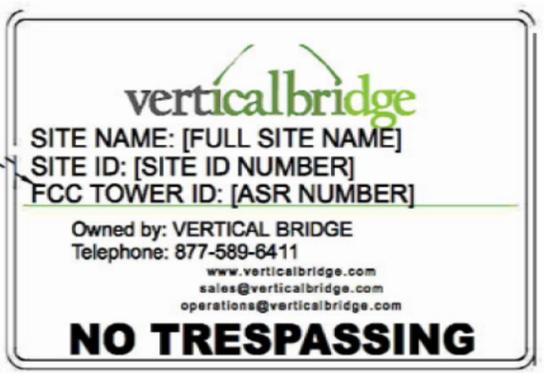
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SHEET CONTENTS:
 SITE SIGNAGE DETAILS

DRAWN BY: TLS
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 REV. A 12-01-25
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A | OWNER CONTACT SIGN
 18" HIGH X 24" WIDE
 WHITE BACKGROUND, BLACK LETTERING
 MOUNTING LOCATION: LEFT GATE
 QUANTITY: 1



B | FCC REGISTRATION SIGN
 8" HIGH X 12" WIDE
 WHITE/GREEN BACKGROUND, WHITE/BLACK LETTERING
 MOUNTING LOCATION: RIGHT GATE & BASE OF TOWER
 QUANTITY: 2



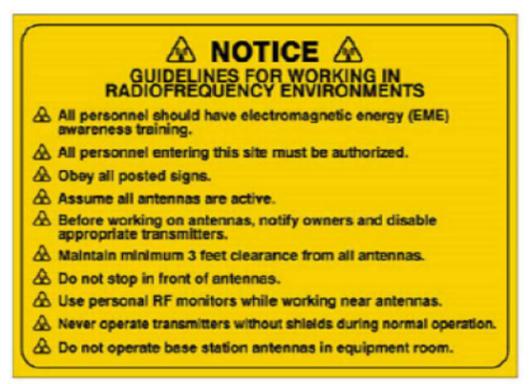
E | NOTICE RF SIGN (BLUE)
 12" HIGH X 8" WIDE
 WHITE/BLUE BACKGROUND, WHITE/BLACK LETTERING
 MOUNTING LOCATION: ADJACENT TO LEFT GATE
 QUANTITY: 1



F | NOTICE RF SIGN (YELLOW)
 12" HIGH X 8" WIDE
 WHITE/YELLOW BACKGROUND, BLACK LETTERING
 MOUNTING LOCATION: RIGHT GATE QUANTITY: 1

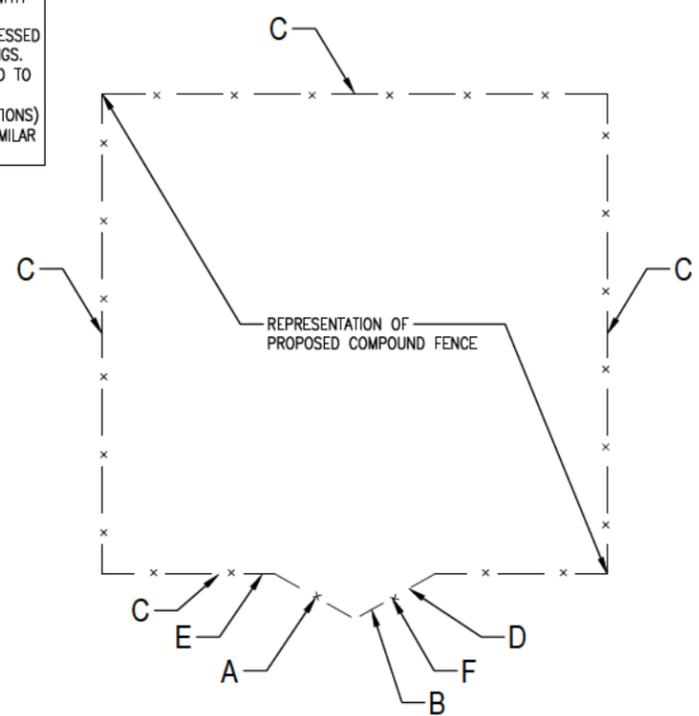
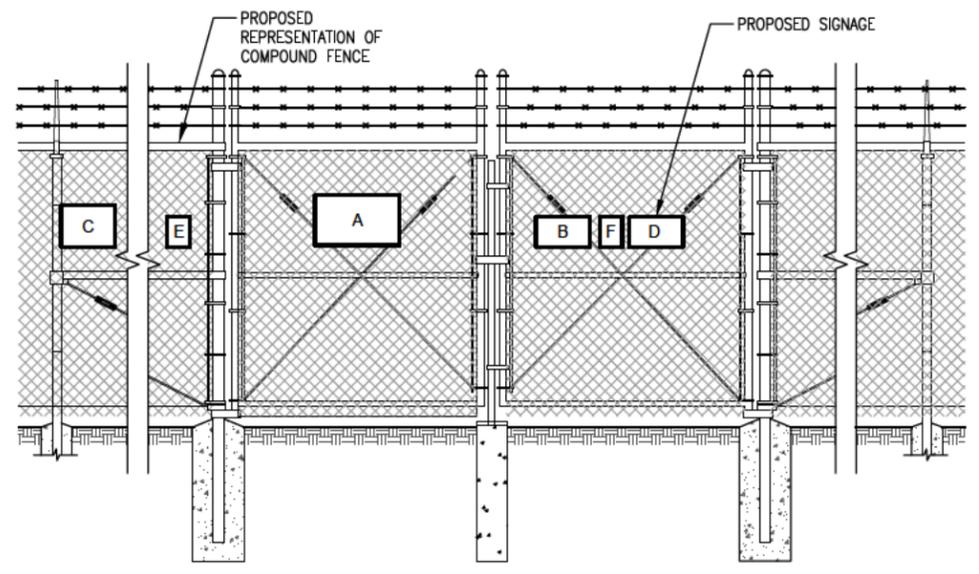


C | NO TRESPASSING
 10" HIGH X 14" WIDE
 WHITE/BLACK/RED BACKGROUND, BLACK/WHITE LETTERING
 MOUNTING LOCATION: ADJACENT TO LEFT GATE &
 CENTERED ON OTHER THREE FENCED SIDES (QTY. 4)

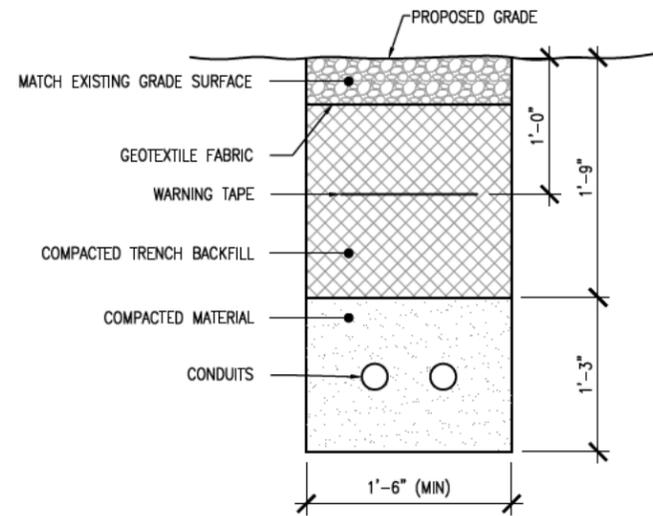


D | RF GUIDELINES SIGN
 8" HIGH X 12" WIDE
 YELLOW BACKGROUND, BLACK LETTERING
 MOUNTING LOCATION: RIGHT GATE & BASE OF TOWER
 QUANTITY: 2

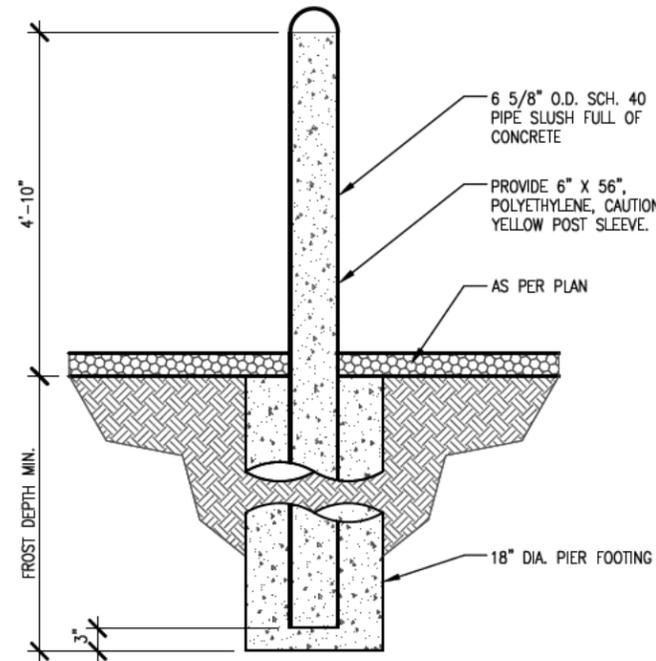
NOTES:
 1. SIGNAGE, PLAN, & ELEVATION IS SHOWN FOR INFORMATION PURPOSES ONLY. CONTRACTOR TO VERIFY EXACT PLACEMENT WITH TOWER OWNER.
 2. SIGNS SHALL BE FABRICATED FROM CORROSION RESISTANT PRESSED METAL AND PAINTED WITH LONG LASTING UV RESISTANT COATINGS.
 3. SIGNS (EXCEPT WHERE NOTED OTHERWISE) SHALL BE MOUNTED TO THE TOWER, GATE, & FENCE USING A MINIMUM OF 9 GAUGE ALUMINUM WIRE, HOG RINGS (AS UTILIZED IN FENCE INSTALLATIONS) OR BRACKETS WHERE NECESSARY. BRACKETS SHALL BE OF SIMILAR METAL AS THE STRUCTURE TO AVOID GALVANIC CORROSION.



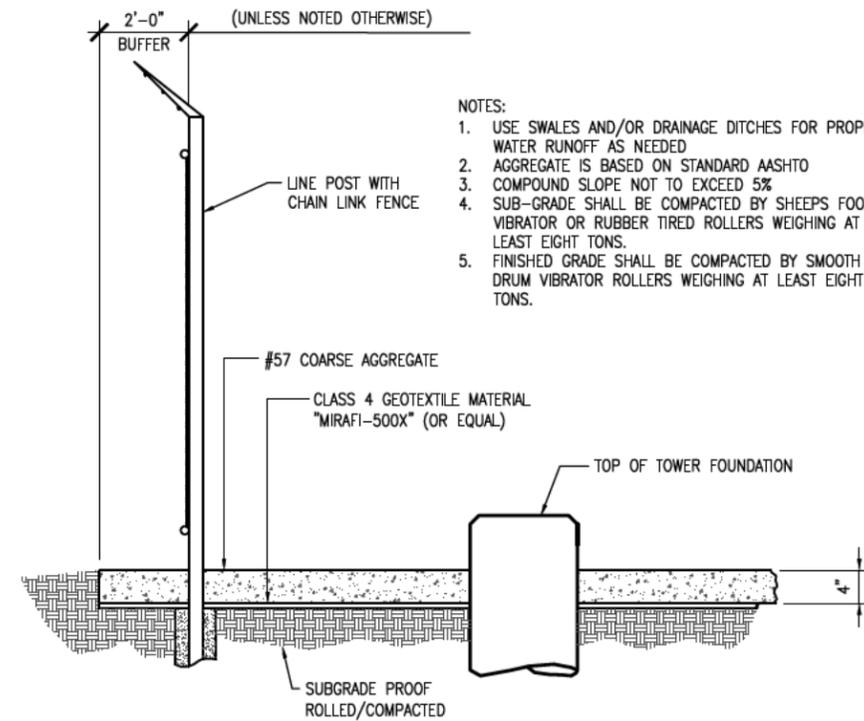
1 SITE SIGNAGE



4 UTILITY TRENCH DETAIL



3 BOLLARD DETAIL
SCALE: 1/2" = 1'-0"



2 COMPOUND SURFACING DETAIL

- NOTES:
1. USE SWALES AND/OR DRAINAGE DITCHES FOR PROPER WATER RUNOFF AS NEEDED
 2. AGGREGATE IS BASED ON STANDARD AASHTO
 3. COMPOUND SLOPE NOT TO EXCEED 5%
 4. SUB-GRADE SHALL BE COMPACTED BY SHEEPS FOOT VIBRATOR OR RUBBER TIRE ROLLERS WEIGHING AT LEAST EIGHT TONS.
 5. FINISHED GRADE SHALL BE COMPACTED BY SMOOTH DRUM VIBRATOR ROLLERS WEIGHING AT LEAST EIGHT TONS.

NOT FOR CONSTRUCTION

DESIGN 1

9973 VALLEY VIEW RD.
EDEN PRAIRIE, MN 55344
(952) 903-9299
WWW.DESIGN1EP.COM

PROJECT
US-MN-5485
FUZE ID: 287814

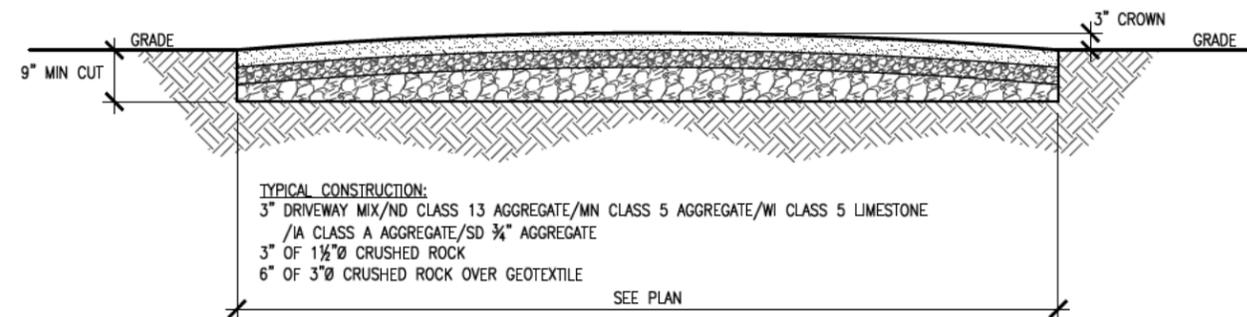
US-MN-5485
GLEN

32213 DEER ST
AITKIN, MN 56431

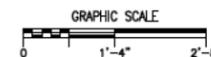
SHEET CONTENTS:
GRAVEL DRIVE SECTION
SURFACING DETAIL
BOLLARD DETAIL
UTILITY TRENCH DETAIL

DRAWN BY: TLS
CHECKED BY: SJD
REV. A 12-01-25
REV. B 12-12-25

- NOTES:
1. PREPARE SUB-GRADE AND CONSTRUCT IN ACCORDANCE WITH THE GEOTECHNICAL REPORT.
 2. ANY VARIANCE FROM THIS ROADWAY DESIGN MUST BE SUBMITTED AND APPROVED PRIOR TO BID.
 3. CONTRACTOR TO COMPACT EACH LAYER OF ROCK IN ACCORDANCE WITH ASTM & LOCAL STANDARDS.



1 GRAVEL DRIVE SECTION
SCALE: 3/8" = 1'-0"





1 SITE PHOTO



2 SITE PHOTO



3 SITE PHOTO



4 SITE PHOTO

PREPARED FOR:

verticalbridge

THE TOWERS, LLC
22 WEST ATLANTIC AVENUE, SUITE 310
DELRAY BEACH, FL 33444

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SHEET CONTENTS:
PHOTOS

DRAWN BY: TLS
CHECKED BY: SJD
REV. A 12-01-25
REV. B 12-12-25

GENERAL GROUNDING NOTES:

An external buried ground ring (Lead 1) shall be established around the equipment cabinets and tower foundations. Lead 1 shall be kept 24" from foundations; if foundations are less than 48" apart, keep Lead 1 centered between them. If the tower base is over 20'-0" from the equipment cabinets, a separate Lead 1 shall be established around each foundation, and the two Lead 1s shall be bonded with two parallel leads at least 6 feet apart horizontally. Connections between the two Lead 1s shall be bi-directional.

All subgrade connections shall be by exothermic weld, brazed weld, or gas-tight UL467-listed compression fittings pre-filled with anti-oxidant compound. Subgrade connections shall not be 'cold galvanize' coated.

Lead 1 shall be #2 solid bare tin-clad (SBTC) copper wire buried at local frost depth. Lead 1 bends shall be minimum 24" radius. 'Whip' lead bends may be of 12" radius.

Ground rods shall be galvanized steel, 5/8", spaced twenty feet apart, or as shown. Rods shall be kept min. 24 inches from foundations. Ground rods are required to be installed at their full specified length. Depth shall be as shown in Detail 11.1 in the Verizon Wireless Standard Detail Booklet.

SPECIAL CONSIDERATIONS FOR GROUND RODS:

When ground rods are not specified to be backfilled w/ Bentonite Slurry: If boulders, bedrock, or other obstructions prevent driving of ground rods, the Contractor will need to have drilling equipment bore a hole for ground rod placement. Hole to be backfilled w/ Bentonite Slurry.

When specified with slurried Bentonite encasement, drilling equipment will be used to be bore a hole for ground rod placement. Slurry shall be made from pelletized material ("Grounding Gravel"); powdered Bentonite is not allowed. If boulders, bedrock, or other obstructions are found, Contractor shall drill to the specified depth and provide Bentonite encasements.

Above-grade connections shall be by lugs w/ two-hole tongues unless noted otherwise, joined to solid leads by welding (T&B 54856BE "BROWN"), self-threading (RECOGNIZED, EM 2522DH.75.312), or 10,000psi crimping (BURNDY YA3C 2TC 14E2). Surfaces that are galvanized or coated shall have coating(s) removed prior to bolting. Bolts shall be stainless steel with flat washers on each side of the connection and a lock washer beneath the fastening nut. Star-tooth washers shall be used between lug & dissimilar metal (copper-to-steel, etc) but are not required between tin-clad CU lugs & tin-clad CU bus bars. Lug tongues shall be coated with anti-oxidant compound, and excess compound wiped clean after bolting. The connection shall then be coated with cold-galvanizing compound, or with color-matching paint.

Ground bars exposed to weather shall be tin-clad copper, and shall be clean of any oxidation prior to lug bolting.

Galvanized items shall have zinc removed within 1" of weld area, and below lug surface contact area. After welding or bolting, the joint shall be coated with cold galvanizing compound.

Ground Bar leads

Ground bars are isolated electrically from tower bottoms and equipment cabinets by their standoff mounts. Leads from each ground bar to the ground ring shall be a pair of #2 SBTC, each connected to Lead 1 bi-directionally with #2 SBTC 'jumpers'. Pairs of #2 SBTC may be required between ground bars. Leads shall be routed to ground bars as follows:

- * The Main Ground Bar (MGB), typically mounted adjacent to the ILC (location varies).
- * The Port Ground Bars (PGB), mounted inside and outside on the equipment shelter walls beneath the transmission line port. Note: Transmission line grounds also attach to the PGBs.
- * The Tower Ground Bar (TGB) mounted at the base of the tower. Note: Transmission line grounds also attach to the TGBs.

NOTE: Contractor shall confirm that TGBs exist at 75-foot vertical intervals on any guyed or self-support tower, and that transmission lines are grounded to each TGB. Only the bottom-most TGB is isolated from the tower steel frame; upper TGBs may use the tower steel frame as common ground, requiring no copper leads between TGBs.

#2 SBTC Whip leads

"Whip" leads shall connect the buried external ground ring to the following items:

Monopole Towers:

* Three whips to flanges on the monopole base, at least 90° apart. If none are provided, attach to the baseplate or consult tower manufacturer.

Self-Support Towers:

* Two whips to flange(s) on each tower leg base. If none are provided, attach to the baseplate or consult tower manufacturer.

Guyed Towers:

* Two whips to flange(s) on the tower base. If none are provided, attach to the baseplate or consult tower manufacturer.
 * Establish a Lead 1 within the fence enclosure of each guy anchor, at least 40 foot perimeter and having 4 ground rods.
 * #2 SBTC leads shall extend up, and be clamped (bronze clamshell or equal), to any two guy wires. NEVER weld leads to the guy wires. The lead to the guy anchor 'hand' plate may be welded.

Fences:

Metallic fence within 25 feet of tower Lead 1, or within 6 feet of shelter lead 1, shall have whip leads as follows:

- * Each corner post.
- * Each pair of gate posts.
- * Any line post over 20'-0" from a grounded post.
- * Each gate leaf to its respective gatepost using braided strap (3/4", tin-clad copper w/ lug ends).
- * Fences around guy anchors shall be grounded in similar fashion.

Fuel tanks:

NEVER WELD to any fuel enclosure. NEVER penetrate the fuel containment. Metal tanks shall have one whip lead attached. Use an approved clamp or two-hole lug on an available flange.

Equipment Shelter/Platform and Other General Requirements (including but not limited to):

- Extend new Lead 21B up to shelter halo, remaking two-way connections as needed. Generator-equipped shelters have 6 such connections. Connections within the shelter shall be by compression; NEVER weld inside the shelter.
- Each vertical support pipe of the exterior cable bridge. Bridge end shall be kept at least 6" from the tower structure. The cable bridge shall be jumpered to the vertical support pipes with #2 SBTC at each vertical support pipe.
- Opposite corners of the steel equipment platform.
- Opposite corners of the roof shield over the equipment shelter.
- Each HVAC unit shield, if separate (may be 'jumpered' to main roof shield).
- Each HVAC package unit.
- Commercial electric meter box.
- Generator receptacle, if present.
- Steel building skid, if shelter is metal frame.
- Each air intake or exhaust fan vent louver.
- Each generator vent hood or louver.
- Generator exhaust stack, external.
- Opposite corners of generator support frame, if separate from shelter.
- Generator fuel tank, if separate from generator unit.
- Host building rain gutter, downspouts, and roof flashings within 25 feet.
- Telco MPOP (Main Point of Presence), if external to equipment shelter.
- Within cable vaults, one each to the ladder and to the manhole rim.

Note: The door frame is connected to the interior ground halo, and need no separate connection to the external ground ring.

Inspection & Testing

Test lead #1 and ground rods after installation but before backfilling or connecting to any other grounding, using the 3-point fall of potential method. Contractor to notify Verizon Wireless senior construction engineer at least 48 hours prior to testing. Document installation and test results with photographs.

