



**NAVAJO COUNTY
PLANNING & DEVELOPMENT SERVICES**

Post Office Box 668 - 100 W. Public Works Dr.
Holbrook, Arizona 86025
(928) 524-4100 FAX (928) 524-4122

**SPECIAL USE PERMIT
APPLICATION**

OWNER INFORMATION:

OWNER'S NAME: Willis Ranch, LLC
CONTACT PHONE NO.: 928-243-8788 E-MAIL: willisranch17@gmail.com
MAILING ADDRESS: 205 E. Larson
CITY: Snowflake STATE: AZ ZIP CODE: 85937

AGENT/POINT OF CONTACT INFORMATION:

CONTACT'S NAME: Reg Destree
COMPANY NAME: Destree Development for SBA Communications
CONTACT PHONE NO.: (602) 349-6930 E-MAIL: destreedevdevelopment@gmail.com
MAILING ADDRESS: 22831 N. 21st St
CITY: Phoenix STATE: AZ ZIP CODE: 85024

SITE & PROPOSAL INFORMATION:

PROJECT NAME: SBA White Antelope
PRESENT USE OF PROPERTY: Grazing Land
PROPOSED USE OF PROPERTY: 120' Multi-carrier wireless monopole within a 100' x 100' chain link compound
LEGAL DESCRIPTION: T 13 N - R 22 E, SECTION 1, ASSESSOR PARCEL NO.: 30393003
SUBDIVISION NAME: Ranch of the White Mountain #8 LOT: 246
RURAL ADDRESS: 8454 E. Concho Hwy, Snowflake, AZ 85937 AREA: 6 miles NE of Snowflake
PARCEL SIZE: 51.16 Ac DATE OF OWNERSHIP: 1/4/22

CURRENT ZONING: (Please check appropriate Zoning Classification)

☐ A-Gen	☐ RU-20	☐ RU-10	☐ RU-5	☐ RU-1	☐ R1-43	☐ R1-10
☐ R-2	☐ R-3	☒ C-R	☐ I-1	☐ I-2	☐ Special Development	

PROPOSED ZONING:

☐ A-Gen	☐ RU-20	☐ RU-10	☐ RU-5	☐ RU-1	☐ R1-43	☐ R1-10
☐ R-2	☐ R-3	☒ C-R	☐ I-1	☐ I-2	☐ Special Development	

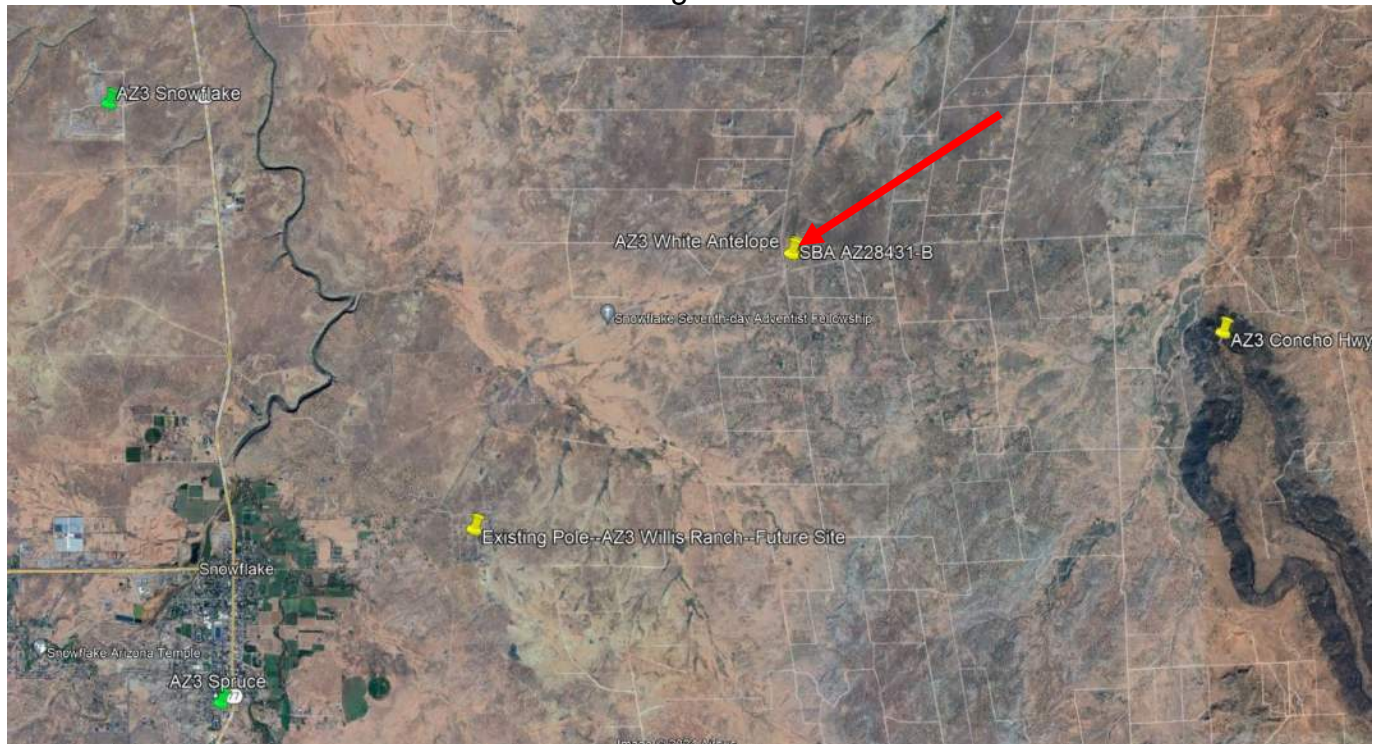
CALCULATED FEE: _____ (\$600.00 plus \$50 per acre.)

PROJECT NARRATIVE

FOR

SBA AZ28431-B White Antelope 120' Multi-Carrier Communications Pole

8454 E. Concho Hwy
Snowflake, AZ 85937
APN: 303-93-003
Jurisdiction: Navajo County
Zoning: C-R 300



Green Pins denote existing Verizon sites. Yellow Pins denote sites under development.
Arrow Points to Proposed Site

Submitted by:
Reg Destree
Destree Development, LLC
22831 N. 21st St
Phoenix, AZ 85024
602-349-6930 (mobile)
destreedevelopment@gmail.com
June 28th, 2024

Purpose of Application

As part of its ongoing effort to maintain the pre-eminent wireless network in Navajo County, Verizon Wireless has engaged SBA Communications to develop several sites within the County to improve coverage and capacity for Verizon's network. This approach is being used to allow for the County to be built out faster than if Verizon was developing the sites directly. SBA is one of a few companies who have been engaged for different locations throughout the County as part of an overall development plan meant to improve rural broadband and overall connectivity. SBA is a large tower development and management firm with sites throughout the Country and many within Arizona.

This proposal is for a new site along Snowflake-Concho Highway about 6 miles northeast of Snowflake. This site is meant to work in conjunction with the existing sites to the north of Snowflake, in Snowflake and sites under development by others east and southwest along Snowflake-Concho Highway. This is part of an overall plan to cover the entirety of the road from Snowflake to Concho.

This site is meant to ensure good in-building coverage for the homes in this area as well as offer coverage north along Antelope and east and southwest along Snowflake-Concho Highway.

While the anchor tenant will be Verizon Wireless, the structure is being developed to handle additional carriers if they choose to use it in the future. There are three other carriers operating in this market. There are currently towers 4 miles east and 4 miles southwest from this site and it is likely tenants on those towers would be future tenants on this site as they densify their networks.

The primary focus for coverage and capacity was in more densely populated areas and along major thoroughfares within the last 5-10 years. As areas such as this have become more populated and technologies have advanced, it is becoming necessary to build additional structures to accommodate coverage for residents, visitors and travelers in these areas. This area is becoming more populated and the road takes fairly heavy traffic. This site is almost exclusively a coverage site but will offer residents an excellent opportunity for high-capacity data at their homes.

A before and after coverage map has been included with this submittal to demonstrate the anticipated coverage improvements for Verizon Wireless. Verizon's plan consists of a site up on the ridgeline to the east, which was previously approved by the County, continued use of the site in Snowflake, and the site just north of town and future collocation on the monopole about 4 miles southwest of here, as capacity infill is needed.