SYMBOL AND NOTE LEGEND

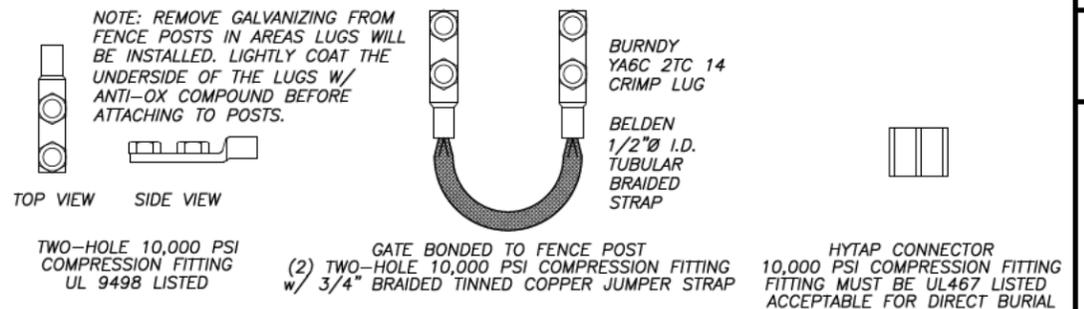
①	#2 SBTC AROUND EQUIPMENT CABINETS, TOWER, OR GUY ANCHOR
●	5/8" X 10'-0" GALVANIZED STEEL GROUND ROD
⊙	TEST WELL PREFERRED LOCATION
---	#2 SBTC 'WHIP' LEAD
⑤	(2) #2 SBTC FROM MGB, PGB, OR TGB TO LEAD 1
⑥	AC HVAC UNIT
②1B	BUILDING CORNER
⑥	BO BOLLARD
⑥	CBS CABLE BRIDGE SUPPORT POST
④	EL ELECTRICAL SERVICE GROUND
⑥	EM COMMERCIAL ELECTRICAL METER
⑥	FAN GUY ANCHOR PLATE
⑥	FP FENCE POST
⑨0	GEN GENERATOR
⌒	GP GATE POST, 3/4" BRAID STRAP TO LEAF
⑥	GPS GPS UNIT
⑥	GUY GUY WIRE, MECH. CLAMP ONLY - NO WELDS
⑥	HL HOOD OR LOUVER
⑥	HB OUTSIDE OF HOFFMAN BOX
⑥	ILC INTEGRATED LOAD CENTER
⑤	MGB MAIN GROUND BAR
⑥	MU GENERATOR MUFFLER
⑤	PGB PORT GROUND BAR
⑥	RBR FOUNDATION REINFORCING
⑥	RS ROOF SHIELD
⑥	SB STEEL BEAM
⑥	SP STEEL POST
⑥	STP STEEL PLATFORM
⑥	TEL HOFFMAN BOX
⑤	TGB TOWER GROUND BAR
⑥	TWR TOWER BASE
⑥	VP DIESEL FUEL VENT PIPE

GENERAL CONTRACTOR NOTES:

- CONTRACTOR TO COORDINATE PUBLIC & PRIVATE UTILITY LOCATES PRIOR TO CONSTRUCTION START. NOTIFY THE DESIGNER AND CARRIER CONSTRUCTION ENGINEER IMMEDIATELY OF ANY UTILITY LINE ISSUES.
- GENERAL CONTRACTOR IS RESPONSIBLE FOR CONFIRMING THAT THE INSTALLATION OF ALL GROUNDING MEETS THE CARRIERS GROUNDING STANDARDS AS APPLICABLE.
- CONTRACTOR SHALL ENSURE THAT EACH WHIP IS ROUTED TO LEAD 1 BY THE SHORTEST PATH, AND BENDS SHALL NOTE BE LESS THAN 12" RADIUS.
- PRIMARY ELECTRICAL - DEPTH AND SPECIFICATION BY POWER UTILITY COMPANY.
- SECONDARY ELECTRICAL - INSTALL CONDUIT 32" BELOW GRADE WITH TWO (2) DETECTABLE RIBBONS.
- FIBER OPTIC - INSTALL CONDUIT 36" BELOW GRADE WITH PULL STRING, TRACEABLE WIRE AND TWO (2) DETECTABLE RIBBON.

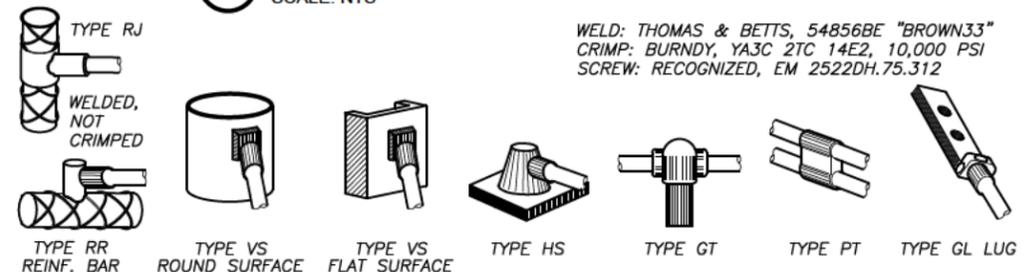
LEAD IDENTIFICATION & DESCRIPTION:

1	RING, EXTERNAL BURIED w/ RODS	#2 SBTC
1A	RING, CONCRETE ENCASED	#2 SBTC
2	DEEP ANODE (TO IMPROVE OHMS)	ROD OR PIPE
3	RING TO BLDG STL FRAME	#2 SBTC
4	MAIN AC PANEL NEUTRAL BUS TO (2) GROUND RODS, ISOLATED FROM LEAD #1	NEC 250.66
5	RING TO GROUND BAR	(2) #2 SBTC
6	RING TO EXT MTL OBJECT	#2 SBTC
7	DEEP ANODE TO MGB	NSTD33-9
8	AC PANEL TO WATER METER	NEC 250.66
9	EXT WATER TO INT WATER PIPES	NSTD33-9
10	INT WATER PIPE TO MGB	NSTD33-9
11-12	NOT USED	
13	AC PANEL TO MGB	NSTD33-9
14	MGB/FGB TO BLDG STL FRAME	#2/0 I-STR
14C	MGB/FGB TO ROOF/WALL MTL PNL	#1/0 I-STR
15	MGB/FGB TO FGB-HIE SAME FLOOR	#2/0 I-STR
16	NOT USED	
16A	ECPG TO CABLE ENTRY RACK	#1/0 I-STR
17	MGB TO CABLE SHIELDING	#6 I-STR
17A	ECPG TO CABLE SHIELDING	#6 I-STR
17B	MGB/FGB TO F-O SPLICE SHELF	#1 I-STR
18	LOWEST MGB/FGB TO HIGHEST FGB	#2/0 I-STR
19	LEAD 18 TO OTHER FGBs, <6'	#2/0 I-STR
20	MGB/FGB TO BRANCH AC PNL	#6 I-STR
20A	NEAREST GRND TO DISCONNECT PNL	NEC 250.66
20B	GWB TO AC DISTR PNL	#6 I-STR
21	MGB/FGB TO INT HALO	#2 I-STR
21A	INTERIOR 'GREEN' HALO	#2 I-STR
21B	INT HALO TO EXT RING	#2 SBTC
21C	INT HALO TO EQUIPMENT MTL	#6 I-STR
22	ROOF TOWER RING TO ROOF GRND	NFPA 780
23	MGB/FGB TO ECPGB, SAME FLOOR	#1 I-STR
23A	MGB/FGB TO CXR-HF LINR PROT	#6 I-STR
24	ECPG TO EACH PROTECTOR ASSEMBLY	#6 I-STR
24A	LOWER PROT ASSY TO UPPER	#6 I-STR
25	RING TO NEAREST LIGHTNING ROD	#2 SBTC
26	LGHTNG ROD SYS TO NEARBY MTL	NFPA 780
27	RING TO TOWER RING	(2) #2 SBTC
28	RING TO SHELTER RING	(2) #2 SBTC
29	BRANCH AC PNL TO BTTY CHG FRM	NSTD33-11
30	BRANCH AC PNL TO OUTLETS	NSTD33-11
31	MGB/FGB TO PWR, BTTY FRAMES	#2/0 I-STR
32	#31 TO BATTERY CHARGER FRAME	#6 I-STR
33	#31 TO BATTERY RACK FRAME	#6 I-STR
34	#31 TO PCU FRAME	#6 I-STR
35	#31 TO DSU FRAME	#6 I-STR
36	#31 TO PDU FRAME	#6 I-STR
37	MGB/FGB TO BTTY RETURN	NSTD33-14.5
37A	MGB/FGB TO RTN TERM CARR SUPP	#6 I-STR
38	FGB TO PDU GB	#750MCM I-STR
38A	FGB TO PDU GB CARRIER SUPPLY	#2/0 I-STR
39	DC BUS DUCT TO NEXT SECTION	#6 I-STR
40	DC BUS DUCT TO MGB/FGB	#6 I-STR
41A	MGB/FGB TO #58	#2/0 I-STR
42-44	NOT USED	
45	MAIN AC PNL TO BRANCH AC PNL	NSTD33-11
46	BRANCH AC PNL TO DED OUTLET	NSTD33-11
47	FGB TO INTEG FRM	#2 I-STR
48	LEAD #31 TO INTEG FRM	#6 I-STR
49	INTEG FRM TO EQUIP SHELF	BY FASTENERS
50	PDU BTTY RET TO #51	#2/0 I-STR
51	#50 TO TRANS FRM ISO DC PWR	#6 I-STR
52	TRANS FRM FUSE TO FRM OR BAR	#8 I-STR
53A	MGB/FGB TO PDF/BDFB	NSTD33-22
54	MGB/FGB TO STATIC DEVICES	#6 I-STR
55	MGB/FGB TO CABLE AT ENTRY	#6 I-STR
56	MGB/FGB TO AC PWR RADIO XMTR	#6 I-STR
57A	MGB/FGB TO CBL GRID/RUNWAY	#2/0 I-STR
58A	#41A TO AISLE FRAME	#2 I-STR
59A	#58A TO EACH SGL FRAME GRND	#6 I-STR
60-89	NOT USED	
90	GENERATOR FRAME TO EXT RING	#2 SBTC



2 COMPRESSION CONNECTOR DETAILS

SCALE: NTS



1 EXOTHERMIC WELD DETAILS

SCALE: NTS

PREPARED FOR:

verticalbridge
THE TOWERS, LLC
 22 WEST ATLANTIC AVENUE, SUITE 310
 DELRAY BEACH, FL 33444

NOT FOR CONSTRUCTION

DESIGN
 9973 VALLEY VIEW RD.
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PROJECT
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 FUZE ID: 287814

US-MN-5485
 GLEN

32213 DEER ST
 AITKIN, MN 56431

SHEET CONTENTS:
 GROUNDING NOTES

DRAWN BY: TLS
 CHECKED BY: SJD
 REV. A 12-01-25
 REV. B 12-12-25

G-1

NOTES:
 1. SEE SHEET VZW G-1 FOR VERIZON GROUNDING PLAN.
 2. SEE SHEET G-1 FOR ADDITIONAL NOTES.
 3. GROUND RING SYSTEM PERFORMANCE TEST ALLOWANCE IS FIVE (5) OHMS MAXIMUM.

PREPARED FOR:
verticalbridge
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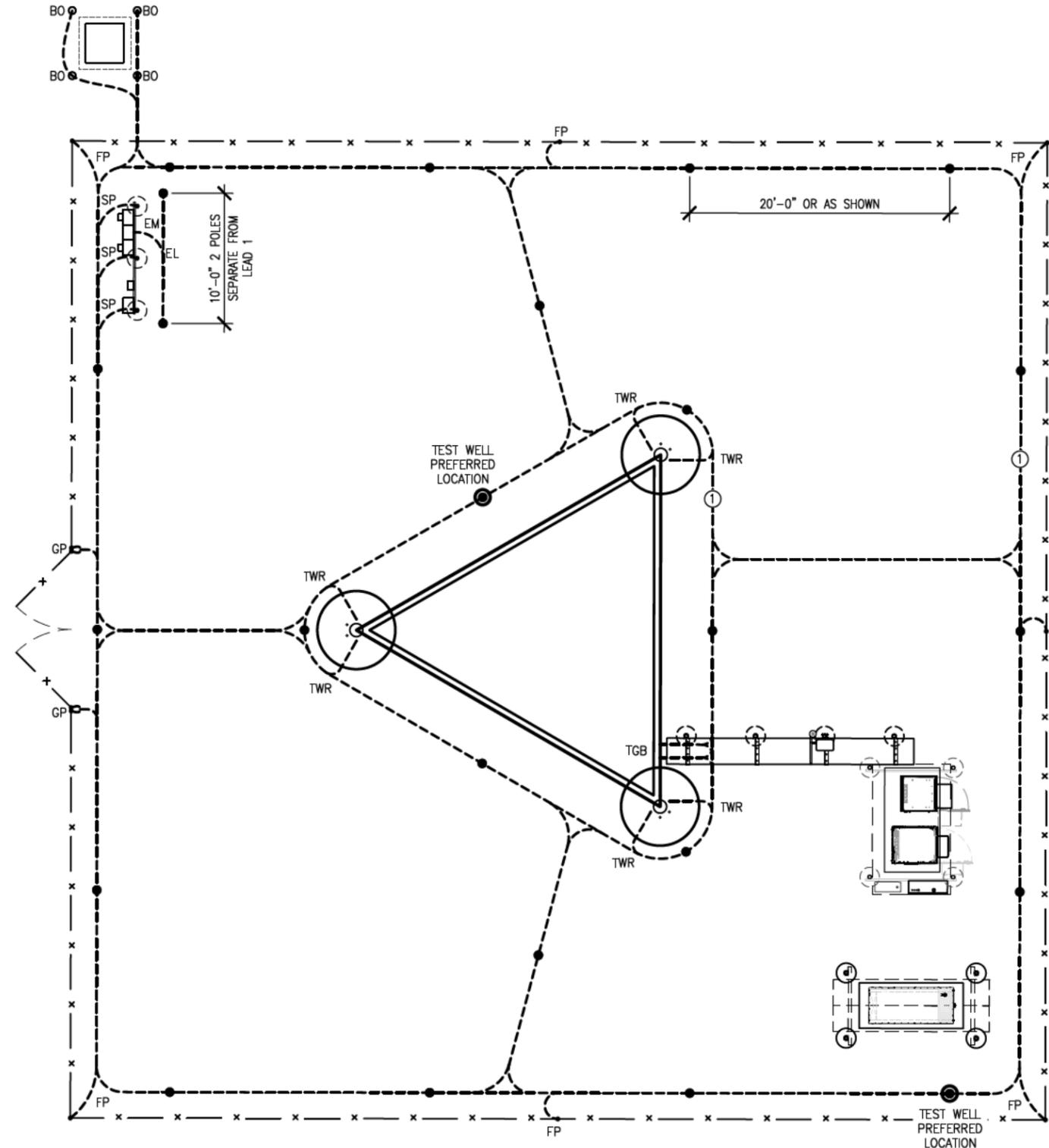
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SHEET CONTENTS:
 GROUNDING PLAN

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1 GROUNDING PLAN
 SCALE: NTS



G-2

NOT FOR CONSTRUCTION

DESIGN 1

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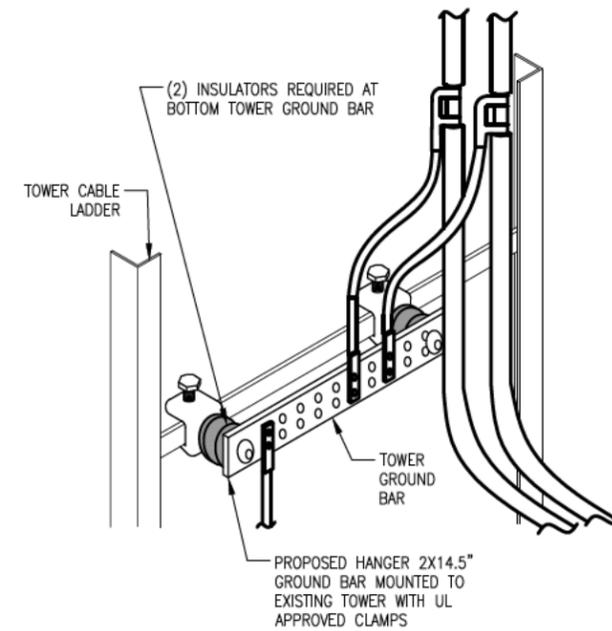
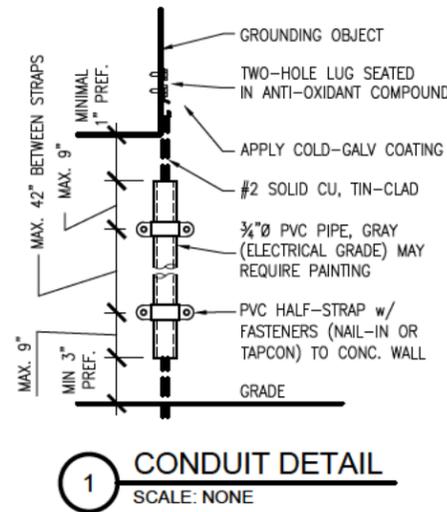
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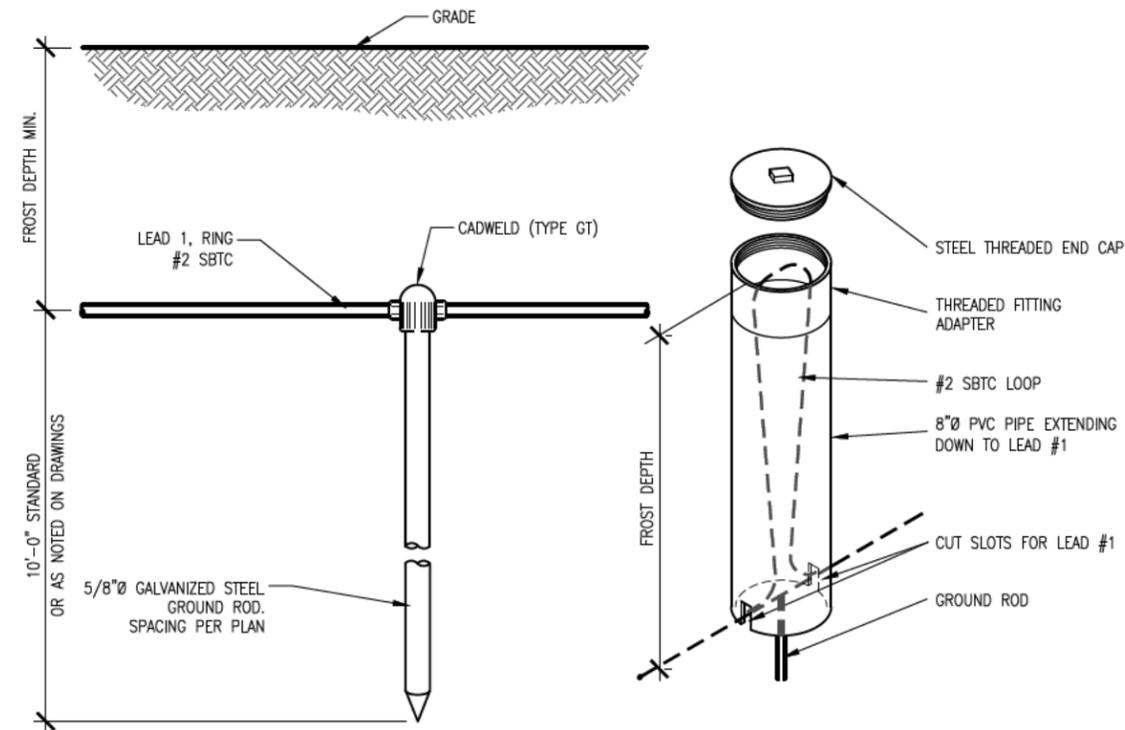
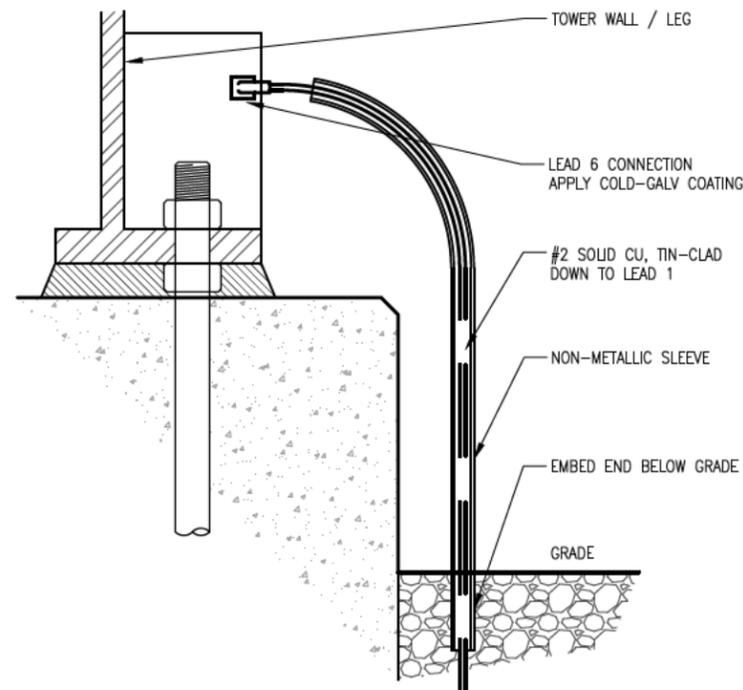
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SHEET CONTENTS:
GROUNDING DETAILS

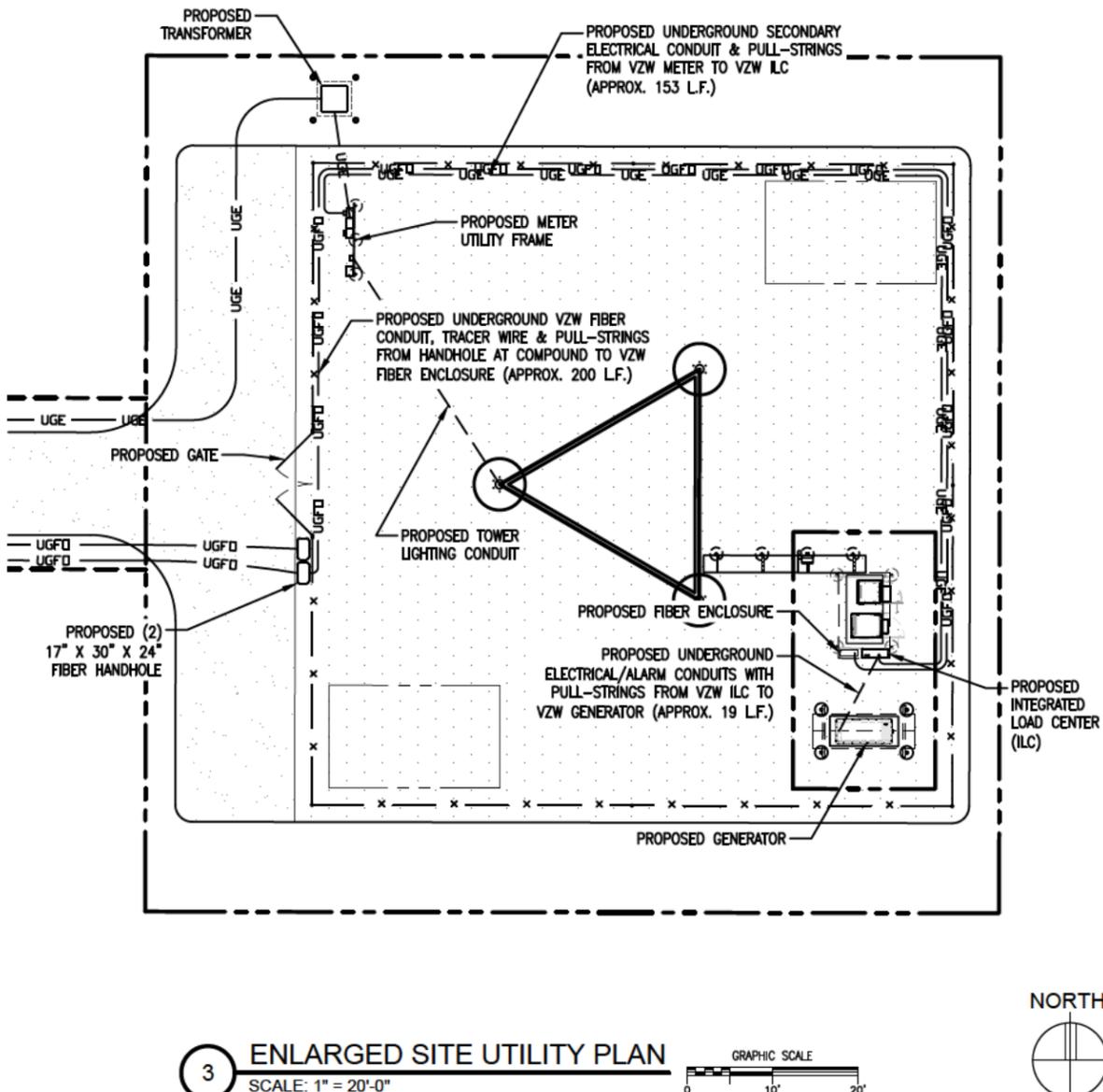
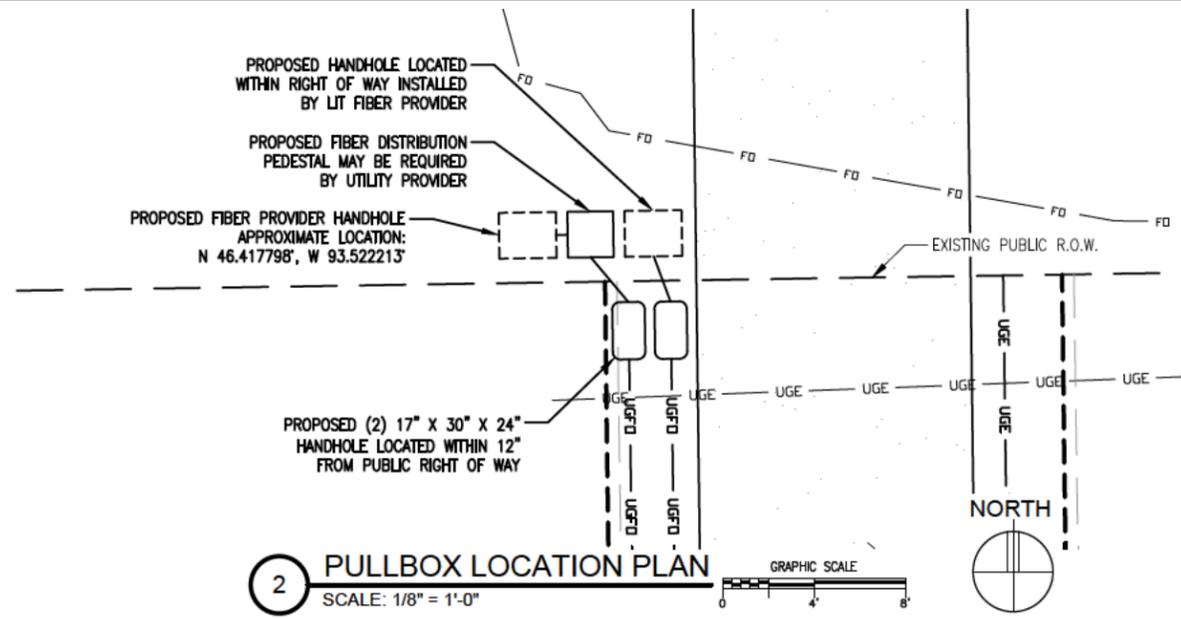
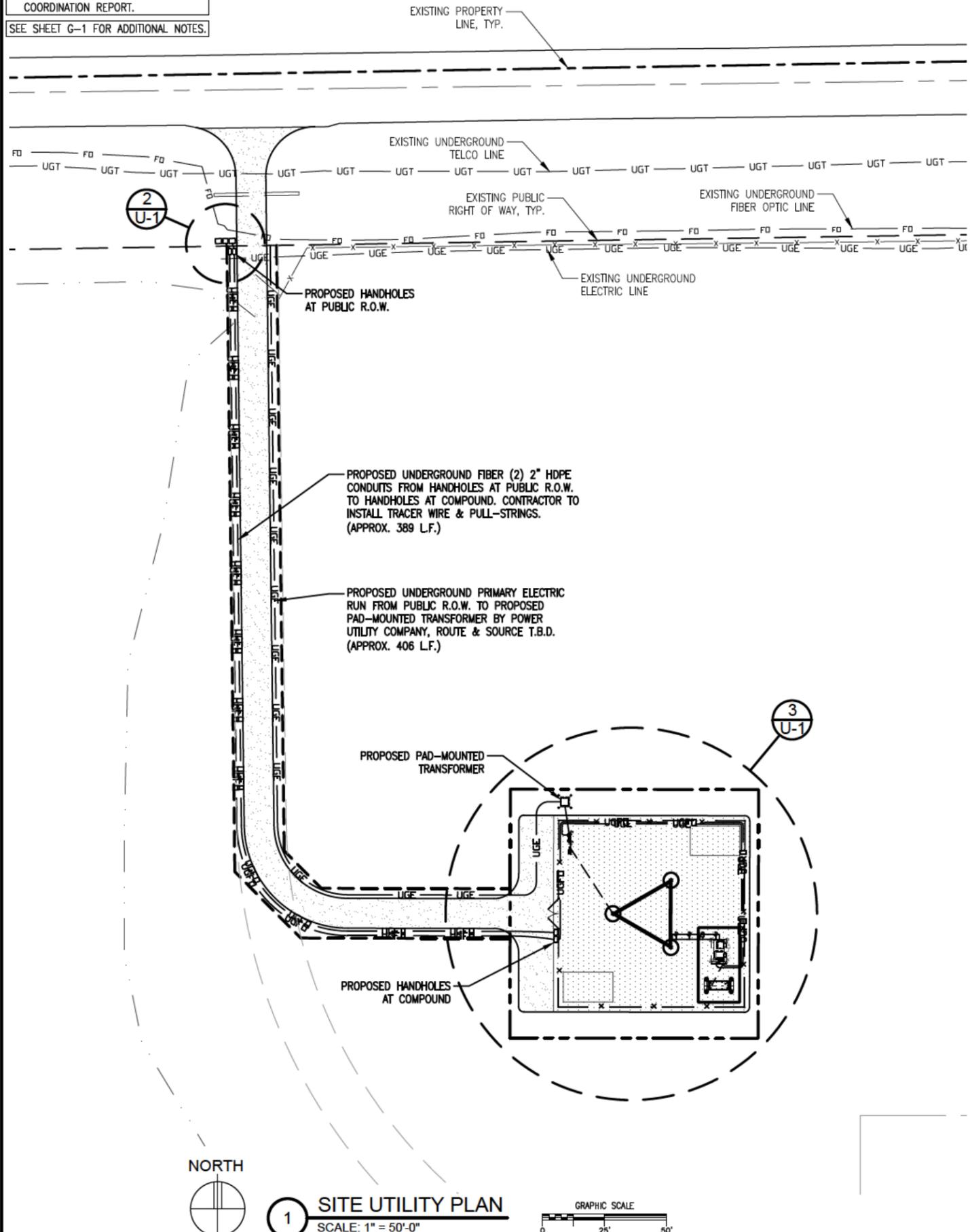
DRAWN BY: TLS
CHECKED BY: SJD
REV. A 12-01-25
REV. B 12-12-25



NOTE: IF NO FLANGES ARE PROVIDED, USE BASE PLATE. OR CONTACT TOWER MANUFACTURER.



POWER DESIGN NOTES:
 POWER TO BE INSTALLED PER UTILITY COORDINATION REPORT.
 SEE SHEET G-1 FOR ADDITIONAL NOTES.



PREPARED FOR:
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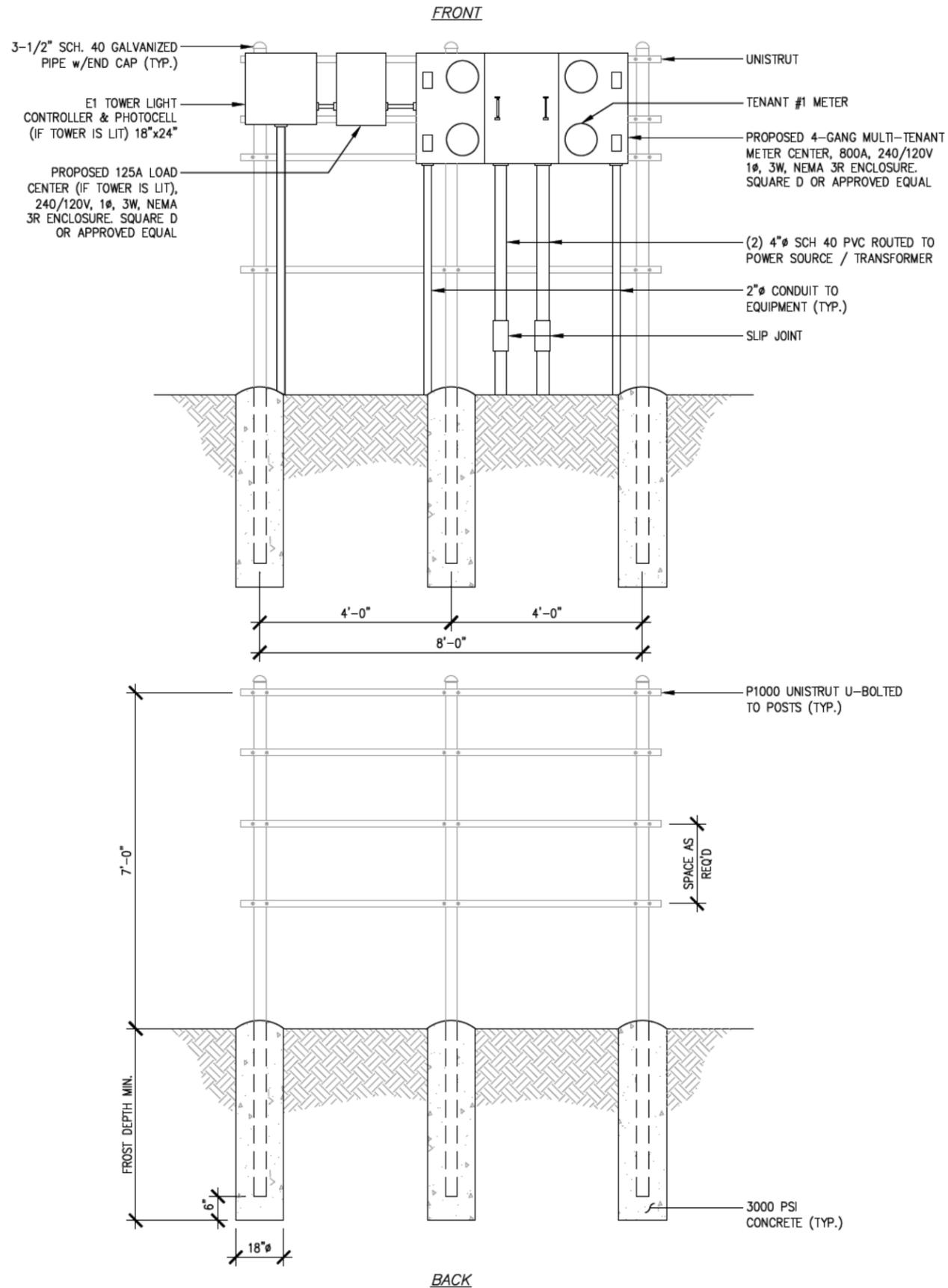
US-MN-5485
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SHEET CONTENTS:
 SITE UTILITY PLAN
 ENLARGED SITE UTILITY PLAN
 PULLBOX LOCATION PLAN

DRAWN BY: TLS
 CHECKED BY: SJD
 REV. A 12-01-25
 REV. B 12-12-25

U-1



ELECTRIC SERVICE NOTES:

ALL ELECTRICAL EQUIPMENT SHALL BE INSTALLED IN CONFORMANCE WITH NFPA 70 (LATEST REVISION). THE RESPECTIVE EQUIPMENT MANUFACTURER'S DIRECTIONS AND ALL OTHER APPLICABLE LOCAL CODES, LAWS, ORDINANCES AND REQUIREMENTS IN FORCE. ANY INSTALLATION WHICH WOULD VOID THE U.L. LISTING (OR OTHER THIRD PARTY LISTING) AND/OR THE MANUFACTURER'S WARRANTY OF A DEVICE SHALL NOT BE PERMITTED.

COORDINATE ELECTRIC SERVICE WITH LOCAL POWER UTILITY COMPANY. COORDINATE WITH UTILITY FOR METER TYPE AND CONNECTION.

ALL CONDUIT SHALL BE SEALED WATERTIGHT UNTIL FINAL TERMINATIONS ARE MADE.

PROVIDE PULL CORD IN ALL CONDUITS. SECURE AT EACH END.

ADJUST DEPTH OF CONDUITS TO PASS ABOVE GROUNDING SYSTEM.

PROVIDE 18 INCH (MIN.) RADIUS ELBOWS FOR ALL BENDS.

PROVIDE PHENOLIC ENGRAVED NAMEPLATES AT THE SERVICE DISCONNECT LABELED: "SERVICE DISCONNECT" & "NOTE ENGINE GENERATOR NEUTRAL IS ALSO BONDED TO GROUND AT THE SERVICE DISCONNECT." PROVIDE ADDITIONAL NAMEPLATES NOTING TYPE AND LOCATION OF STANDBY POWER SOURCE.

PREPARED FOR:

verticalbridge

THE TOWERS, LLC

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SHEET CONTENTS:
METER UTILITY FRAME DETAIL
ELECTRICAL ONE-LINE

DRAWN BY: TLS
CHECKED BY: SJD
REV. A 12-01-25
REV. B 12-12-25

1 METER UTILITY FRAME DETAIL
SCALE: NONE

U-2

NOTES:

1. THESE DRAWINGS DO NOT CONSTITUTE A WARRANTY, EXPRESSED OR IMPLIED, OF THE ACCURACY OF THE STRUCTURAL ANALYSES AND THE PERFORMANCE OF THE COMPLETED CONSTRUCTION AS SHOWN ON THESE DOCUMENTS AND THE STRUCTURAL ANALYSES.
2. NO STRUCTURAL ANALYSIS FOR THE MOUNT HAS BEEN PERFORMED AS PART OF THESE DRAWINGS.
3. PLEASE COORDINATE ANY STRUCTURAL CONCERNS/MATTERS OR ANY LOADING MODIFICATIONS TO THE CONSULTANT WHO AUTHORED THE ANALYSIS AND NOTIFY DESIGN 1 IMMEDIATELY OF THE ISSUE.
4. EQUIPMENT SLAB AND GENERATOR FOUNDATION TO BE EXCAVATED AND CONSTRUCTED IN ACCORDANCE WITH RECOMMENDATIONS AND SPECIFICATIONS OF THE GEOTECHNICAL REPORT WHICH IS NOT INCLUDED IN THIS PACKAGE. DISCREPANCIES BETWEEN THE REPORT AND THE OTHER DOCUMENTS TO BE IMMEDIATELY REPORTED TO VERIZON WIRELESS AND THE DESIGNER.
5. CONTRACTOR TO ENSURE TIP OF ANTENNAS DO NOT EXCEED TOWER HEIGHT.
6. ELEVATION IS SHOWN FOR GENERAL DIAGRAMMATIC PURPOSES ONLY. DO NOT SCALE.
7. THE STRUCTURAL ANALYSIS FOR THE MOUNTS (BY OTHERS) SHALL BE PER THE VERIZON NETWORK STANDARD NSTD-445. ALL LOADING AND DESIGN SHALL BE PER THE TIA-222-H STANDARD.

NOT FOR CONSTRUCTION

DESIGN 1

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 (952) 903-9299
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PROJECT
 US-MN-5485
 FUZE ID: 287814

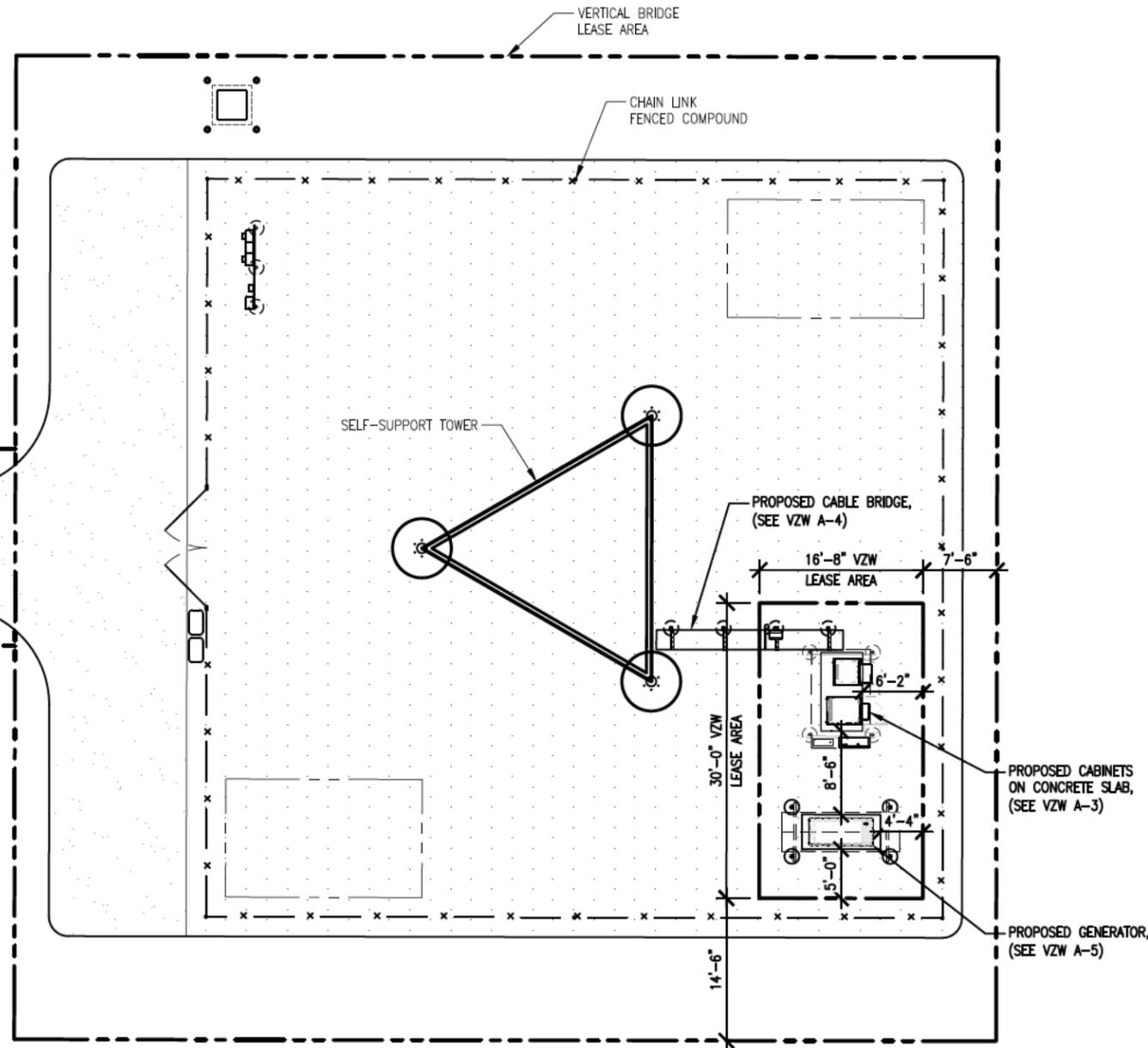
US-MN-5485
 GLEN

32213 DEER ST
 AITKIN, MN 56431

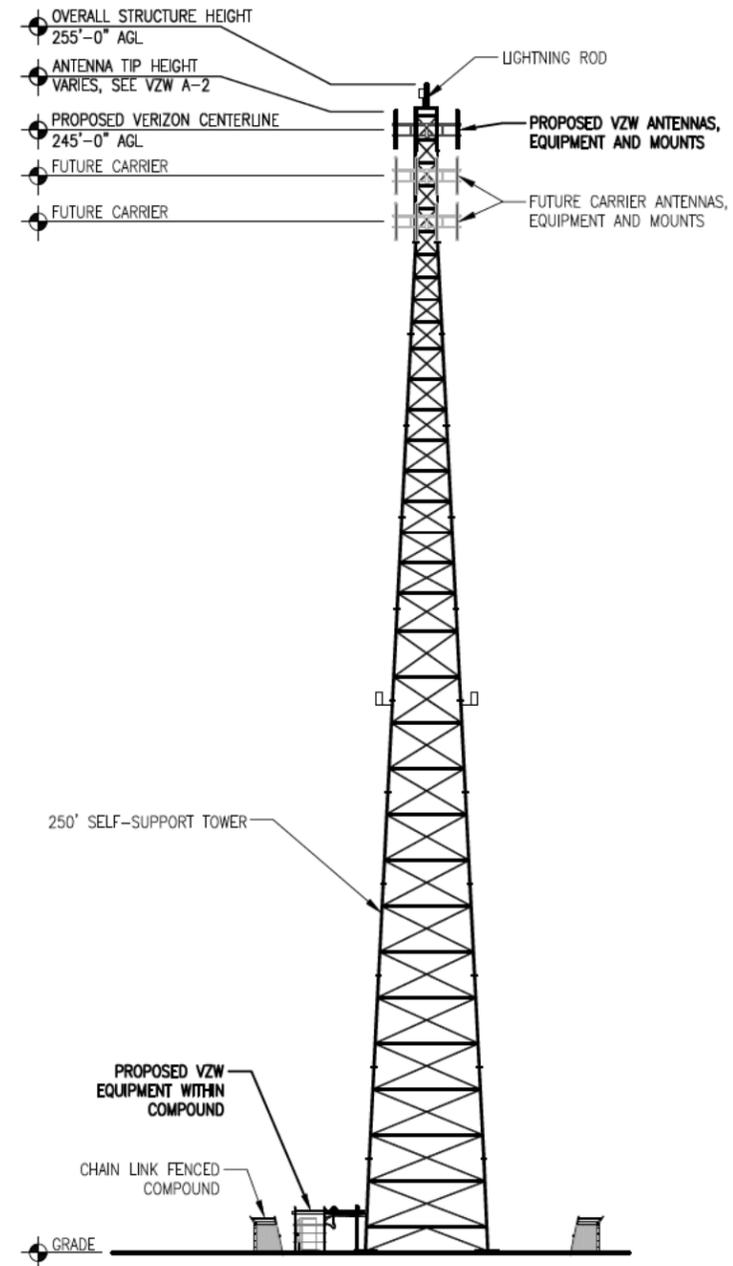
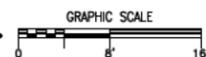
SHEET CONTENTS:
 VERIZON SITE PLAN
 TOWER ELEVATION