SBA is requesting a Special Use Permit for a 120' tall multi-carrier wireless monopole within a 100' x 100' compound. There will be ground equipment within the compound. Access will come from White Antelope Road and power and fiber are also expected to come from the road.

Site Description

The subject parcel is over 50 acres with White Antelope Road along its western edge and Snowflake-Concho Hwy along its south. This parcel is owned by Willis Ranch and used for cattle grazing. The southern 300 feet of the property (along the Highway) is zoned C-R 300. This proposed site is within that area.

The compound is in the southwest corner of the parcel. The compound is set back to ensure the pole meets at least a 1:1 setback from property lines. There are no homes directly abutting this parcel and the nearest homes to this proposed location are about 2,200' to the east and southeast on the other side of Snowflake-Concho Highway.

This location on this parcel offers good access, availability of utilities and year-round access from maintained roads while maintaining a good separation from current rural residential uses and being very well situated to meet the carrier's coverage objectives.

Site History

Verizon Wireless has been working on providing coverage in Navajo County for many years. That often involves a few new sites each year. Now that 5G is being deployed to provide rural broadband coverage throughout much of Navajo County, Verizon has a need for several sites within the next year or two. Verizon approached several tower developers about different sites throughout the County. SBA is one of the two main tower developers and currently is looking at this site. The location in question is a targeted location requested by Verizon. As mentioned above it is equidistant to the two nearest sites and likely will be used by other carriers in the future as they further develop their networks.

The original proposed location by the carrier was actually just south of Snowflake-Concho Highway about 500'. That area is similar grazing land but that side of the highway is more developed with homes than the north side of the highway. Due to this we looked mainly on the north side of the highway. In an attempt to tie in with the commercial corridor we looked to stay fairly close to the road. We did check to make sure there was no County land in the area of this site as that would have become our target. The only governmentally-owned land we came across was AZ State Land. The private land being proposed is far more viable than State Land which is used for grazing and not allotted for Leasing.

This location was chosen and a Lease agreement was entered into with the landowners. The candidate was submitted to the carrier and they have approved this location. That was not surprising given the proximity to their original search location.

Description of Proposal

The proposed site development includes placement of panel antennas on a new 120' monopole. The panel antennas are used for coverage to communicate with phones and other devices. The 120' is meant to provide a site which meets the needs of Verizon but does leave additional space for at least two additional carriers to collocate in the future. Verizon's antennas are proposed at 110' on the pole to maximize integration with the two nearest existing sites as well as the site under development 4 miles to the east. The pole will be structurally capable of handling additional carriers and there is sufficient space in the compound for ground equipment for those carriers.

The proposed location is not centered in the parcel as we were looking to stay within the commercial corridor along the Highway. The pole is more than 1:1 from all property lines and the parcel is surrounded by grazing land to the north and east. The land is bordered by Snowflake-Concho Highway to the south with undeveloped land beyond that. The region's mailboxes are just to the west on White Antelope road with grazing land to the west beyond that. The closest home is 2,200' east of the site.

The 100' x 100' compound is located in the southwest portion of the property. The pole is a bit offset to the east in the compound to maximize setbacks. The pole exceeds a 1:1 setback from all property lines.

The Verizon radio equipment will be on a small outdoor platform or pad. The site will likely have an emergency back-up generator. The site has commercial power which will come from the existing power poles which cross White Antelope Road about 2,000' south of Snowflake-Concho Highway. It appears that fiber backhaul is available as well along the south side of the road.

The site will take about 60-90 days to construct, and once complete, will be visited approximately once per month for maintenance. This development is unoccupied and does not involve water or sewer.

There will not be any changes to existing watercourses or an impact on off-site discharge of rainwater. We've located the site to ensure it stays out of a drainage area on this property.

Citizen Participation Plan

As part of our overall development plan, we hosted a neighborhood meeting on site on the evening of June 13th from 5PM to 7PM.

Notice was sent to all property owners within 300' of the property and I also sent a copy of the letter to staff. I did not receive any feedback prior to the meeting. I had a few visitors at the meeting and they were all curious passers-by as this intersection is pretty busy and has the mailboxes for the area.