DRAWN BY: TLS
 CHECKED BY: SJD
 REV. A 12-01-25
 REV. B 12-12-25

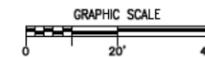
VZW A-1



1 VERIZON SITE PLAN
 SCALE: 1/16" = 1'-0"

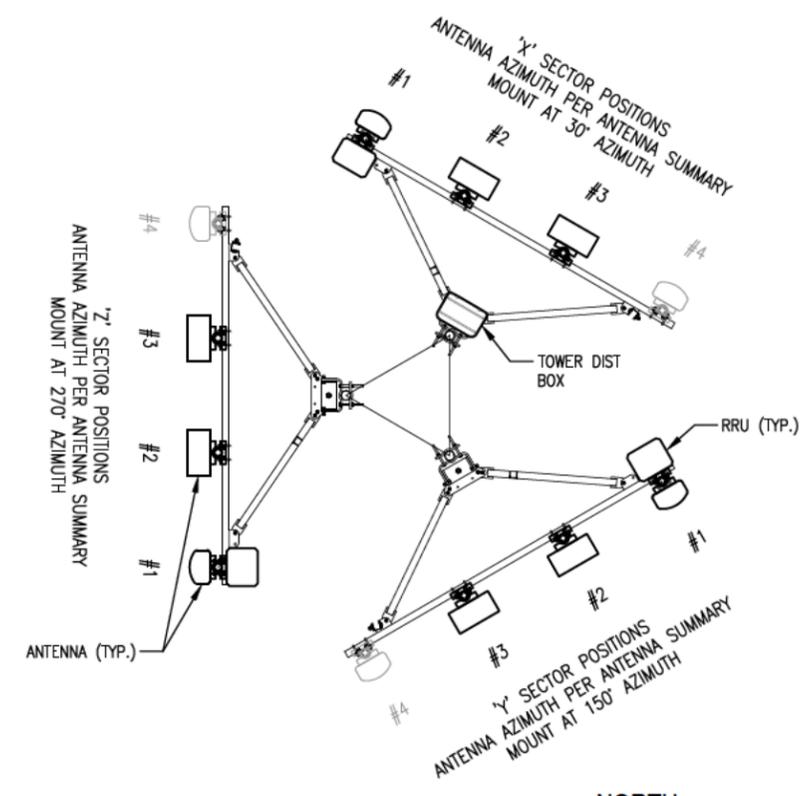


2 TOWER ELEVATION
 SCALE: 1" = 40'-0"



ANTENNA KEY												EQUIPMENT KEY				
	AZIMUTH	POSITION	FUNCTION	QTY	MANUFACTURER	MODEL	MOD TYPE	ANTENNA LENGTH	ANTENNA TIP	ANTENNA CENTER	ELEC DOWNTILT	MECH DOWNTILT	QTY	MANUFACTURER	MODEL	RRU PORT
"X" SECTOR	30°	1.1	TX/RX1	1	JMA WIRELESS	MX08FHG865-BHG	700/850	96.0"	249.0'	245.0'	2'	0'	1	ERICSSON	4490	1
		1.2	TX/RX2			2ND PORT	700/850									2
		1.3	TX/RX3			3RD PORT	700/850									3
		1.4	TX/RX4			4TH PORT	700/850									4
		1.5				5TH PORT	TERMINATED									
		1.6				6TH PORT	TERMINATED									
		1.7				7TH PORT	TERMINATED									
		1.8				8TH PORT	TERMINATED									
		30°	2.0	32TX/RX	1	ERICSSON	AIR3283	PCS/AWS	48.0"	247.0'	245.0'	2'	0'			
		30°	3.0	64TX/RX	1	ERICSSON	AIR6419	C-BAND	28.3"	246.2'	245.0'	3'	0'			
		4.0														
"Y" SECTOR	150°	1.1	TX/RX1	1	JMA WIRELESS	MX08FHG865-BHG	700/850	96.0"	249.0'	245.0'	2'	0'	1	ERICSSON	4490	1
		1.2	TX/RX2			2ND PORT	700/850									2
		1.3	TX/RX3			3RD PORT	700/850									3
		1.4	TX/RX4			4TH PORT	700/850									4
		1.5				5TH PORT	TERMINATED									
		1.6				6TH PORT	TERMINATED									
		1.7				7TH PORT	TERMINATED									
		1.8				8TH PORT	TERMINATED									
		150°	2.0	32TX/RX	1	ERICSSON	AIR3283	PCS/AWS	48.0"	247.0'	245.0'	2'	0'			
		150°	3.0	64TX/RX	1	ERICSSON	AIR6419	C-BAND	28.3"	246.2'	245.0'	3'	0'			
		4.0														
"Z" SECTOR	270°	1.1	TX/RX1	1	JMA WIRELESS	MX08FHG865-BHG	700/850	96.0"	249.0'	245.0'	2'	0'	1	ERICSSON	4490	1
		1.2	TX/RX2			2ND PORT	700/850									2
		1.3	TX/RX3			3RD PORT	700/850									3
		1.4	TX/RX4			4TH PORT	700/850									4
		1.5				5TH PORT	TERMINATED									
		1.6				6TH PORT	TERMINATED									
		1.7				7TH PORT	TERMINATED									
		1.8				8TH PORT	TERMINATED									
		270°	2.0	32TX/RX	1	ERICSSON	AIR3283	PCS/AWS	48.0"	247.0'	245.0'	2'	0'			
		270°	3.0	64TX/RX	1	ERICSSON	AIR6419	C-BAND	28.3"	246.2'	245.0'	3'	0'			
		4.0														

NOTES:
 1. VERIZON WIRELESS GC TO SUPPLY AND INSTALL THE MOUNTS. THE MOUNTS MUST MEET THE VERIZON WIRELESS MOUNT STANDARD NSTD-445. THE GC SHOULD OBTAIN A MOUNT CLASSIFICATION BY A LICENSED STRUCTURAL ENGINEER IN THE STATE OF THE PROJECT AND SUBMIT THE PE-STAMPED REPORT TO VERIZON PRIOR TO CONSTRUCTION. THE GC SHALL BRING ANY CONCERNS OR DISCREPANCIES TO THE ATTENTION OF THE CONSTRUCTION ENGINEER AND ENGINEER OF RECORD.
 2. VZW GC TO ENSURE MOUNT & ANTENNA ARRAY DOES NOT IMPEDE SAFETY CLIMB/CABLES.
 3. TIE-BACKS NOT SHOWN FOR CLARITY.



3 ANTENNA MOUNTING DETAIL
 SCALE: 3/16" = 1'-0"

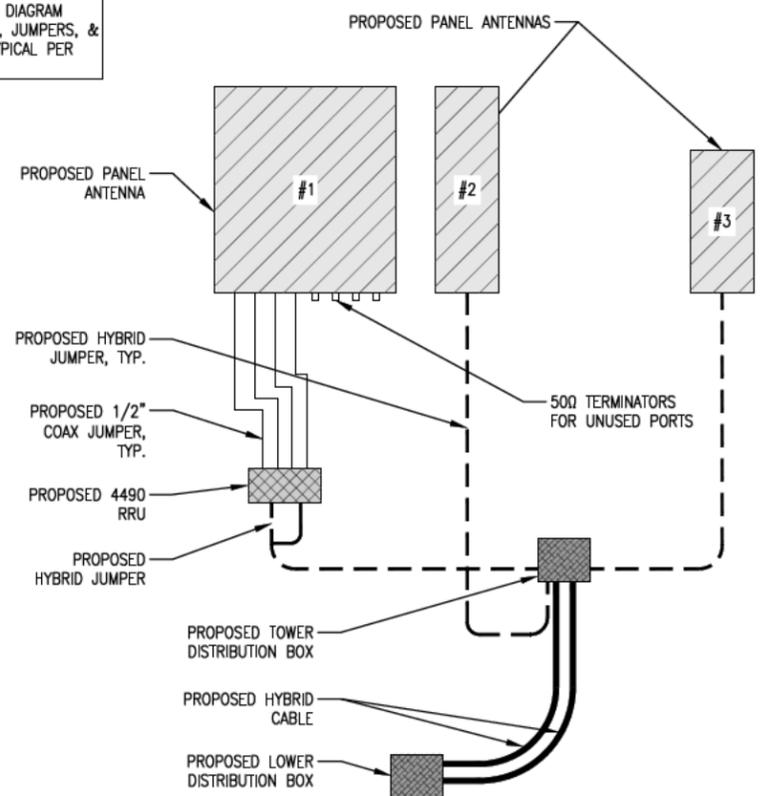
- ADDITIONAL:
- (1) DISTRIBUTION BOX, MODEL RVZDC-6627-PF-48 (ON TOWER)
 - (1) DISTRIBUTION BOX, MODEL RVZDC-6627-PF-48 (ON CABLE BRIDGE)
 - (2) 6 X 12 HYBRID CABLE, HUBER+SUHNER MODEL 85205122 (DIST BOX TO DIST BOX)
 - (1) 1 X 4 HYBRID JUMPER, HUBER+SUHNER MODEL 85243897 (DIST. BOX TO X-SECTOR RRU)
 - (2) 1 X 4 HYBRID JUMPER, HUBER+SUHNER MODEL 85243898 (DIST. BOX TO Y & Z-SECTOR RRUs)
 - (2) 1 X 4 HYBRID JUMPER, HUBER+SUHNER MODEL 85243897 (DIST. BOX TO X-SECTOR ANTENNAS)
 - (4) 1 X 4 HYBRID JUMPER, HUBER+SUHNER MODEL 85243898 (DIST. BOX TO Y & Z-SECTOR ANTENNAS)
 - (12) ANDREW COAX JUMPER, MODEL LDF4-50A, 8' EACH (RRU TO ANTENNA)
 - (1) DC-DC UP-CONVERTER UNIT (IN CABINET)
 - (5) DC-DC UP-CONVERTER MODULE (IN CABINET)

CABLE BRIDGE	= 19'
EXTRA	= 16'
RAD CENTER	= 245'
TOTAL	= 280'

1 ANTENNA KEY

2 EQUIPMENT KEY

NOTE:
 ONE-LINE DIAGRAM ANTENNAS, JUMPERS, & RADIOS TYPICAL PER SECTOR



4 RFDS PLUMBING DIAGRAM

PREPARED FOR:
verticalbridge
THE TOWERS, LLC
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 DELRAY BEACH, FL 33444

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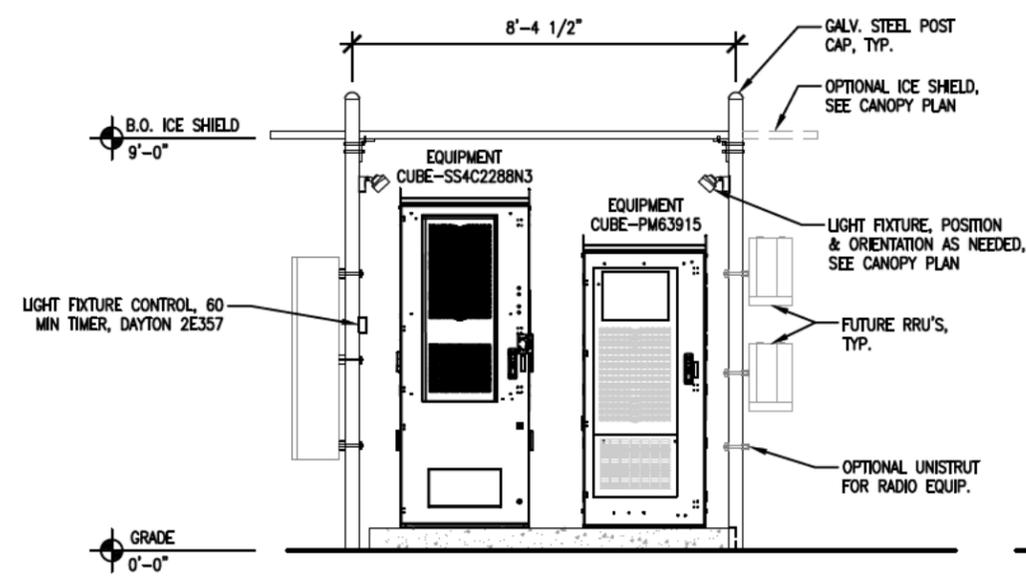
US-MN-5485
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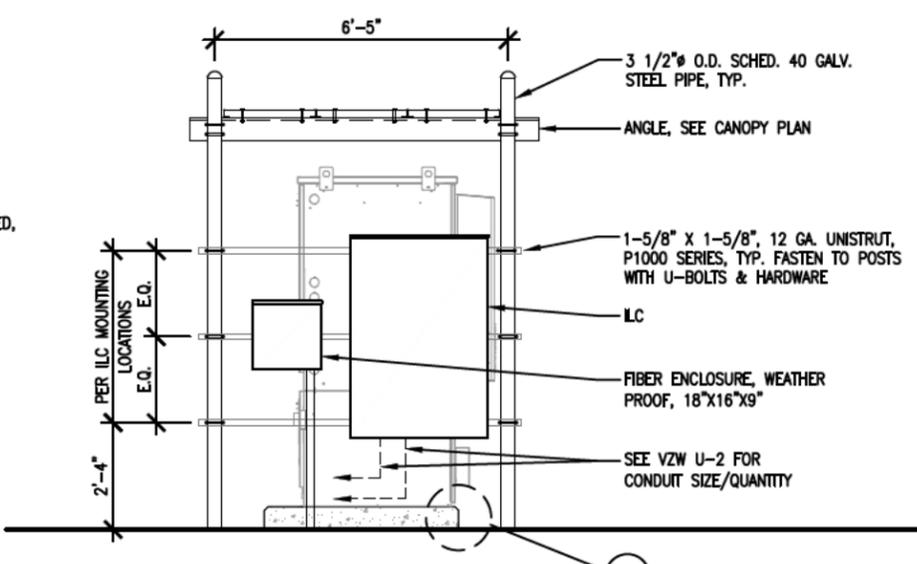
SHEET CONTENTS:
 RFDS INFORMATION
 RFDS PLUMBING DIAGRAM
 ANTENNA MOUNTING DETAIL

DRAWN BY: TLS
 CHECKED BY: SJD
 REV. A 12-01-25
 REV. B 12-12-25

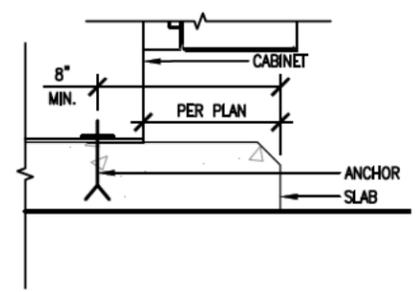
VZW A-2



5 FRONT ELEVATION
 SCALE: 1/4" = 1'-0"

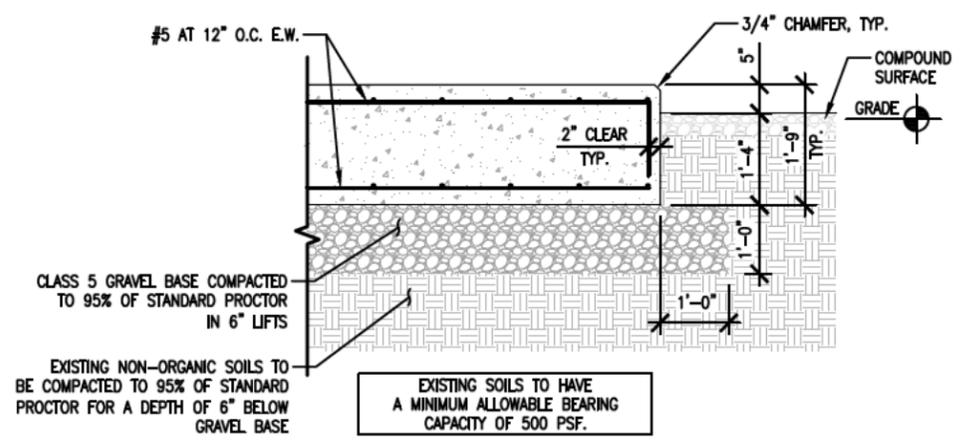


6 SIDE ELEVATION
 SCALE: 1/4" = 1'-0"

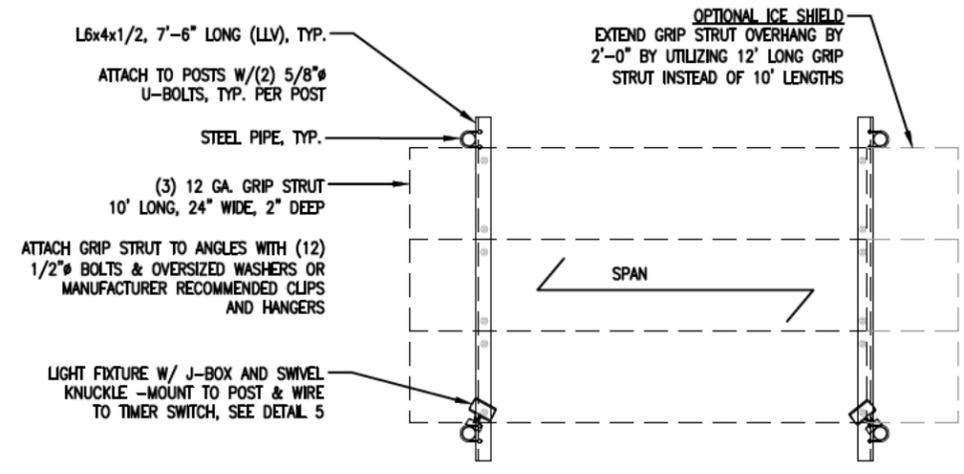


TYPICAL CAB. FRAME ANCHOR BOLT:
 HILTI KWIK BOLT TZ (GALV.) EXP.
 ANCHOR-5/8" X 3-9/16" NOM.
 EMBED, MIN.
 ANCHOR PER MANUFACTURER SPECIFIED LOCATIONS

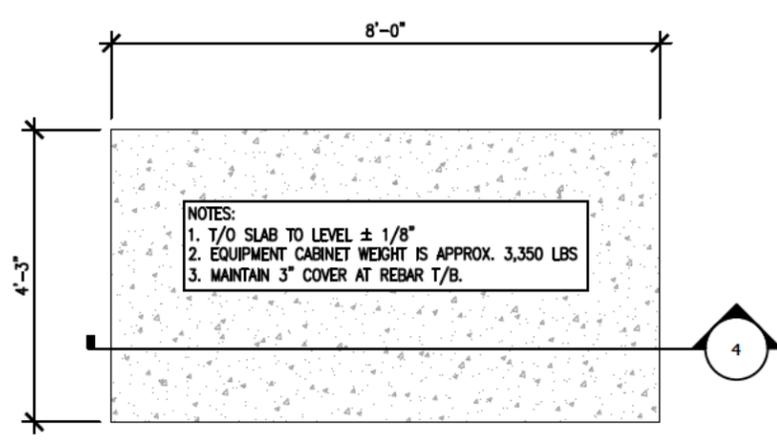
7 DETAIL
 SCALE: 1-1/2" = 1'-0"



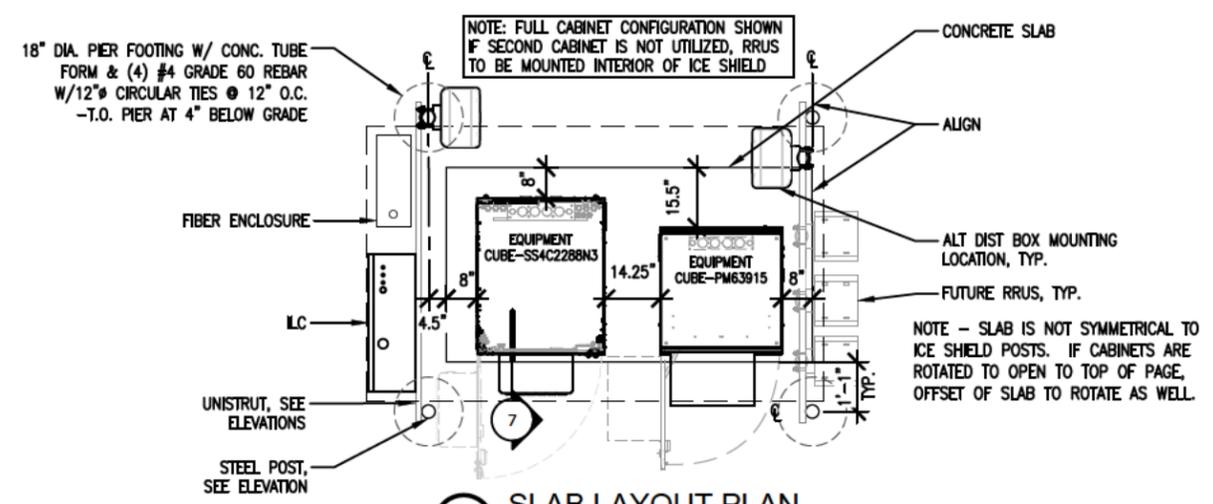
4 SLAB SECTION
 SCALE: 3/8" = 1'-0"



2 CANOPY PLAN
 SCALE: 1/4" = 1'-0"



3 SLAB PLAN
 SCALE: 3/8" = 1'-0"



1 SLAB LAYOUT PLAN
 SCALE: 1/4" = 1'-0"

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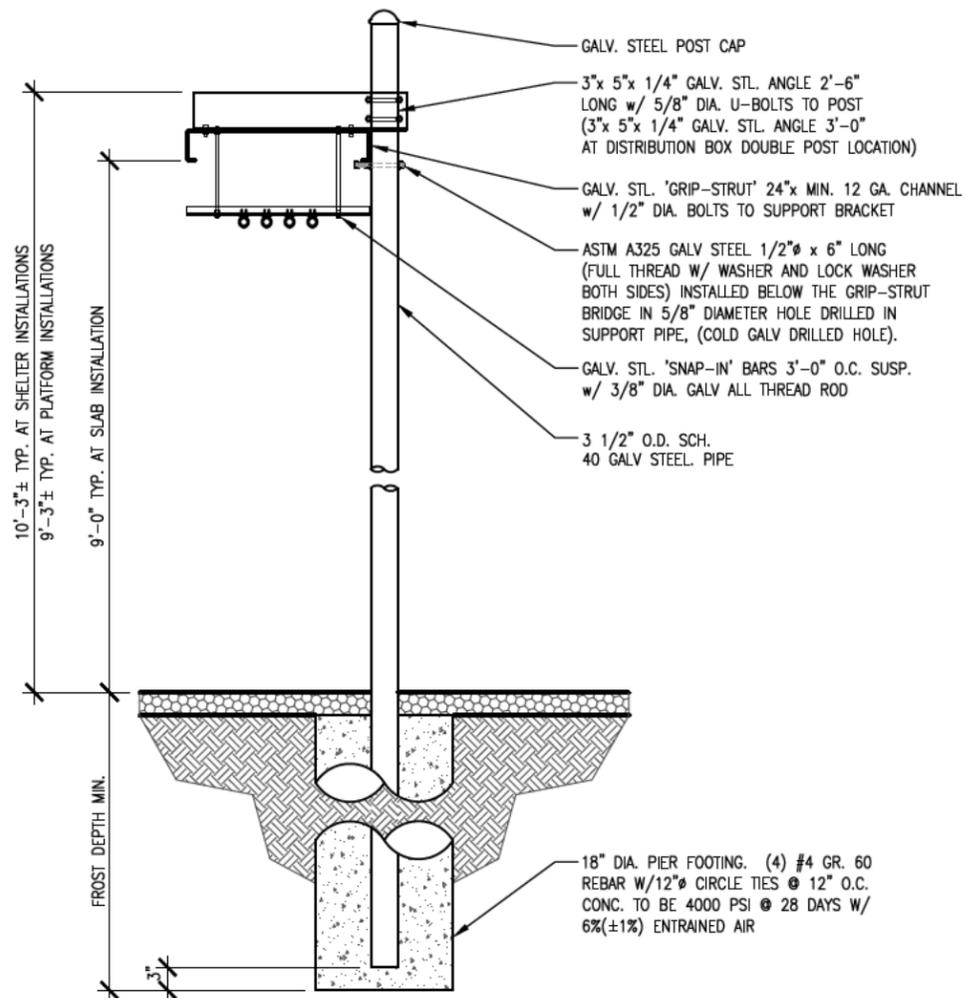
US-MN-5485
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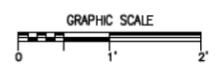
SHEET CONTENTS:
 FOUNDATION PLAN & DETAILS
 LAYOUT PLAN
 ELEVATIONS

DRAWN BY: TLS
 CHECKED BY: SJD
 REV. A 12-01-25
 REV. B 12-12-25

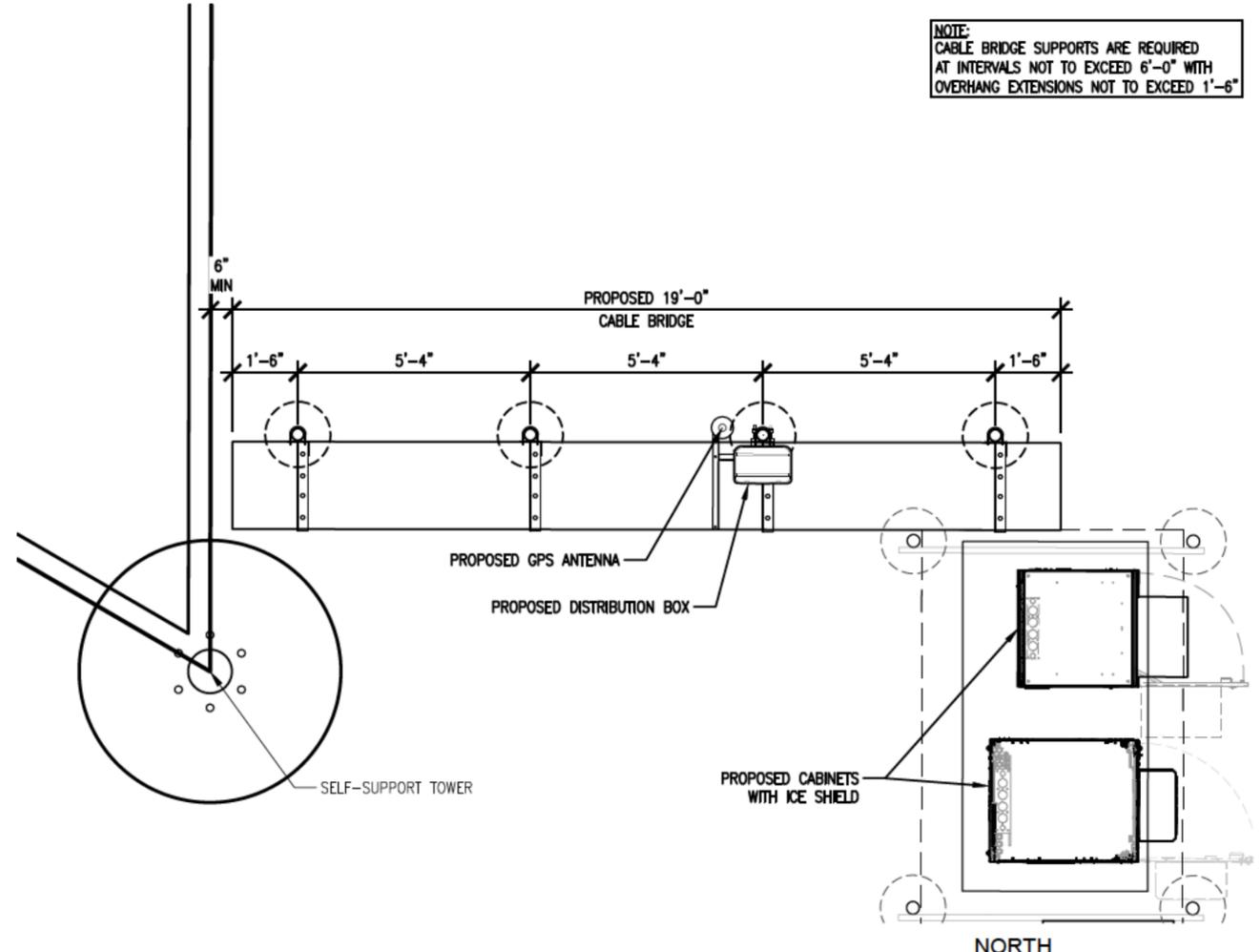
VZW A-3



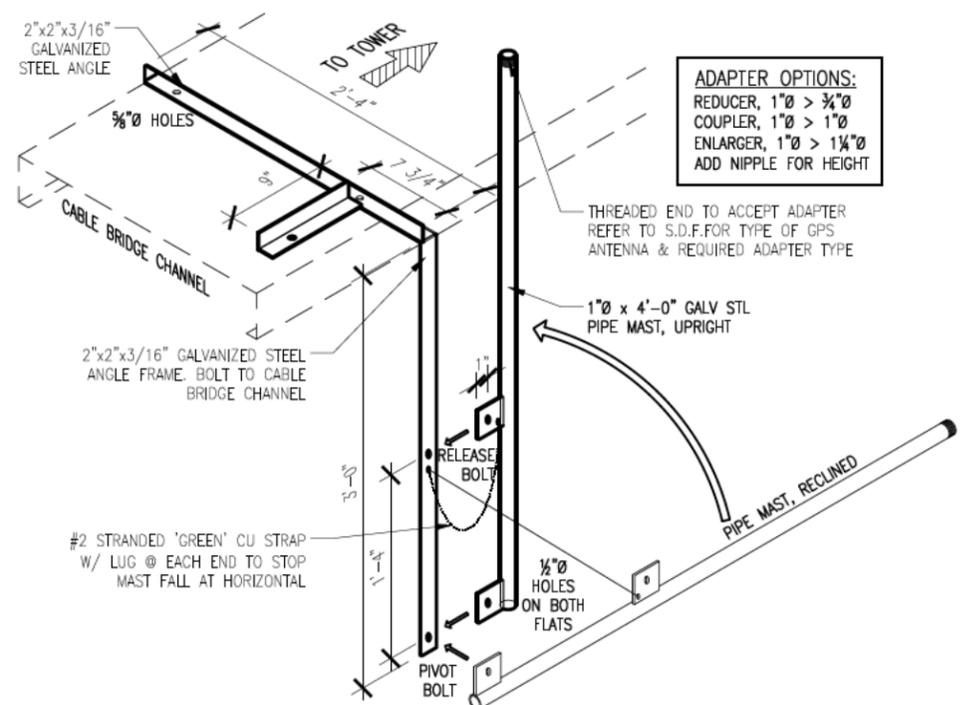
1 CABLE BRIDGE SECTION
SCALE: 1/2" = 1'-0"



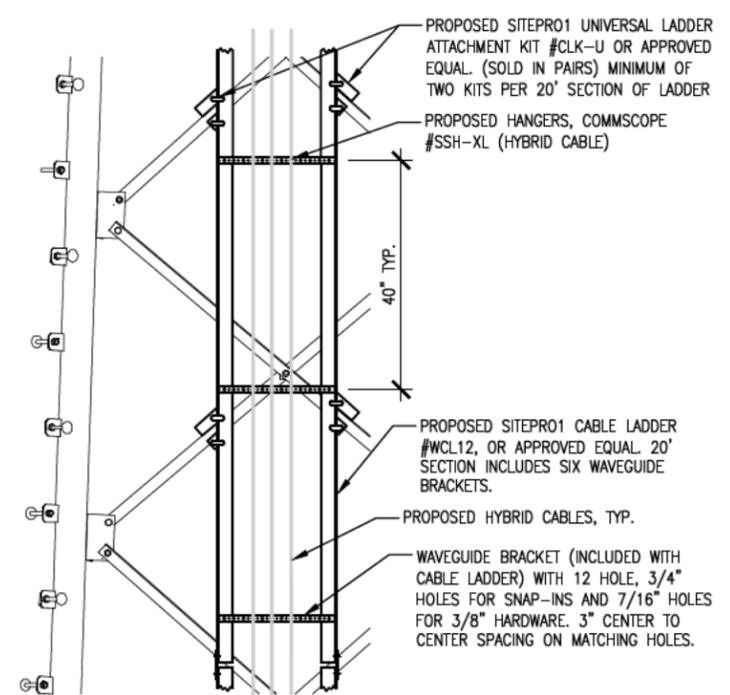
NOTE:
CABLE BRIDGE SUPPORTS ARE REQUIRED
AT INTERVALS NOT TO EXCEED 6'-0" WITH
OVERHANG EXTENSIONS NOT TO EXCEED 1'-6"



2 CABLE BRIDGE PLAN
SCALE: 1/4" = 1'-0"



3 GPS ANTENNA MOUNTING
SCALE: N.T.S.



4 CABLE LADDER DETAIL

PREPARED FOR:
verticalbridge
THE TOWERS, LLC
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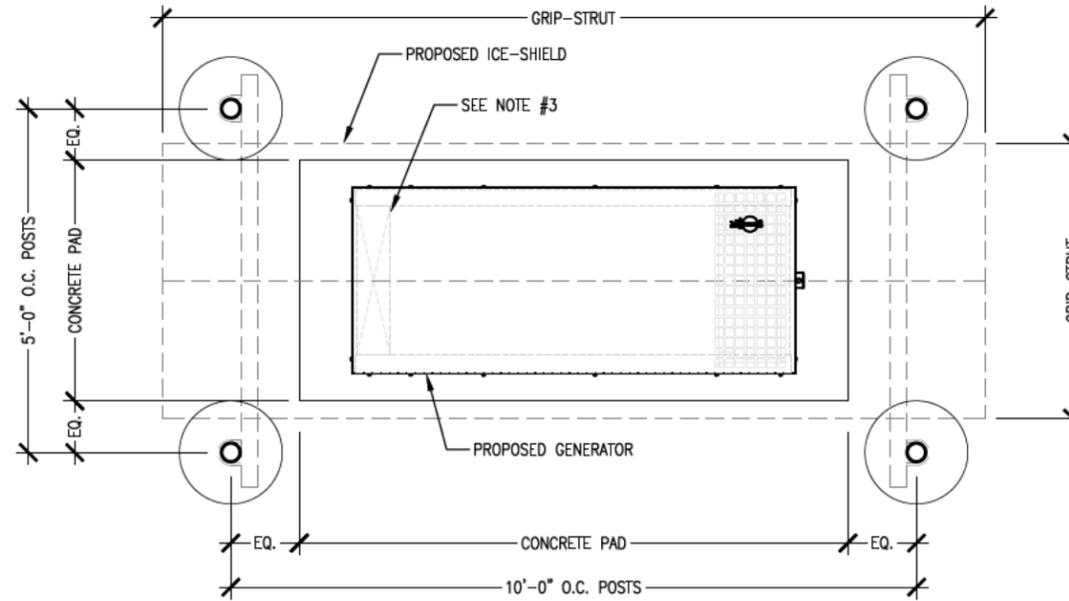
SHEET CONTENTS:
CABLE BRIDGE DETAILS
CABLE LADDER DETAIL
GPS DETAILS

DRAWN BY: TLS
CHECKED BY: SJD
REV. A 12-01-25
REV. B 12-12-25

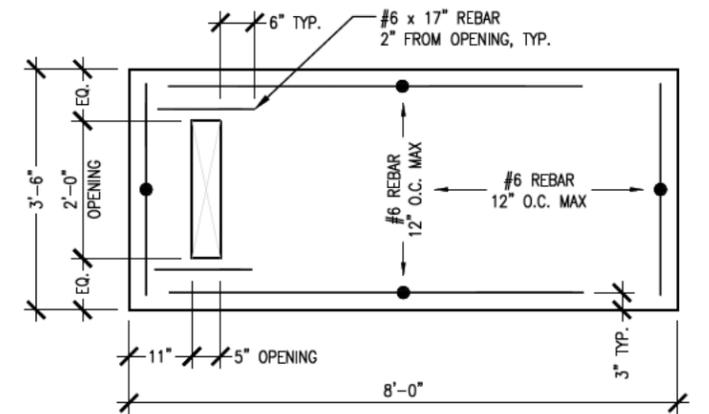
VZW A-4

NOTES:

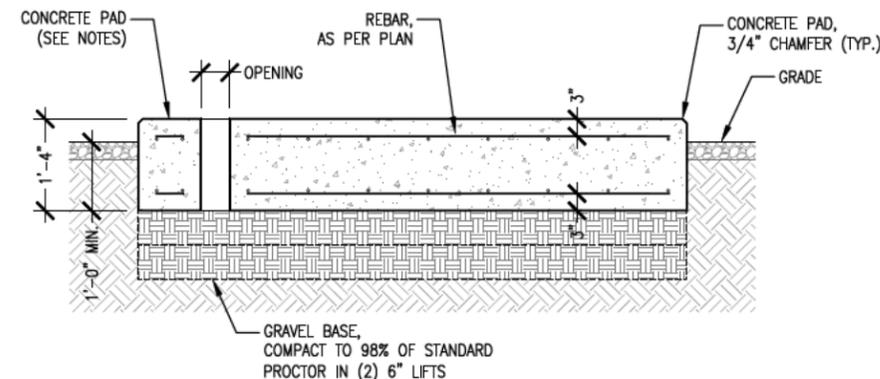
- 1) PROPOSED GENERATOR TO BE AS FOLLOWS:
 - 30 KW EXTERIOR GENERATOR ASSEMBLY
 - KOHLER MODEL #30REOZK & DRAWING #AVD-8855
 - STANDARD FUEL TANK, 203 GALLON TANK, DIESEL:
 - KOHLER PART #GM97093-MA2
 - DIMENSIONS (LxWxH) 77.5" X 32.5" X 84.0"
 - DRY WEIGHT (APPROX.) 2,114 LBS
 - WET WEIGHT (APPROX.) 3,535 LBS
- 2) ORIENTATION OF GENERATOR PER COMPOUND PLAN.
- 3) OPENING IN PAD TO BE ALIGNED WITH CONDUIT STUB-UPS (ELECTRICAL/ALARM) AND GENERATOR ASSEMBLY TO BE CENTERED ON PAD.
- 4) ANCHOR GENERATOR ASSEMBLY TO PAD USING EPOXY ANCHOR BOLTS OR EXPANSION ANCHORS, UTILIZE ALL MOUNTING HOLES IN BOTTOM OF GENERATOR ASSEMBLY.
- 5) CONTRACTOR TO INSTALL E-STOP (SUPPLIED WITH GENERATOR) ON THE GENERATOR ENCLOSURE IN ACCORDANCE WITH THE MANUFACTURER'S SPECIFICATIONS/REQUIREMENTS AND THE N.E.C. CONNECT TO GENERATOR CONTROL PANEL AS REQUIRED TO SHUT DOWN ENGINE UPON ACTIVATION.
- 6) SEAL ANY GAPS BETWEEN GENERATOR ASSEMBLY AND PAD WITH EXTERIOR POLYURETHANE SEALANT, AND FILL OPENINGS IN PAD WITH CONCRETE UPON INSTALLATION OF CONDUITS.
- 7) IT HAS BEEN ASSUMED THAT THE EXISTING NATIVE SOILS AT THE SITE MINIMALLY CONFORM TO IBC CODE - TABLE 1806.2, CLASS OF MATERIALS #5: CLAY, SANDY CLAY, CLAYEY SILT, SILT AND SANDY SILT (CL, ML, MH, AND CH) WITH AN ALLOWABLE VERTICAL BEARING PRESSURE OF 1500 PSF (MINIMUM).
- 8) IF POOR SOILS OR UNCONTROLLED FILL OR WORSE ARE FOUND, IT WILL BE THE RESPONSIBILITY OF THE CONTRACTOR TO INFORM DESIGN 1 OF THE SITE CONDITIONS FOR FURTHER REVIEW.
- 9) THE PAD IS NOT FROST-PROTECTED AND IS SUBJECT TO FREEZE/THAW MOVEMENT. IT SHALL BE THE RESPONSIBILITY OF OTHERS TO PROVIDE FLEXIBLE CONNECTIONS AND/OR OTHER MEANS TO PREVENT ANY DAMAGE TO THE GENERATOR AND ITS COMPONENTS FROM THE MOVEMENT.
- 10) CONCRETE AND REBAR SHALL CONFORM TO THE FOLLOWING CHARACTERISTICS:
 - MINIMUM CONCRETE $f'c$ = 4,500 PSI, AIR-ENTRAINED.
 - REBAR F_y = 60 KSI.
- 11) TOP SURFACE OF PAD TO BE WITHIN A FLATNESS OF 1/8".



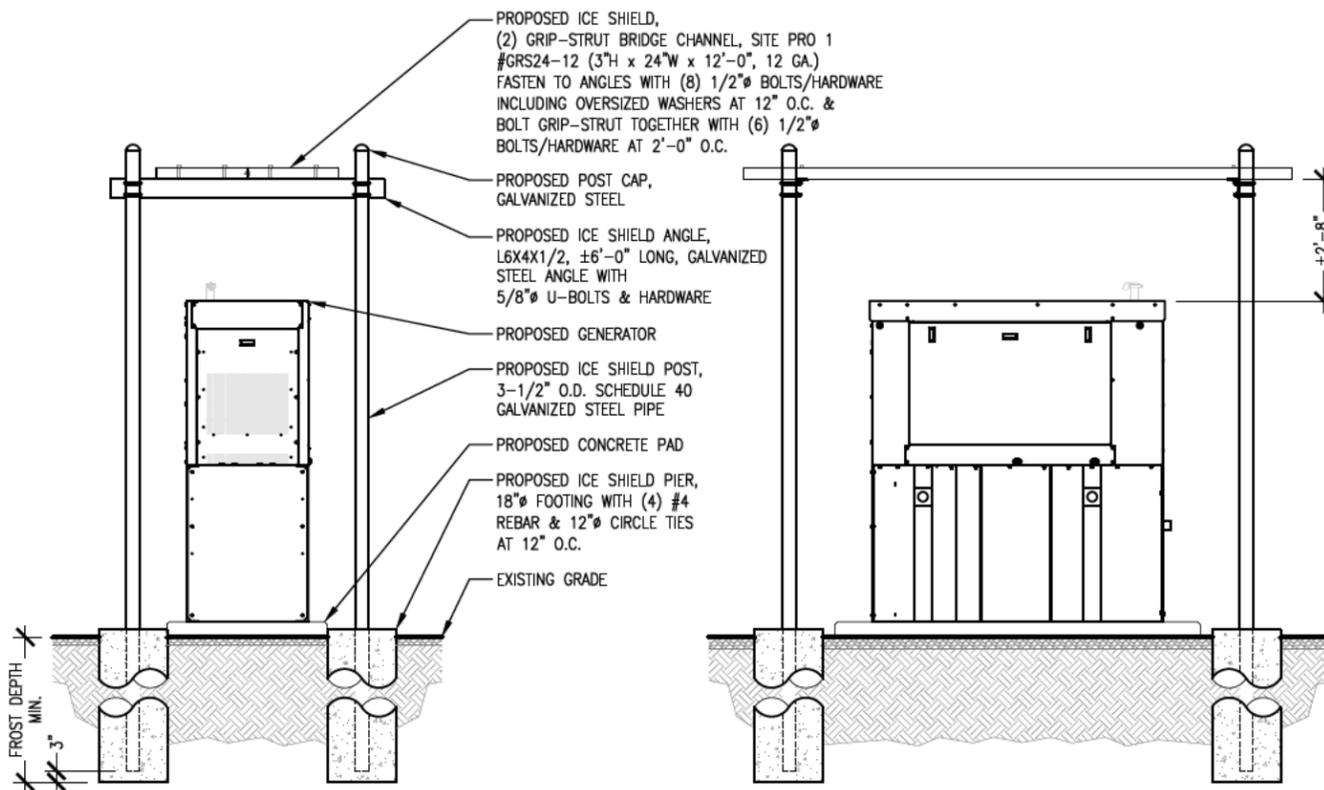
2 GENERATOR ASSEMBLY PLAN
SCALE: 3/8" = 1'-0"
GRAPHIC SCALE



3 CONCRETE PAD PLAN
SCALE: 3/8" = 1'-0"
GRAPHIC SCALE



4 CONCRETE PAD SECTION
SCALE: 3/8" = 1'-0"
GRAPHIC SCALE



1 GENERATOR ASSEMBLY ELEVATIONS
SCALE: 1/4" = 1'-0"
GRAPHIC SCALE

PREPARED FOR:



THE TOWERS, LLC
22 WEST ATLANTIC AVENUE, SUITE 310
DELRAY BEACH, FL 33444

NOT FOR CONSTRUCTION



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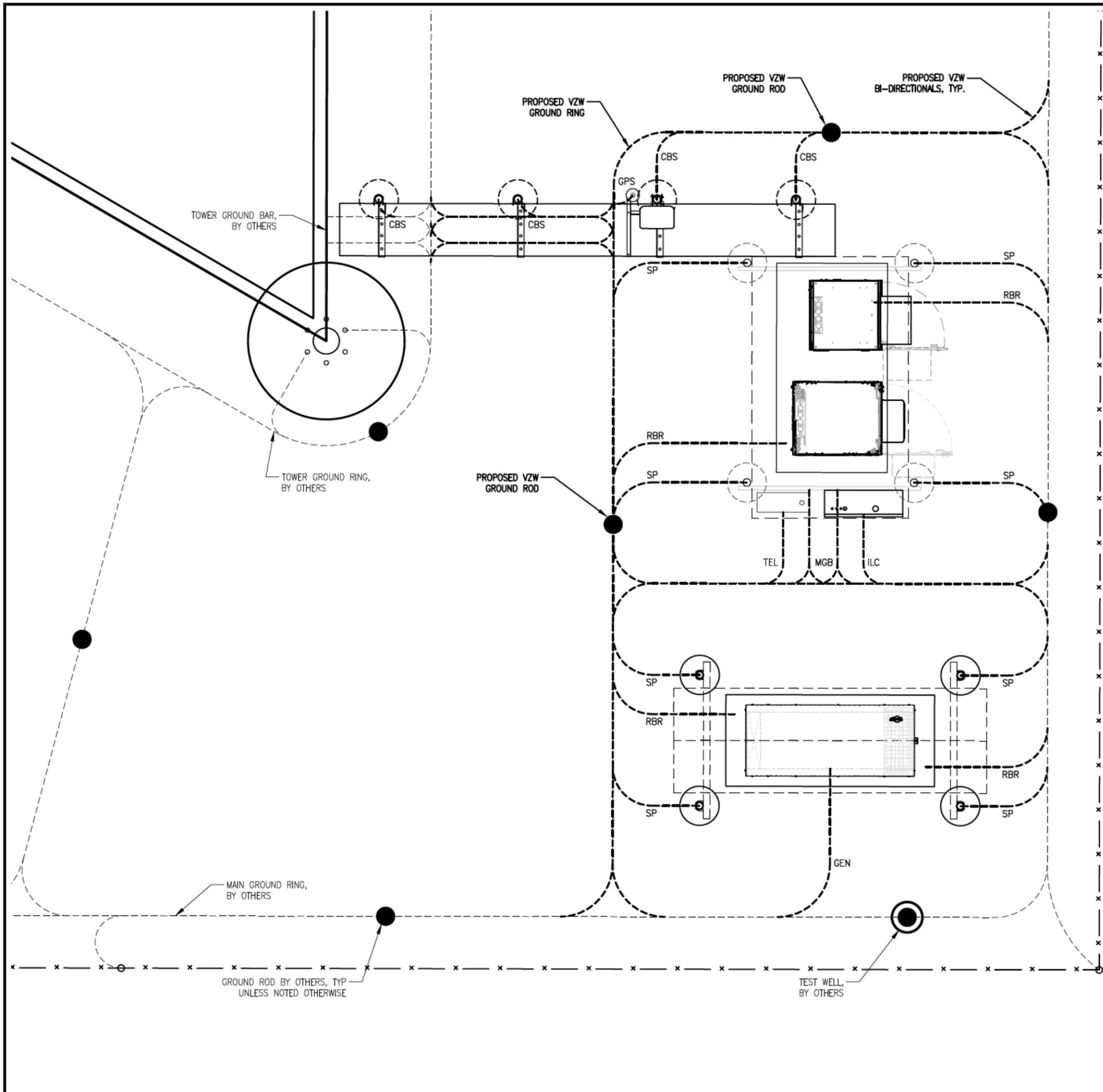
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SHEET CONTENTS:
GENERATOR DETAILS,
STANDARD TANK

DRAWN BY: TLS
CHECKED BY: SJD
REV. A 12-01-25
REV. B 12-12-25

VZW A-5



NOTES:
 1. GENERAL CONTRACTOR IS RESPONSIBLE FOR CONFIRMING THAT THE INSTALLATION OF ALL GROUNDING MEETS THE VERIZON NETWORK STANDARD NUMBERS "NSTD46" DOCUMENTS TITLES "CELL SITE AND MICROWAVE RADIO STATION PROTECTION - ENGINEERING CONSIDERATIONS".
 2. PROPOSED EQUIPMENT & EQUIPMENT CABINETS TO BE GROUNDED PER MANUFACTURER'S SPECS AND ATTACHED TO MAIN BUSS BAR.
 3. SEE SHEET G-1 FOR ADDITIONAL NOTES.