There were four people to whom I spoke. Three of them actually signed the sign-in sheet as they wanted to voice their support for improved coverage in the area. They were not neighbors that are directly adjacent but one did point to his house which was to the NW about a mile. The fourth person was in support but didn't sign the form.

If any feedback is received from the 10 notices I sent out I will let staff know. No feedback has been received as of the date of this Narrative.

Conclusion

This type of facility requires a Special Use Permit in Navajo County. This proposal meets the letter and intent of the Ordinance, including the recently adopted language. SBA is requesting a Special Use Permit. This site will benefit ranchers, residents, visitors and travelers in this area.

OWNER'S AFFIDAVIT:

I, (print name) LAMAR WILLIS, for WILLIS RANCH LLC being duly sworn, depose and say that I am an owner of the property involved in this application and that the information herewith submitted is true and correct to the best of my knowledge.

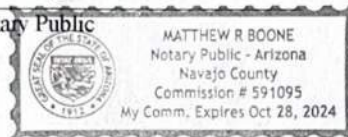
Lamar Willis
Owner's Signature

STATE OF ARIZONA)
COUNTY OF Navajo) SS

Sworn and subscribed before me on this 28th Day of June, 2024

Matthew R Boone

Notary Public



Oct 28, 2024
My Commission Expires

FOR STAFF USE ONLY:

ACCEPTED BY: _____ DATE: _____

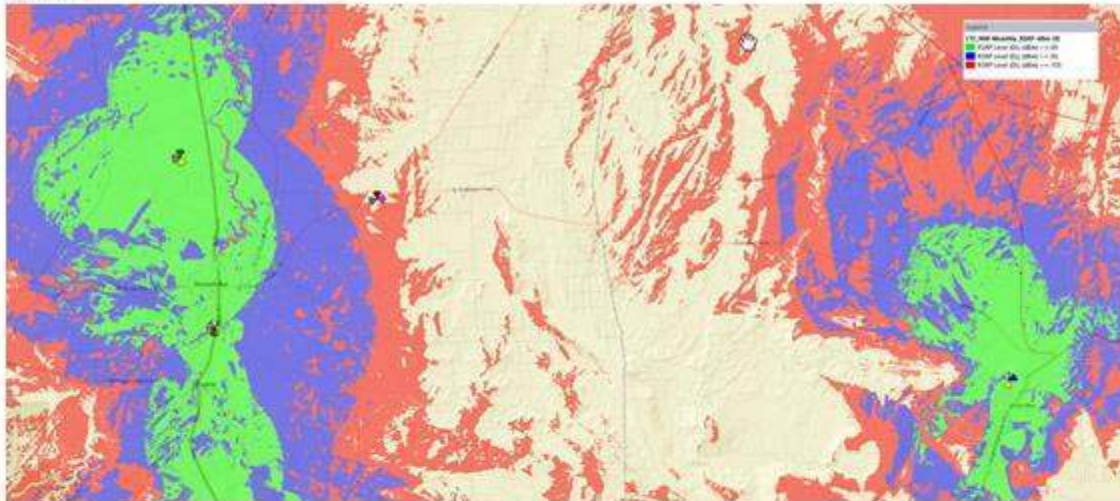
SUBMITTAL APPROVED: _____ DATE: _____

CASE NO.: SUP _____ ACTION: ☐ GRANT ☐ DENY ☐ WITHDRAWN

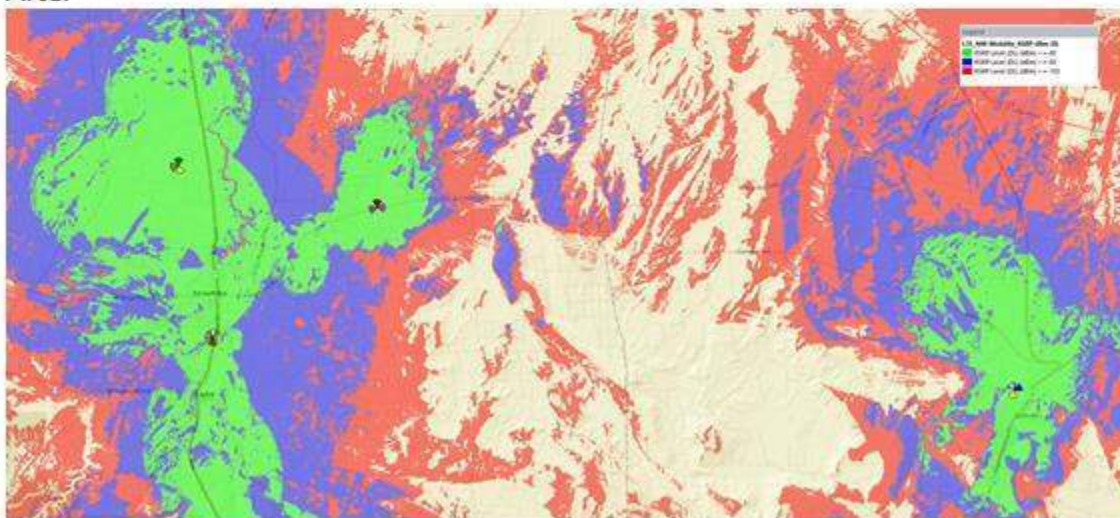
NOTES / STIPULATIONS: _____

AZ28431-B - White Antelope - Coverage Maps

Before



After





May 17, 2024
Navajo County
Planning and Development Services
100 Public Works Drive
Holbrook, AZ 86025

To whom it may concern,

This proposed Verizon tower, AZ3 White Antelope, is needed to improve wireless coverage and capacity in nearby communities and roadways. Due to the natural and man-made obstacles in this area, a minimum height of 125' is required for the RF signal to overcome those challenges.

Coverage is the need to expand wireless service into an area that either has no service or bad service. The request for service often comes from customers or emergency personnel. Expansion of service could mean improving the signal levels in a large apartment complex or new residential community. It could also mean providing new service along a newly built highway.

Capacity is the need for more wireless resources. Cell sites have a limited amount of resources to handle voice calls, data connections, and data volume. When these limits are reached, user experience quickly degrades. This could mean customers may no longer be able to make/receive calls nor be able to browse the internet. It could also mean that webpages will be very slow to download.

Sincerely,

A handwritten signature in blue ink, appearing to read "Joe McCarty". The signature is stylized with a large, looping initial "J" and a trailing flourish.