PREPARED FOR:
verticalbridge
THE TOWERS, LLC
 22 WEST ATLANTIC AVENUE, SUITE 310
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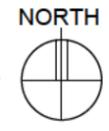
US-MN-5485
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SHEET CONTENTS:
 GROUNDING PLAN

DRAWN BY: TLS
 CHECKED BY: SJD
 REV. A 12-01-25
 REV. B 12-12-25

1 GROUNDING PLAN
 SCALE: NTS



VZW G-1

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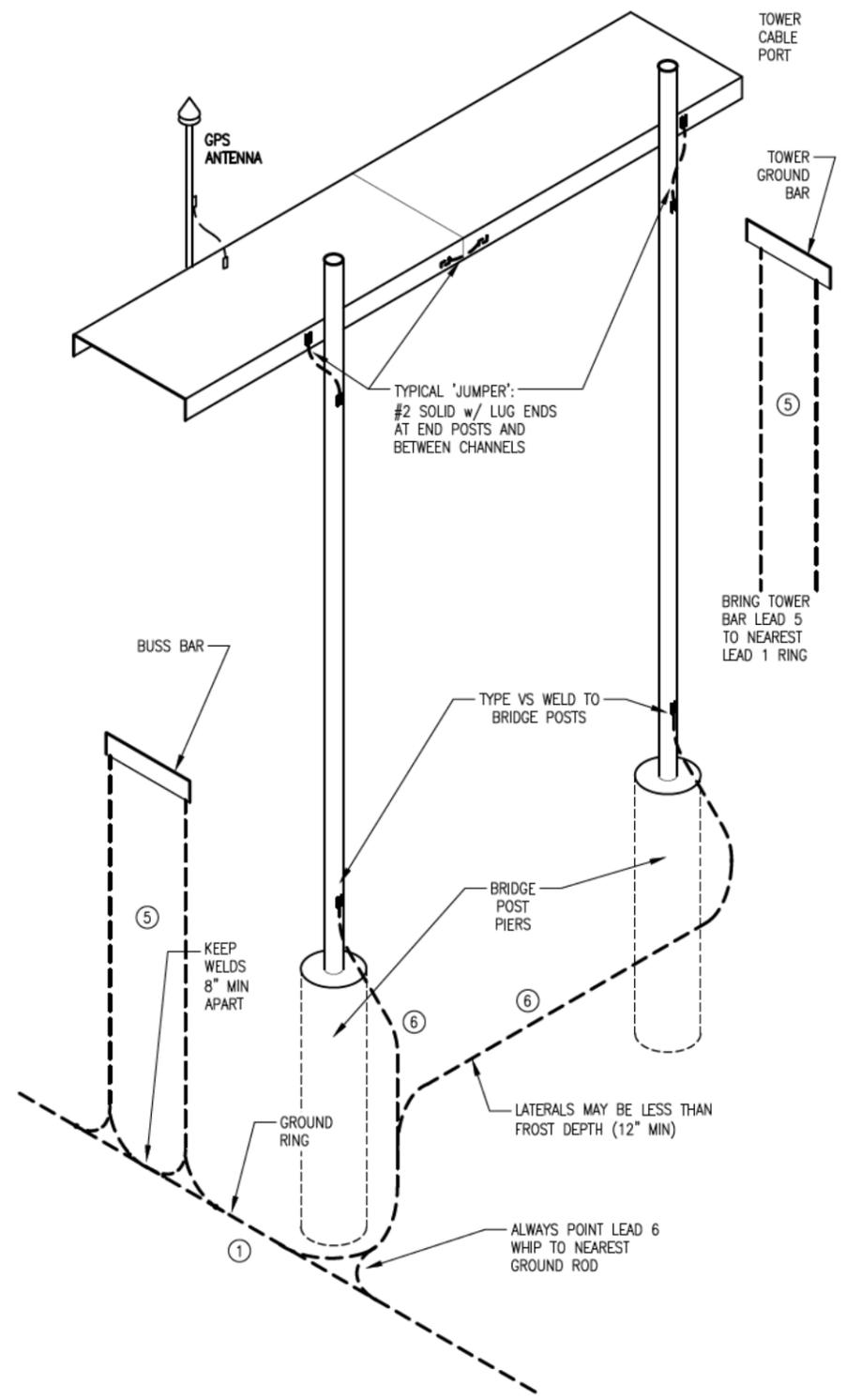
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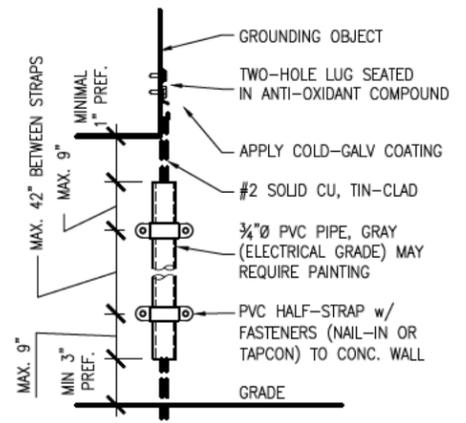
SHEET CONTENTS:
 GROUNDING DETAILS

DRAWN BY: TLS
 CHECKED BY: SJD
 REV. A 12-01-25
 REV. B 12-12-25

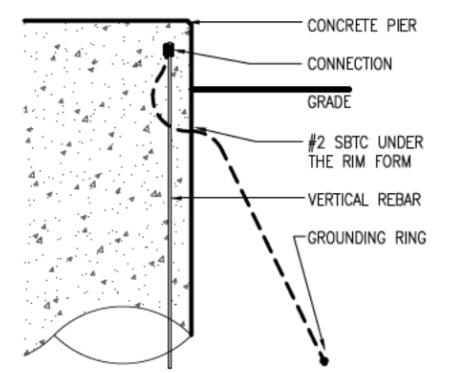
VZW G-2



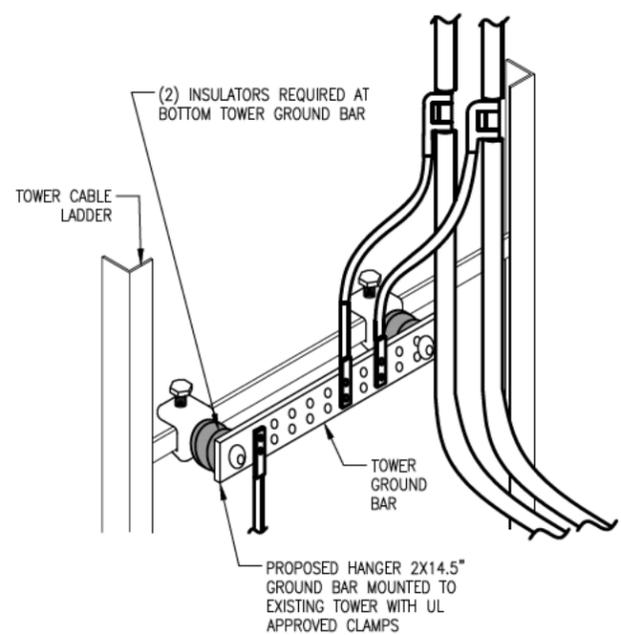
1 TYPICAL CABLE BRIDGE GROUNDING DETAIL
 SCALE: NONE



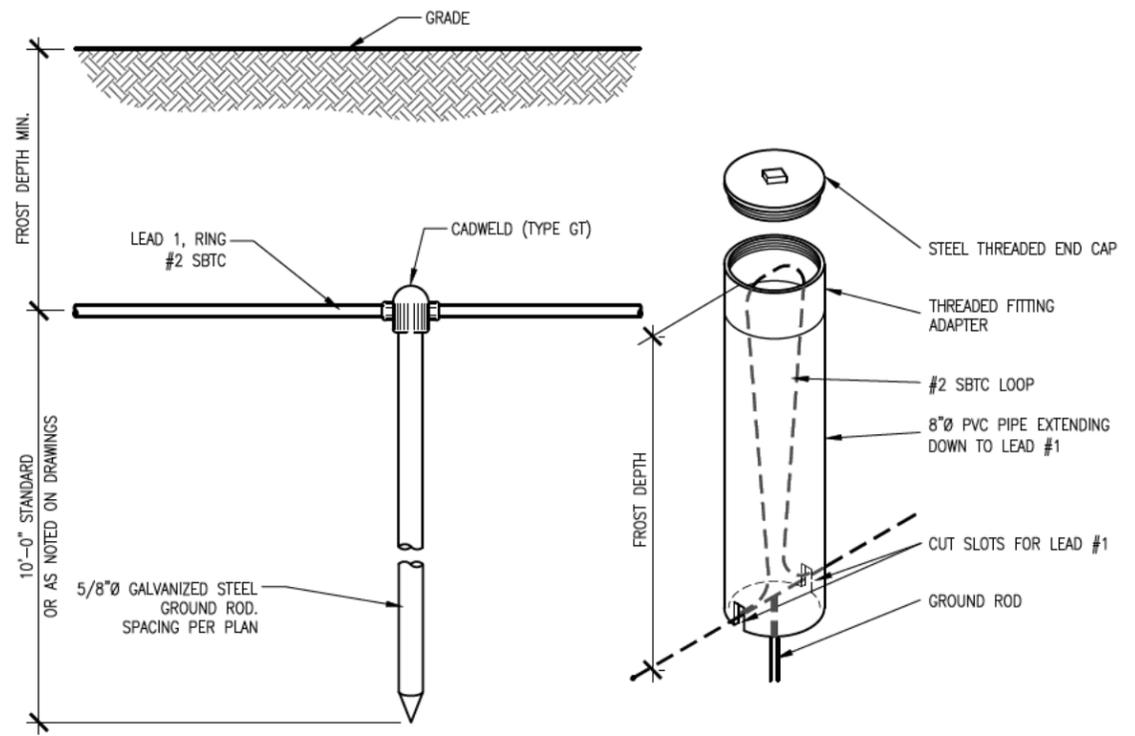
4 CONDUIT DETAIL
 SCALE: NONE



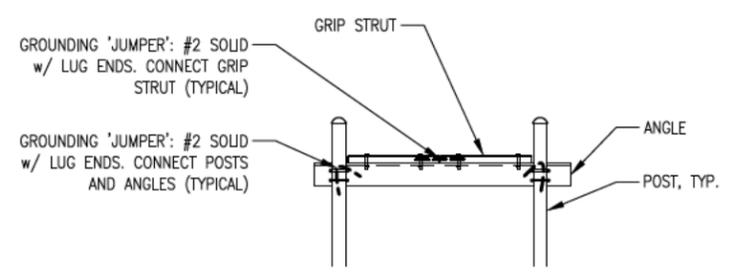
3 REBAR GROUNDING DETAIL
 SCALE: NONE



2 TOWER GROUND BAR DETAIL
 SCALE: NONE



5 GROUND RING & ROD DETAIL
 SCALE: NONE



6 TYPICAL ICE SHIELD GROUNDING DETAILS
 SCALE: NONE

POWER DESIGN NOTES:
 POWER TO BE INSTALLED PER UTILITY
 COORDINATION REPORT.
 SEE SHEET G-1 FOR ADDITIONAL NOTES.

PREPARED FOR:
verticalbridge
THE TOWERS, LLC
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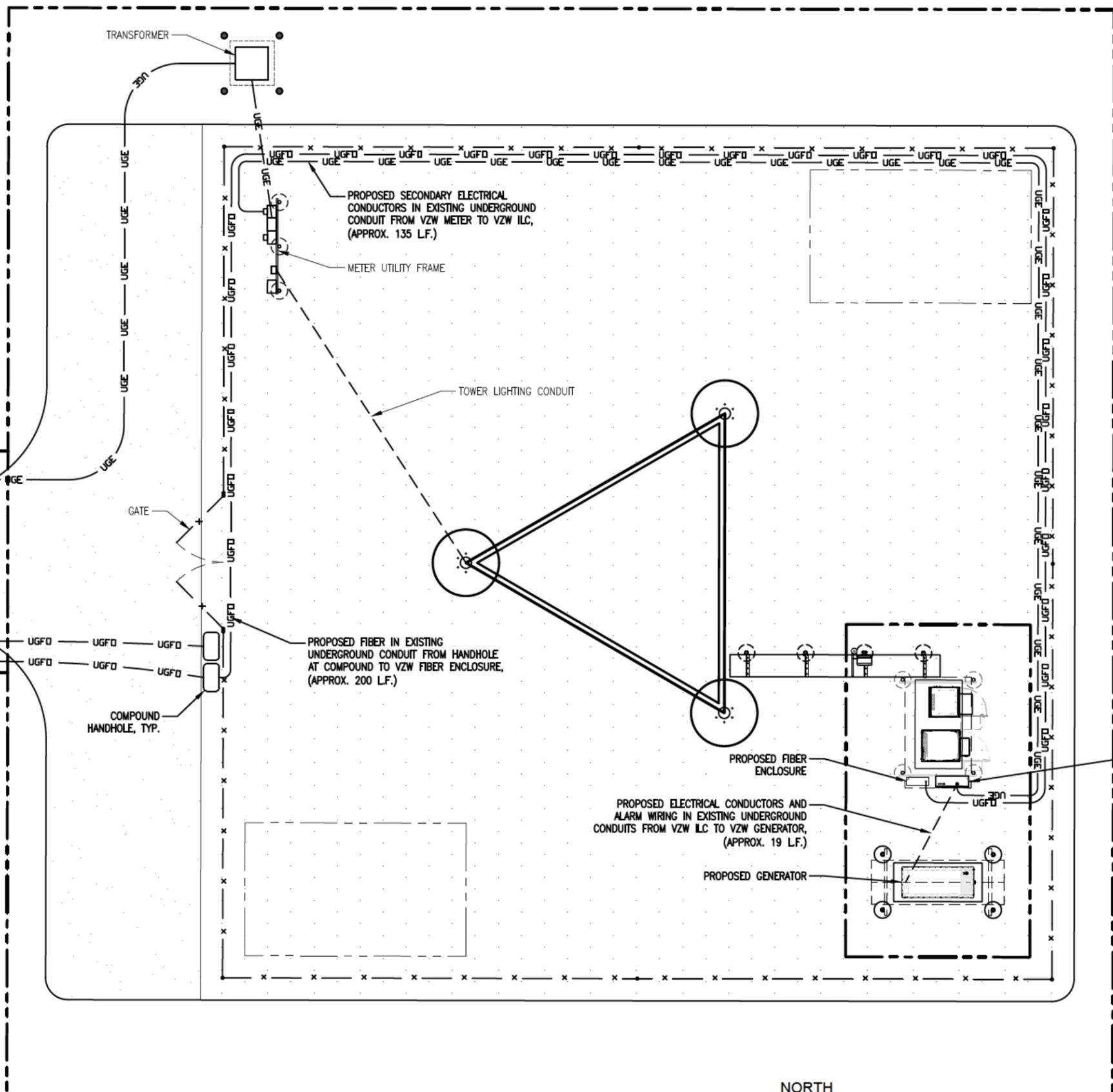
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 GLEN

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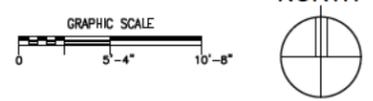
SHEET CONTENTS:
 VZW UTILITY PLAN

DRAWN BY: TLS
 CHECKED BY: SJD
 REV. A 12-01-25
 REV. B 12-12-25

VZW U-1



1 SITE UTILITY PLAN
 SCALE: 3/32" = 1'-0"



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US-MN-5485
FUZE ID: 287814

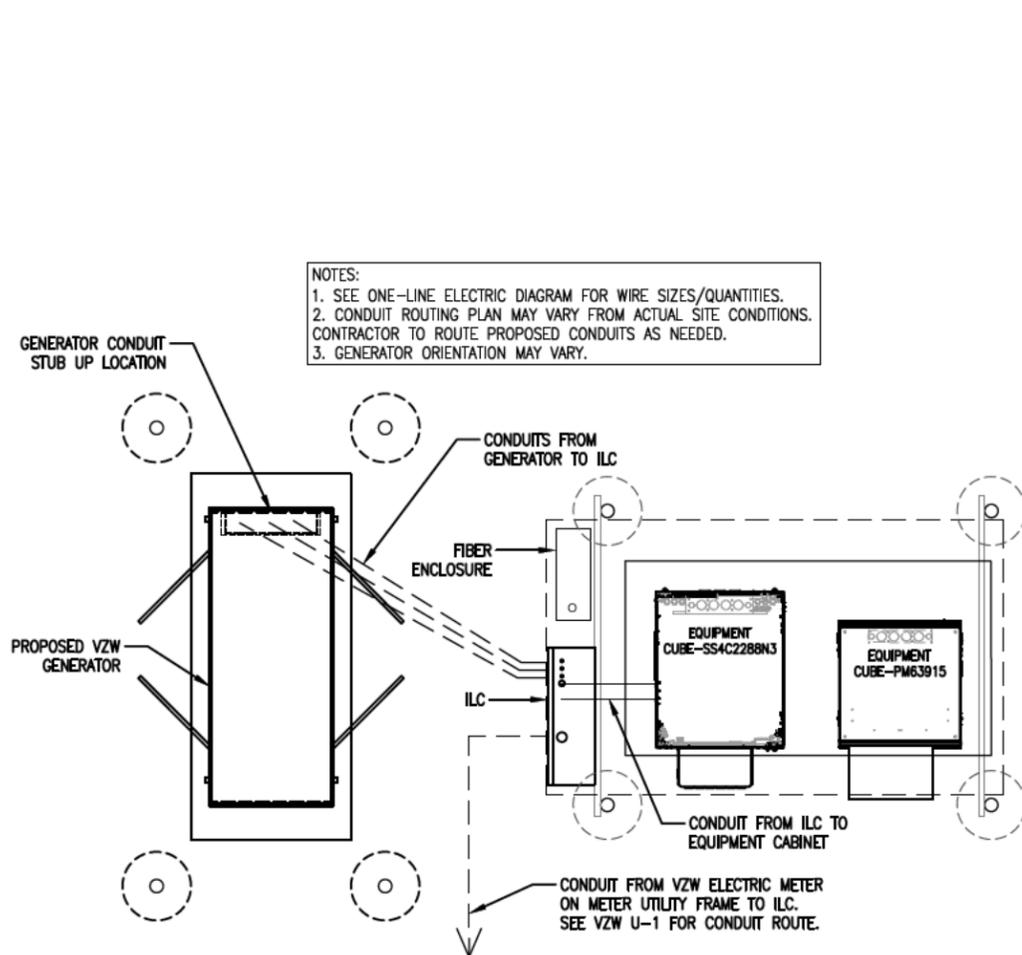
US-MN-5485
GLEN

32213 DEER ST
AITKIN, MN 56431

SHEET CONTENTS:
CONDUIT ROUTING PLAN
ONE-LINE ELECTRIC DIAGRAM

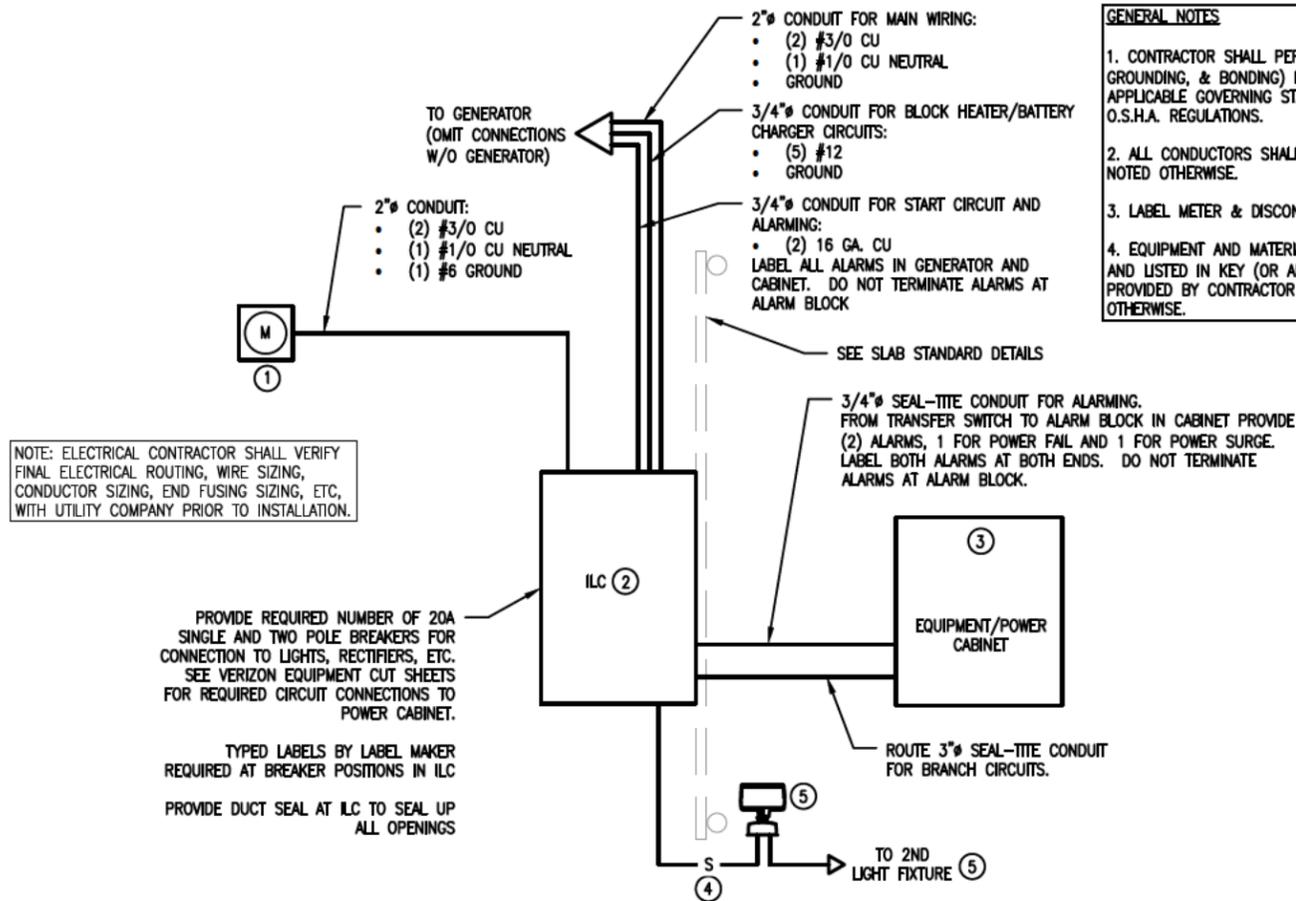
DRAWN BY: TLS
CHECKED BY: SJD
REV. A 12-01-25
REV. B 12-12-25

VZW U-2



NOTES:
1. SEE ONE-LINE ELECTRIC DIAGRAM FOR WIRE SIZES/QUANTITIES.
2. CONDUIT ROUTING PLAN MAY VARY FROM ACTUAL SITE CONDITIONS. CONTRACTOR TO ROUTE PROPOSED CONDUITS AS NEEDED.
3. GENERATOR ORIENTATION MAY VARY.

1 CONDUIT ROUTING PLAN
SCALE: 1/4" = 1'-0"



GENERAL NOTES
1. CONTRACTOR SHALL PERFORM WORK (ELECTRICAL, GROUNDING, & BONDING) IN ACCORDANCE WITH ALL APPLICABLE GOVERNING STATE & LOCAL CODES AND O.S.H.A. REGULATIONS.
2. ALL CONDUCTORS SHALL BE TYPE THHN UNLESS NOTED OTHERWISE.
3. LABEL METER & DISCONNECT PER NEC.
4. EQUIPMENT AND MATERIALS SHOWN IN DIAGRAM AND LISTED IN KEY (OR APPROVED EQUAL) TO BE PROVIDED BY CONTRACTOR UNLESS NOTED OTHERWISE.

NOTE: ELECTRICAL CONTRACTOR SHALL VERIFY FINAL ELECTRICAL ROUTING, WIRE SIZING, CONDUCTOR SIZING, END FUSING SIZING, ETC, WITH UTILITY COMPANY PRIOR TO INSTALLATION.

PROVIDE REQUIRED NUMBER OF 20A SINGLE AND TWO POLE BREAKERS FOR CONNECTION TO LIGHTS, RECTIFIERS, ETC. SEE VERIZON EQUIPMENT CUT SHEETS FOR REQUIRED CIRCUIT CONNECTIONS TO POWER CABINET.
TYPED LABELS BY LABEL MAKER REQUIRED AT BREAKER POSITIONS IN ILC
PROVIDE DUCT SEAL AT ILC TO SEAL UP ALL OPENINGS

ELECTRICAL EQUIPMENT LIST & KEY				
KEY NOTE	ALT.	MANUFACTURER PART NUMBER	MANUFACTURER	DESCRIPTION
①	-	-	-	UTILITY CO. APPROVED 200A METER WITH MCB/DISCONNECT
②	GEN.	AA300G-1PH-42-3R	ASCO POWER TECHNOLOGIES	D300L SERIES, SINGLE PHASE, 200A POWER TRANSFER LOAD CENTER (PROVIDED BY VERIZON)
	W/O GEN.	AA300G-1PH-3RGC		D300L SERIES, SINGLE PHASE, 200A POWER TRANSFER LOAD CENTER W/CAM-LOK (PROVIDED BY VERIZON)
③	-	-	-	PUNCH DOWN ALARM TERMINAL BLOCK (LOCATED WITHIN EQUIPMENT)
④	-	E357	DAYTON	LIGHT FIXTURE CONTROL & WEATHERPROOF CASING
⑤	-	QLFL PE 14 BZ	LITHONIA	OUTDOOR INTEGRATED LED FLOOD LIGHT FIXTURE - MOUNT PER STANDARD DETAILS

2 ONE-LINE ELECTRIC DIAGRAM
SCALE: NONE



DESCRIPTION: A PHOTOSIMULATION PORTRAYING A VERIZON WIRELESS CELL SITE, WITH ANTENNAS AND EQUIPMENT ON THE ROOF.

DESIGN 1
875 VALLEY VIEW ROAD
EVY VALLEY, MN 55844
(852) 963-6295
WWW.DESIGN1EP.COM

VERIZON WIRELESS
10801 BUSH LAKE ROAD
BLOOMINGTON, MN 55438
(952) 946-4700

PROJECT: 2196509
MN06 GLEN
US-MN-5485
T.B.D. DEER STREET
AITKIN, MN 56431

DRAWN BY: TRD
V.1 01-29-26



PS-1



VIEW 1 - EXISTING CONDITIONS.
LOOKING SOUTHWEST FROM DEER STREET.

DESIGN 1

875 VALLEY VIEW ROAD
EAST WYOMING, MN 55044
(952) 903-9295
WWW.DESIGN1EP.COM

**VERIZON
WIRELESS**

10801 BUSH LAKE ROAD
BLOOMINGTON, MN 55438
(952) 946-4700

PROJECT: 2196509
MN06 GLEN
US-MN-5485
T.B.D. DEER STREET
AITKIN, MN 56431

DRAWN BY: TRD
V.1 01-29-26

PS-2



DISCLAIMER: THIS PICTURE IS AN ARTIST'S RENDERING OF THE COMPLETED SITE PRIOR TO CONSTRUCTION. THE COMPLETE CONSTRUCTION MAY VARY IN LAYOUT, COLOR, AND DIMENSION FROM THE ABOVE PICTURE.

VIEW 1 -- PROPOSED CONDITIONS.
LOOKING SOUTHWEST FROM DEER STREET.

DESIGN 1

875 VALLEY VIEW ROAD
EAST WYOMING, MN 55044
(852) 903-5295
WWW.DESIGN1EP.COM

**VERIZON
WIRELESS**

10801 BUSH LAKE ROAD
BLOOMINGTON, MN 55438
(952) 946-4700

PROJECT: 2196509
MN06 GLEN
US-MN-5485
T.B.D. DEER STREET
AITKIN, MN 56431

DRAWN BY: TRD
V.1 01-29-26

PS-3



VIEW 2 - EXISTING CONDITIONS.
LOOKING SOUTHEAST FROM ENTRANCE AT DEER
STREET.

DESIGN 1
875 VALLEY VIEW ROAD
EAST WYOMING, MN 55044
(952) 963-5295
WWW.DESIGN1EP.COM

**VERIZON
WIRELESS**
10801 BUSH LAKE ROAD
BLOOMINGTON, MN 55438
(952) 946-4700

PROJECT: 2196509
MN06 GLEN
US-MN-5485
T.B.D. DEER STREET
AITKIN, MN 56431

DRAWN BY: TRD
V.1 01-29-26

PS-4



DISCLAIMER: THIS PICTURE IS AN ARTIST'S RENDERING OF THE COMPLETED SITE PRIOR TO CONSTRUCTION. THE COMPLETE CONSTRUCTION MAY VARY IN LAYOUT, COLOR, AND DIMENSION FROM THE ABOVE PICTURE.

VIEW 2 - PROPOSED CONDITIONS.
LOOKING SOUTHEAST FROM ENTRANCE AT DEER STREET.

DESIGN 1
 8773 VALLEY VIEW ROAD
 EAST WYOMING, MN 55044
 (952) 943-4295
 WWW.DESIGN1EP.COM

VERIZON WIRELESS
 10801 BUSH LAKE ROAD
 BLOOMINGTON, MN 55438
 (952) 946-4700

PROJECT: 2196509
 MN06 GLEN
 US-MN-5485
 T.B.D. DEER STREET
 AITKIN, MN 56431

DRAWN BY: TRD
 V.1 01-29-26

PS-5



Statement of Network Need

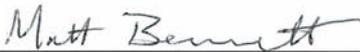
New Communications Tower in Aitkin County, Aitkin, Minnesota
Matt Bennett, RF Engineering Manager
Verizon ID MN06 GLEN

1. My name is Matt Bennett and I am a radio frequency (RF) Engineering Manager for Verizon Wireless (“Verizon”). I have been employed by Verizon since 1994 and have been in RF roles for Verizon since 2001 and am currently the Associate Director of RF Engineering.
2. The primary duties of an RF engineer include the design and management of Verizon’s wireless communications network in its Great Plains Market, which includes the area in and around Aitkin County, Minnesota. RF Engineers are also responsible for identifying and addressing substantial service and capacity gaps that present themselves in Verizon’s wireless network. These service gaps can be caused by lack of coverage or insufficient system capacity, or both. Service gaps are identified through the use of internal Verizon network monitoring tools and analysis showing the capacity and/or coverage need in a particular area.
3. There is a significant service gap in Verizon’s wireless communications network in and around Aitkin, MN (the “Gap Area”). As a result of this significant service capacity gap, Verizon customers using their devices in and around the Gap Area are likely to experience diminished call quality, slow and unreliable data transmission speeds, dropped calls, and blocked calls. Verizon’s service gap in the Gap Area has existed for several years.
4. This significant service gap will remain and cannot be resolved unless a communications tower is constructed within the Gap Area. Verizon must remedy this service gap in order to provide high-speed wireless broadband access to the communities in and around the Gap Area, to fill in coverage gaps where wireless services are not reliable, and to provide enhanced E911 services.
5. Verizon identified a search area in which a tower would need to be located in order to resolve the service gap. Before proposing a new communications tower, Verizon first considered whether any existing towers in the area could be used to resolve the coverage gap in the Gap Area. There are no other existing towers, other structures, or airports in the search area within 1 mile on which Verizon could collocate its communications equipment to resolve the service gap. For this reason, Vertical Bridge began looking for available properties in the search area that would be suitable for a tower.
6. Verizon and Vertical Bridge have worked together to identify a property in the Gap Area that could accommodate a communications tower to correct the significant service gap in Verizon’s wireless communications network. Vertical Bridge has proposed to build a new

255' tower at 32213 Deer St, Aitkin, MN 56431 ("Proposed Tower"). The tower height of 255' is necessary because of the surrounding topography and the size of the Gap Area. This particular location is optimal because it will allow Verizon to cover substantially all of the Gap Area with a single tower. This single 255' tower will provide sufficient coverage to the Gap Area without the need for additional tower height and tower lighting.

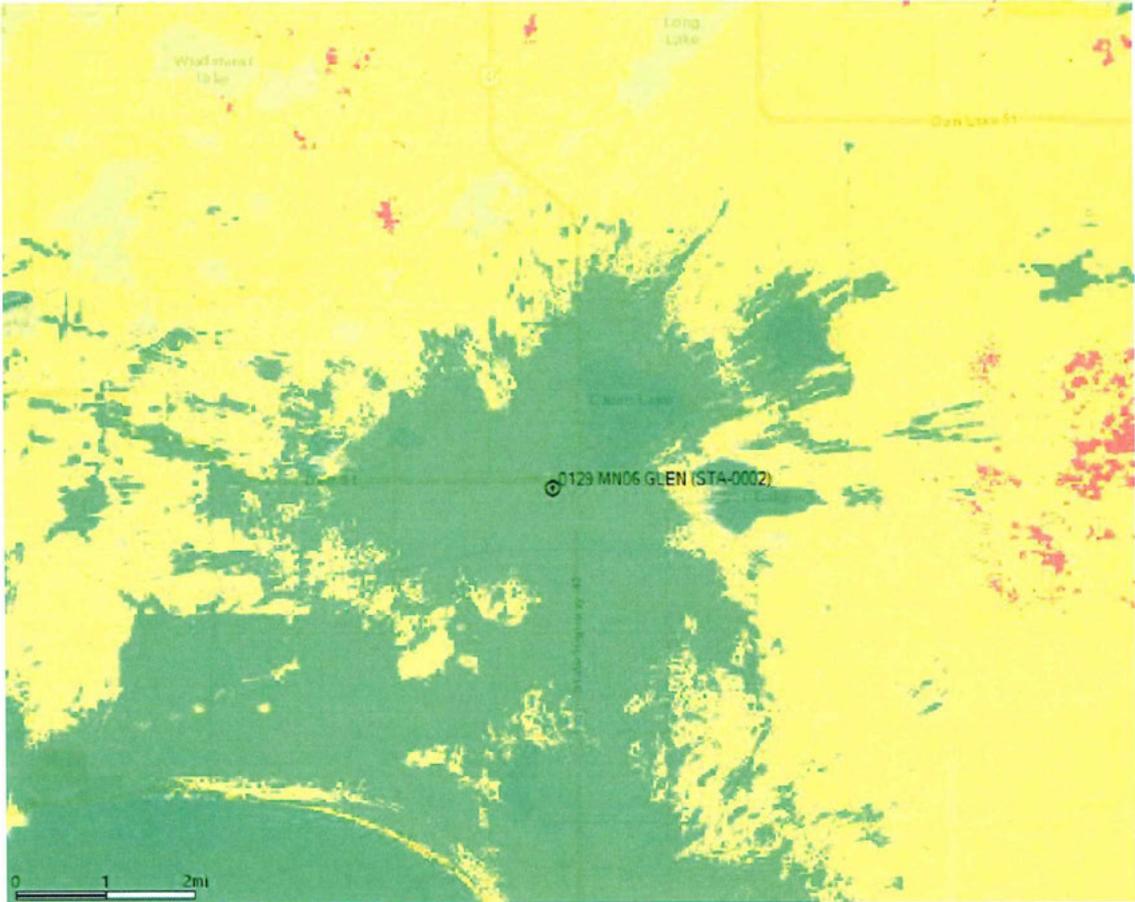
7. By co-locating its communications equipment on the Proposed Tower, Verizon will resolve the current significant service gap and will be able to provide improved service to residents, businesses, and emergency service providers in and around the Gap Area. If Vertical Bridge is unable to construct the new telecommunications tower, and Verizon is therefore unable to collocate its equipment on the proposed tower, the significant service gap in Verizon's wireless communications network will remain, and Verizon will be prohibited from providing reliable wireless service to its customers in the Gap Area.

Dated this 5th day of February, 2026



Matthew Bennett
Assoc Director, RF/SP Engineering
Verizon

With proposed MN06 GLEN site



- Good In-Building Coverage
- Good Outdoor Coverage
- Fair to Poor Outdoor Coverage

Vertical Bridge REIT, LLC
22 West Atlantic Avenue, Suite 310
Delray Beach, FL 33444

January 30, 2026

Andrew Carlstrom
Environmental Services Director
Aitkin County
307 2nd St NW, Rm. 219
Aitkin, MN

Re: Co-Location Letter of Intent and Tower Removal

Vertical Bridge Site Number: US-MN-5485
Vertical Bridge Site Name: Glen
Parcel ID: 21-0-007600

In accordance with the Aitkin County Wireless Telecommunications Tower Ordinance, Section 7 (Co-Location Requirements), The Towers LLC, d/b/a Vertical Bridge, hereby submits this letter to confirm its intent to permit co-location on the proposed tower and to ensure removal of the tower should it become unused or obsolete.

Section 7(D) of the ordinance requires “an agreement stating that the applicant and tower owner commit to co-location at reasonable market prices... [and that] any prohibition of additional users on a tower shall be considered a violation of the permit and this Ordinance.” Consistent with this requirement, Vertical Bridge confirms its commitment to accommodate co-location on the proposed tower, subject to technical feasibility and compliance with applicable laws and regulations. Vertical Bridge will make commercially reasonable efforts to accommodate up to three (3) wireless service providers on the facility.

Further, Section 7(E) of the ordinance requires that “the agreement shall also include a statement that any unused or abandoned tower shall be removed by the tower owner and/or applicant within twelve (12) months of the tower being vacated.” In compliance with this provision, should the tower no longer be used for its intended purpose or become obsolete, Vertical Bridge commits to removing the structure and restoring the site in accordance with applicable County requirements.

Sincerely,

DocuSigned by:
 01/30/2026

5F230FE153FD402
John Stevens, P.E.

Senior Vice President Development
Vertical Bridge
22 West Atlantic Avenue, Suite 310
Delray Beach, FL 33444

425451

FILED OCT 17 '14 AT 9AM

Diane M. Lafferty, County Recorder

Prepared by and upon recording
Please return to:

Ginsberg Jacobs, LLC
300 South Wacker Drive
Suite 2750
Chicago, Illinois 60606
Attn: Steven F. Ginsberg, Esq.
(Site Name: MN06 Glen)

126951

Property Tax Identification No. 21-0-007600,
21-0-007500, 21-0-007401, 21-0007900

MEMORANDUM OF LAND LEASE AGREEMENT

This Memorandum of LAND LEASE AGREEMENT is made this 10 day of Oct., 2014, between Neil Westerlund with an address of 25330 State Highway 47, Aitkin, MN 56431, hereinafter designated LESSOR and Verizon Wireless (VAW) LLC d/b/a Verizon Wireless, with its principal office located at One Verizon Way, Mail Stop 4AW100, Basking Ridge, New Jersey 07920 (telephone number 866-862-4404), hereinafter designated LESSEE. The LESSOR and LESSEE are at times collectively referred to hereinafter as the "Parties" or individually as the "Party".

1. LESSOR and LESSEE entered into a Land Lease Agreement (the "Agreement") on 10/10, 2014 for an initial term of five (5) years, commencing on the Commencement Date. The Land Lease Agreement shall automatically be extended for four (4) additional five (5) year terms unless the LESSEE terminates it at the end of the then current term by giving the LESSOR written notice of the intent to terminate at least six (6) months prior to the end of the then current term. If at the end of the fourth (4th) five (5) year extension term the Agreement has not been terminated by either Party by giving to the other written notice of an intention to terminate it at least six (6) months prior to the end of such term, this Agreement shall continue in force upon the same covenants, terms and conditions for a further term of five (5) years and for five (5) year terms thereafter until terminated by either Party by giving to the other written notice of its intention to so terminate at least six (6) months prior to the end of such term.
2. LESSOR hereby leases to LESSEE a portion of that certain parcel of property (the entirety of LESSOR's property is referred to hereinafter as the Property), located at a portion of real property located near County State Aid Highway No. 12 (Deer Street), and being described as a 100' by 100' parcel containing 10,000 square feet (the "Land Space"), together with the non-exclusive right (the "Rights of Way") for ingress and egress, seven (7) days a week twenty-four (24) hours a day, on foot or motor vehicle, including trucks over or along a twenty (20') foot wide right-of-way extending from the nearest public right-of-way, County Road 12, to the Land Space, and for the installation and maintenance of utility wires, poles, cables, conduits, and pipes over, under, or along one or more rights of way from the Land Space, said Land Space and Rights of Way (hereinafter collectively referred to as the "Premises") being substantially as described herein in Exhibit "A" attached hereto and made a part hereof. The Property is also shown on the Tax Map of the County

of Aitkin, Minnesota and is further described in Quit Claim Deed as recorded in the Office of Aitkin County, Minnesota Recorder on January 10, 2007 as Document Number 378991.

In the event any public utility is unable to use the Rights of Way, the LESSOR hereby agrees to grant an additional right-of-way either to the LESSEE or to the public utility at no cost to the LESSEE.

3. The Commencement Date of the Agreement, of which this is a Memorandum, is October 10, 2014.
4. LESSEE has the right of first refusal to purchase the Premises during the initial term and all renewal terms of the Agreement.
5. The terms, covenants and provisions of the Agreement, the terms of which are hereby incorporated by reference into this Memorandum, shall extend to and be binding upon the respective executors, administrators, heirs, successors and assigns of LESSOR and LESSEE.

[Signature Page Follows]

IN WITNESS WHEREOF, hereunto and to a duplicate hereof, LESSOR and LESSEE have caused this Memorandum to be duly executed on the date first written hereinabove.

LESSOR:

Neil Westerlund

By: Neil Westerlund
Neil Westerlund
Date: 7-10-14

LESSEE:

Verizon Wireless (VAW) LLC d/b/a Verizon
Wireless

By: Lynn Ramsey
Lynn Ramsey
Its: Area Vice President Network
Date: 10/10/14

ACKNOWLEDGEMENTS

LESSOR ACKNOWLEDGEMENT

STATE OF MINNESOTA)
)
COUNTY OF Aitkin) **LESSOR ACKNOWLEDGEMENT**

I, Melinda Diane Betley, a Notary Public for said County and State, do hereby certify that Neil Westerlund personally came before me this day and acknowledged that he executed the foregoing **MEMORANDUM OF LAND LEASE AGREEMENT** as his/her own act and deed.

WITNESS my hand and official Notary Seal, this 10th day of July, 2014.

Melinda D. Betley
Notary Public

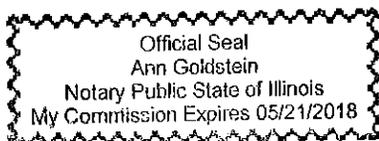
My Commission Expires:
01/31/2019



LESSEE ACKNOWLEDGEMENT

STATE OF ILLINOIS)
)
COUNTY OF COOK) **ACKNOWLEDGMENT**

On Oct. 10, 2014, before me personally appeared Lynn Ramsey as Area Vice President Network of Verizon Wireless (VAW) LLC d/b/a Verizon Wireless personally known to me or proven on the basis of satisfactory evidence to be the person whose name is ascribed on the within instrument, and acknowledged that she executed the same on behalf of said partnership and by its authority for the purposes set forth therein.