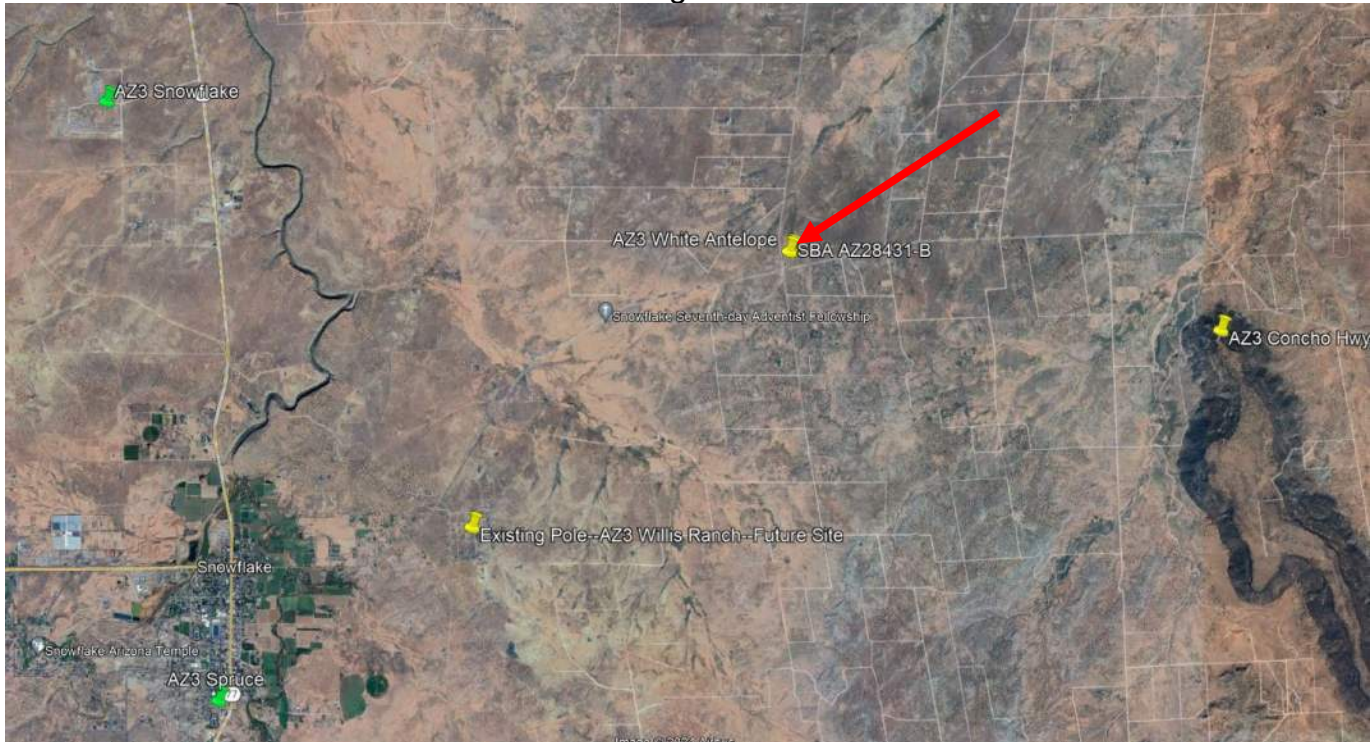
Joe McCarty
Senior Manager – Real Estate
Verizon - Southwest Network Engineering
6955 W Morelos Place
Chandler, AZ 85226

**Neighborhood Meeting Notice—6/13 5:00-7:00PM on-site—
Northeast Corner White Antelope Rd/Snowflake-Concho Hwy**

FOR

**SBA AZ28431-B White Antelope
120' Multi-Carrier Communications Pole**

8454 E. Concho Hwy
Snowflake, AZ 85937
APN: 303-93-003
Jurisdiction: Navajo County
Zoning: C-R 300



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Submitted by:
Reg Destree
Destree Development, LLC
22831 N. 21st St
Phoenix, AZ 85024
602-349-6930 (mobile)
destreedevelopment@gmail.com
May 15th, 2024

Purpose of Notice

SBA Communications is proposing to place a new 120' multi-carrier Wireless Facility (Monopole) on the property at 8454 E. Concho Highway. As part of the Citizen Participation process I will be holding a neighborhood meeting on site on June 13th from 5:00-7:00PM.

You are receiving this notice as you own property with a property line within 300' of the 50 acre subject parcel at 8454 E. Concho Highway.

If you are unable to attend but would like further information, feel free to reach out to me with any questions or comments.