Ann Goldstein

Print Name: Ann Goldstein
Notary Public

My Commission Expires:

EXHIBIT A

Legal Description of Property

Description of Premises within Property

Page 1 of 2

Parent Parcel ("Property")

Government Lot 2 of Section 5, Township 45, Range 25, Aitkin County, Minnesota.
AND Government Lot 1 of Section 5, Township 45, Range 25, Aitkin County, Minnesota, EXCEPT the East 208 feet thereof, and further EXCEPTING that part thereof as described in Document No. 241044 AND All that part of Government Lot 1 of Section 5, Township 45, Range 25, Aitkin County, Minnesota, described as follows: The North 38 feet of said tract of land as described in a Warranty Deed dated July 3, 1986, recorded July 30, 1986 as Document No. 241044 AND That part of Government Lot 1 of Section 5, Township 45, Range 25, Aitkin County, Minnesota, described as follows:

Commencing at the Northeast corner of said Lot 1; thence running South along the East line of said Lot 1 a distance of 312 feet; thence running West at right angles to said East line of said Lot 1 a distance of 208 feet; thence running North at right angles to last described line, a distance of 312 feet; more or less, to the North line of said Lot 1; thence East along the North line of said Lot 1 to the place of commencement. All of the above being subject to public roads and/or highways.

LAND SPACE DESCRIPTION:

That part of the Government Lot 2 of Section 5, Township 45 North, Range 25 West of the Fourth Principal Meridian, Aitkin County, Minnesota, described as follows:

Commencing at the northeast corner of Government Lot 1 of said Section 5; thence South 88 degrees 59 minutes 15 seconds West along a line between said northeast corner of Government Lot 1 and the northwest corner of Government Lot 4 of said Section 5, a distance of 1528.63 feet; thence South 0 degrees 59 minutes 23 seconds East, a distance of 421.94 feet to the Point of Beginning of the land space to be described; thence South 0 degrees 00 minutes 14 seconds West, a distance of 100.00 feet; thence South 89 degrees 59 minutes 46 seconds East, a distance of 100.00 feet; thence North 0 degrees 00 minutes 14 seconds East, a distance of 100.00 feet; thence North 89 degrees 59 minutes 46 seconds West, a distance of 100.00 feet to the Point of Beginning.

ACCESS AND UTILITY RIGHT OF WAY DESCRIPTION:

A 20.00 foot wide right of way for ingress, egress and utility purposes over, under and across Government Lot 2 of Section 5, Township 45 North, Range 25 West of the Fourth Principal Meridian, Aitkin County, Minnesota, the centerline of said right of way is described as follows:

Commencing at the northeast corner of Government Lot 1 of said Section 5; thence South 88 degrees 59 minutes 15 seconds West along a line between said northeast corner of Government Lot 1 and the northwest corner of Government Lot 4 of said Section 5, a distance of 1528.63 feet; thence South 0 degrees 59 minutes 23 seconds East, a distance of 421.94 feet, thence South 0

degrees 00 minutes 14 seconds West, a distance of 90.00 feet to the Point of Beginning of the centerline to be described; thence North 89 degrees 59 minutes 46 seconds West, a distance of 31.10 feet; thence northwesterly, a distance of 326.80 feet along a tangential curve concave to the northeast, having a radius of 210.00 feet and a central angle of 89 degrees 09 minutes 47 seconds; thence North 0 degrees 49 minutes 59 seconds West tangent to the last described curve, a distance of 240.75 feet to the south right of way line of County State Aid Highway Number 12 and said centerline there terminating.

The sidelines of said easement shall be shortened or lengthened to terminate at said south right of way line of County State Aid Highway Number 12.

EXHIBIT B

**[BOUNDARY SURVEY OF THE PREMISES
AND INGRESS/EGRESS AND UTILITY EASEMENT]**

(see attached)



Mail Processing Center
 Federal Aviation Administration
 Southwest Regional Office
 Obstruction Evaluation Group
 10101 Hillwood Parkway
 Fort Worth, TX 76177

Aeronautical Study No.
 2025-AGL-15444-OE

Issued Date: 12/23/2025

THE TOWERS, LLC
 RICHARD HICKEY
 22 West Atlantic Avenue
 Suite 310
 Delray Beach, FL 33444

**** DETERMINATION OF NO HAZARD TO AIR NAVIGATION ****

The Federal Aviation Administration has conducted an aeronautical study under the provisions of 49 U.S.C., Section 44718 and if applicable Title 14 of the Code of Federal Regulations, part 77, concerning:

Structure: Antenna Tower US-MN-5485 | Glen
 County, State: Aitkin, Minnesota

Collected Point(s):

Label	Latitude	Longitude	SE	DET AGL	AMSL
pt-1	46-25-01.19N	93-31-17.44W	1295 Ft	255 Ft	1550 Ft

This aeronautical study revealed that the structure does not exceed obstruction standards and would not be a hazard to air navigation provided the following condition(s), if any, is(are) met:

Emissions from this site must be in compliance with the parameters set by collaboration between the FAA and telecommunications companies and reflected in the FAA 5G C band compatibility evaluation process (such as power, frequencies, and tilt angle). Operational use of this frequency band is not objectionable provided the Wireless Providers (WP) obtain and adhere to the parameters established by the FAA 5G C band compatibility evaluation process. **Failure to comply with this condition will void this determination of no hazard.**

As a condition to this Determination, the structure is to be marked/lighted in accordance with FAA Advisory circular 70/7460-1 M Change 1, Obstruction Marking and Lighting, a med-dual system-Chapters 4,8(M-Dual),&15.

Any failure or malfunction that lasts more than thirty (30) minutes and affects a top light or flashing obstruction light, regardless of its position, should be reported immediately to (877) 487-6867 so a Notice to Airmen (NOTAM) can be issued. As soon as the normal operation is restored, notify the same number.

It is required that FAA Form 7460-2, Notice of Actual Construction or Alteration, be e-filed any time the project is abandoned or:

- At least 10 days prior to start of construction (7460-2, Part 1)
- Within 5 days after the construction reaches its greatest height (7460-2, Part 2)

See attachment for additional condition(s) or information.

This determination expires on 06/23/2027 unless:

- (a) the construction is started (not necessarily completed) and FAA Form 7460-2, Notice of Actual Construction or Alteration, is received by this office.
- (b) extended, revised, or terminated by the issuing office.
- (c) the construction is subject to the licensing authority of the Federal Communications Commission (FCC) and an application for a construction permit has been filed, as required by the FCC, within 6 months of the date of this determination. In such case, the determination expires on the date prescribed by the FCC for completion of construction, or the date the FCC denies the application.

NOTE: REQUEST FOR EXTENSION OF THE EFFECTIVE PERIOD OF THIS DETERMINATION MUST BE E-FILED AT LEAST 15 DAYS PRIOR TO THE EXPIRATION DATE. AFTER RE-EVALUATION OF CURRENT OPERATIONS IN THE AREA OF THE STRUCTURE TO DETERMINE THAT NO SIGNIFICANT AERONAUTICAL CHANGES HAVE OCCURRED, YOUR DETERMINATION MAY BE ELIGIBLE FOR ONE EXTENSION OF THE EFFECTIVE PERIOD.

This determination is based, in part, on the foregoing description which includes specific coordinates, heights, frequency(ies) and power. Any changes in coordinates, heights, and frequencies or use of greater power, except those frequencies specified in the Colo Void Clause Coalition; Antenna System Co-Location; Voluntary Best Practices, will void this determination. Any future construction or alteration, including increase to heights, power, or the addition of other transmitters, requires separate notice to the FAA. This determination includes all previously filed frequencies and power for this structure.

If construction or alteration is dismantled or destroyed, you must submit notice to the FAA within 5 days after the construction or alteration is dismantled or destroyed.

This determination does include temporary construction equipment such as cranes, derricks, etc., which may be used during actual construction of the structure. However, this equipment shall not exceed the overall heights as indicated above. Equipment which has a height greater than the studied structure requires separate notice to the FAA.

This determination concerns the effect of this structure on the safe and efficient use of navigable airspace by aircraft and does not relieve the sponsor of compliance responsibilities relating to any law, ordinance, or regulation of any Federal, State, or local government body.

A copy of this determination will be forwarded to the Federal Communications Commission (FCC) because the structure is subject to their licensing authority.

If we can be of further assistance, please contact our office at 1-817-222-5323, or Marla.Duchatellier@faa.gov. On any future correspondence concerning this matter, please refer to Aeronautical Study Number 2025-AGL-15444-OE.

Signature Control No: 685965038-687952754

Marla Duchatellier
Technician

(DNE)

Attachment(s)
Additional Information
Frequency Data
Map(s)

cc: FCC

BASIS FOR DECISION

Part 77 authorizes the FAA to evaluate a structure or object's potential electromagnetic effects on air navigation, communication facilities, and other surveillance systems. It also authorizes study of impact on arrival, departure, and en route procedures for aircraft operating under visual or instrument flight rules, as well as the impact on airport traffic capacity at existing public use airports. Broadcast in the 3.7 to 3.98 GHz frequency (5G C band) currently causes errors in certain aircraft radio altimeters and the FAA has determined they cannot be relied upon to perform their intended function when experiencing interference from wireless broadband operations in the 5G C band. The FAA has adopted Airworthiness Directives for all transport and commuter category aircraft equipped with radio altimeters that prohibit certain operations when in the presence of 5G C band.

This determination of no hazard is based upon those mitigations implemented by the FAA and operators of transport and commuter category aircraft, and helicopters operating in the vicinity of your proposed location. It is also based on telecommunication industry and FAA collaboration on acceptable power levels and other parameters as reflected in the FAA 5G C band evaluation process.

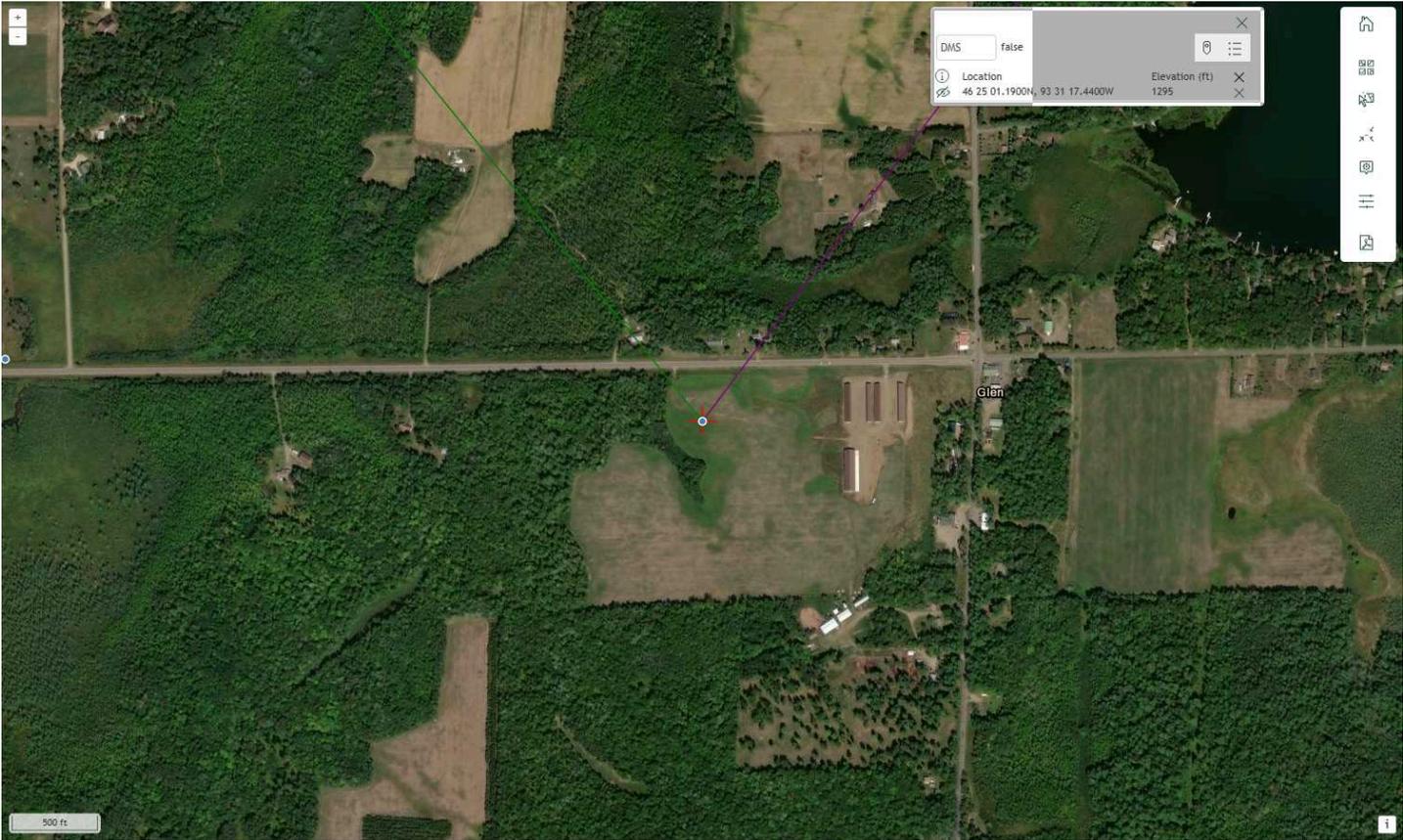
The FAA 5G C band compatibility evaluation is a data analytics system used by FAA to evaluate operational hazards related to aircraft design. The FAA 5G C band compatibility evaluation process refers to the process in which the telecommunication companies and the FAA have set parameters, such as power output, locations, frequencies, and tilt angles for antenna that mitigate the hazard to aviation. As the telecommunication companies and FAA refine the tools and methodology, the allowable frequencies and power levels may change in the FAA 5G C band compatibility evaluation process. Therefore, your proposal will not have a substantial adverse effect on the safe and efficient use of the navigable airspace by aircraft provided the equipment and emissions are in compliance with the parameters established through the FAA 5G C band compatibility evaluation process.

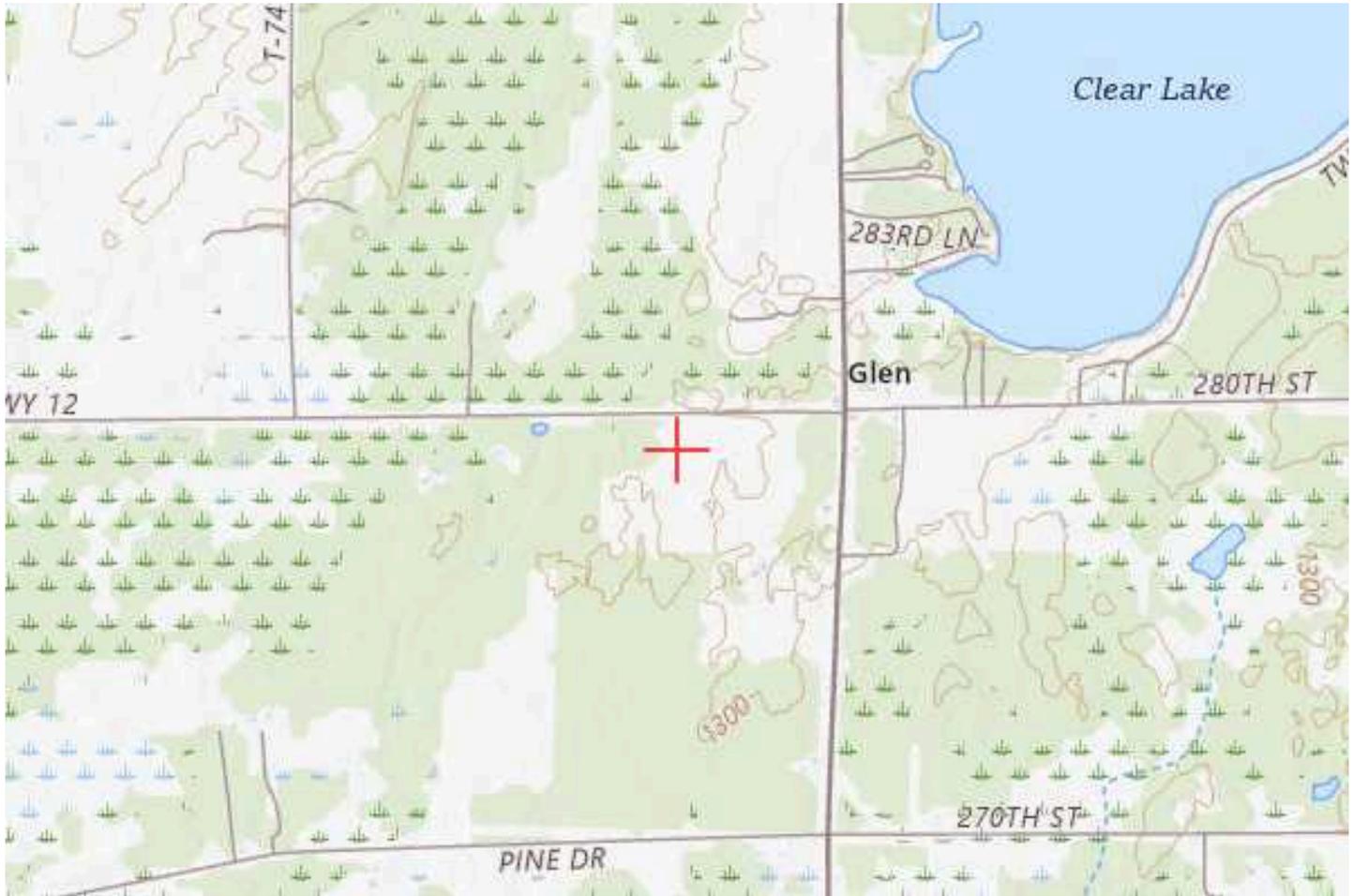
Any future changes that are not consistent with the parameters listed in the FAA 5G C band compatibility evaluation process will void this determination of no hazard.

Frequency Data for ASN 2025-AGL-15444-OE

LOW FREQUENCY	HIGH FREQUENCY	FREQUENCY UNIT	ERP	ERP UNIT
6	7	GHz	42	dBW
6	7	GHz	55	dBW
10	11.7	GHz	42	dBW
10	11.7	GHz	55	dBW
17.7	19.7	GHz	42	dBW
17.7	19.7	GHz	55	dBW
21.2	23.6	GHz	42	dBW
21.2	23.6	GHz	55	dBW
614	698	MHz	1000	W
614	698	MHz	2000	W
698	806	MHz	1000	W
806	824	MHz	500	W
806	901	MHz	500	W
824	849	MHz	500	W
851	866	MHz	500	W
869	894	MHz	500	W
896	901	MHz	500	W
901	902	MHz	7	W
929	932	MHz	3500	W
930	931	MHz	3500	W
931	932	MHz	3500	W
932	932.5	MHz	17	dBW
935	940	MHz	1000	W
940	941	MHz	3500	W
1670	1675	MHz	500	W
1710	1755	MHz	500	W
1850	1910	MHz	1640	W
1850	1990	MHz	1640	W
1930	1990	MHz	1640	W
1990	2025	MHz	500	W
2110	2200	MHz	500	W
2305	2360	MHz	2000	W
2305	2310	MHz	2000	W
2345	2360	MHz	2000	W
2496	2690	MHz	500	W
3700	3980	MHz	3280	W

Verified Map for ASN 2025-AGL-15444-OE





OWNERSHIP VERIFICATION ATTACHMENT

378991

FILED JAN 10 '07 AT 9A M

Diane M. Lafferty, County Recorder

NO DELINQUENT TAXES
AND TRANSFER ENTERED
This 10th Day of August, 2007
Paul Stewart
County Auditor
Patrick Blomberg
Deputy

CERTIFICATE OF REAL BSTATE
VALUE () FILED (X) NOT
REQUIRED CERTIFIC: OF REAL
BSTATE VALUE NO.

MINNESOTA 27-M -- QUIT CLAIM DEED
Individual(s) to Individual(s) (Top 3 inches Reserved for Recording Data) Miller/Davis Co. St. Paul, MN 661-642-1988
Minnesota Uniform Conveyancing Blanks (1/15/97)

DEED TAX DUE: \$ 1.65
Date: August 19, 2006
FOR VALUABLE CONSIDERATION, Gaylard F. Westerlund and Ruth Westerlund, husband and wife
(marital status)

Grantor, hereby conveys and quitclaims to Neil Westerlund
Grantee, real property in Aitkin County, Minnesota, described as follows:
→ See Attached Exhibit A for legal description in full.

TOTAL CONSIDERATION IS LESS THAN \$500.00

together with all hereditaments and appurtenances.
Check box if applicable:
 The Seller certifies that the seller does not know of any wells on the described real property.
 A well disclosure certificate accompanies this document.
 I am familiar with the property described in this instrument and I certify that the status and number of wells on the described real property have not changed since the last previously filed well disclosure certificate.

AITKIN COUNTY DEED TAX
No 10 Date 1-3-07
1.65 Dollars Paid
Thomas Nelson County Treasurer
By M. [Signature] Deputy

Gaylard F. Westerlund
Gaylard F. Westerlund
Ruth Westerlund
Ruth Westerlund

STATE OF MINNESOTA }
COUNTY OF Aitkin }

This instrument was acknowledged before me on August 19, 2006 Date
by Gaylard F. Westerlund and Ruth Westerlund, husband and wife

NOTARIAL STAMP OR SEAL (OR OTHER TITLE OR BANK)

MERIELLEN J. PISAREK
NOTARY PUBLIC - MINNESOTA
My Comm. Exp. Jan. 31, 2010

SIGNATURE OF NOTARY PUBLIC OR OTHER OFFICIAL
[Signature]

Check here if part or all of the land is Registered (Torrens)
Tax Statements for the real property described in this instrument should be sent to (include name and address of Grantee):

Neil Westerlund
25330 St. Hwy 47
Aitkin, Mn, 56431

THIS INSTRUMENT WAS DRAFTED BY (NAME AND ADDRESS):
Aitkin County Abstract Company
112 3rd Street N.W.
Aitkin, MN 56431
MJP
218-927-3608

WARNING: UNAUTHORIZED COPYING OF THIS FORM PROHIBITED.



EXHIBIT A

Government Lot 2 of Section 5, Township 45, Range 25.

AND

Government Lot 1 of Section 5, Township 45, Range 25. EXCEPT the East 208 feet thereof. And Further Excepting that part thereof as described in Document No. 241044.

AND

All that part of Government Lot 1 of Section 5, Township 45, Range 25, described as follows: The North 38 feet of said tract of land as described on a Warranty Deed dated July 3, 1986 and recorded July 30, 1986 as Document No. 241044.

AND

That part of Government Lot 1 of Section 5, Township 45, Range 25, described as follows:

Commencing at the northeast corner of said Lot 1; thence running South along the East line of said Lot 1 a distance of 312 feet; thence running West at right angles to said East line of said Lot 1 a distance of 208 feet; thence running North at right angles to last described line, a distance of 312 feet, more or less, to the North line of said Lot 1; thence East along the North Line of said Lot 1 to the place of commencement.

Neil Westerlund
95930 - State Hwy 47
Atkin, Mn 56431
PA 46.00
1-10-9

RECORDED
TRACT INDEXED
GRANTOR
GRANTEE
COMPARED

OFFICE OF COUNTY RECORDER
AITKIN COUNTY, MN
WELL CERTIFICATE RECEIVED
 WELL CERTIFICATE NOT RECEIVED

COUNTY RECORDER
AITKIN COUNTY, MINNESOTA
FILED
JAN 10 2007 11 AM
Liane M. Stapp
As Secy. No. 378991