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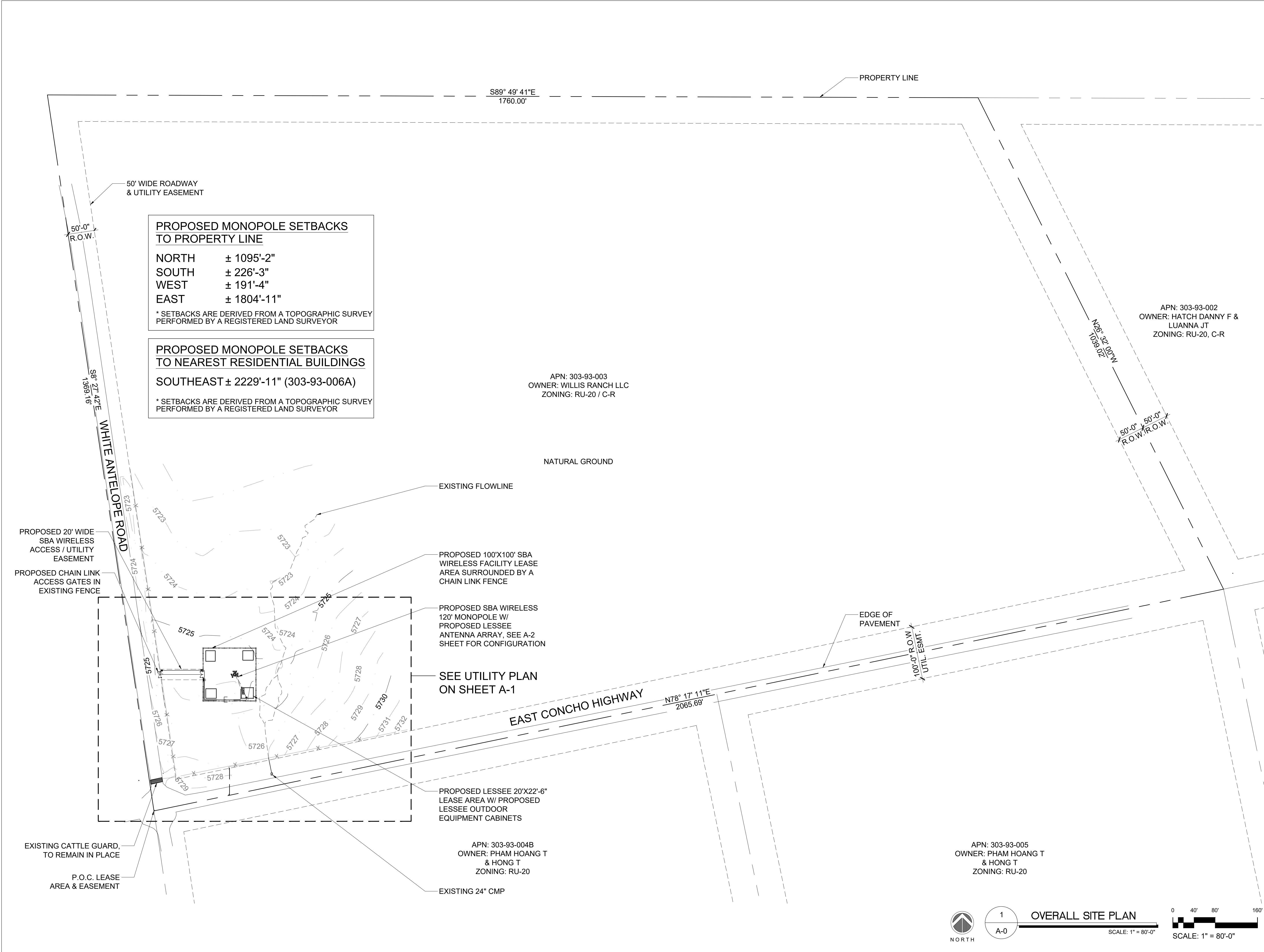
Citizen Participation Plan

I will be hosting this neighborhood meeting prior to final submission for our Special Use Permit. I plan on hosting that meeting at the site as there are not any public buildings nearby and the property is easily accessible.

I will provide feedback to staff after the meeting. I will also provide any feedback you have prior to the meeting.

Conclusion

This type of facility requires a Special Use Permit in Navajo County. This proposal meets the letter and intent of the Ordinance, including the recently adopted language. SBA is requesting a Special Use Permit. This site will benefit ranchers, other residents, visitors and travelers in this area.



CLIENT

SBA

SBA TOWERS X, LLC
5900 BROKEN SOUND PARKWAY, NW
BOCA RATON, FLORIDA, 33487
PHONE: 1-800-487-7483

PLANS PREPARED BY

young
design corp

architecture / project management
10245 E. Via Linda, Scottsdale, AZ 85258
ph: 480 451 9609 fax: 480 451 9608
e mail: corporate@ydcoffice.com

CARRIER

6955 W. MORELOS PL.
CHANDLER, AZ 85226

SEAL

PRELIMINARY
FOR REVIEW
ONLY

PRELIMINARY UNLESS SIGNED

NO.	DATE	DESCRIPTION
1	5/6/2024	PRELIM ZD'S

ARCHITECTS JOB NO.

YDC-10935

PROJECT INFORMATION

WHITE ANTELOPE
AZ28431-B

8301-8517 E. CONCHO HIGHWAY
SNOWFLAKE, AZ 85937

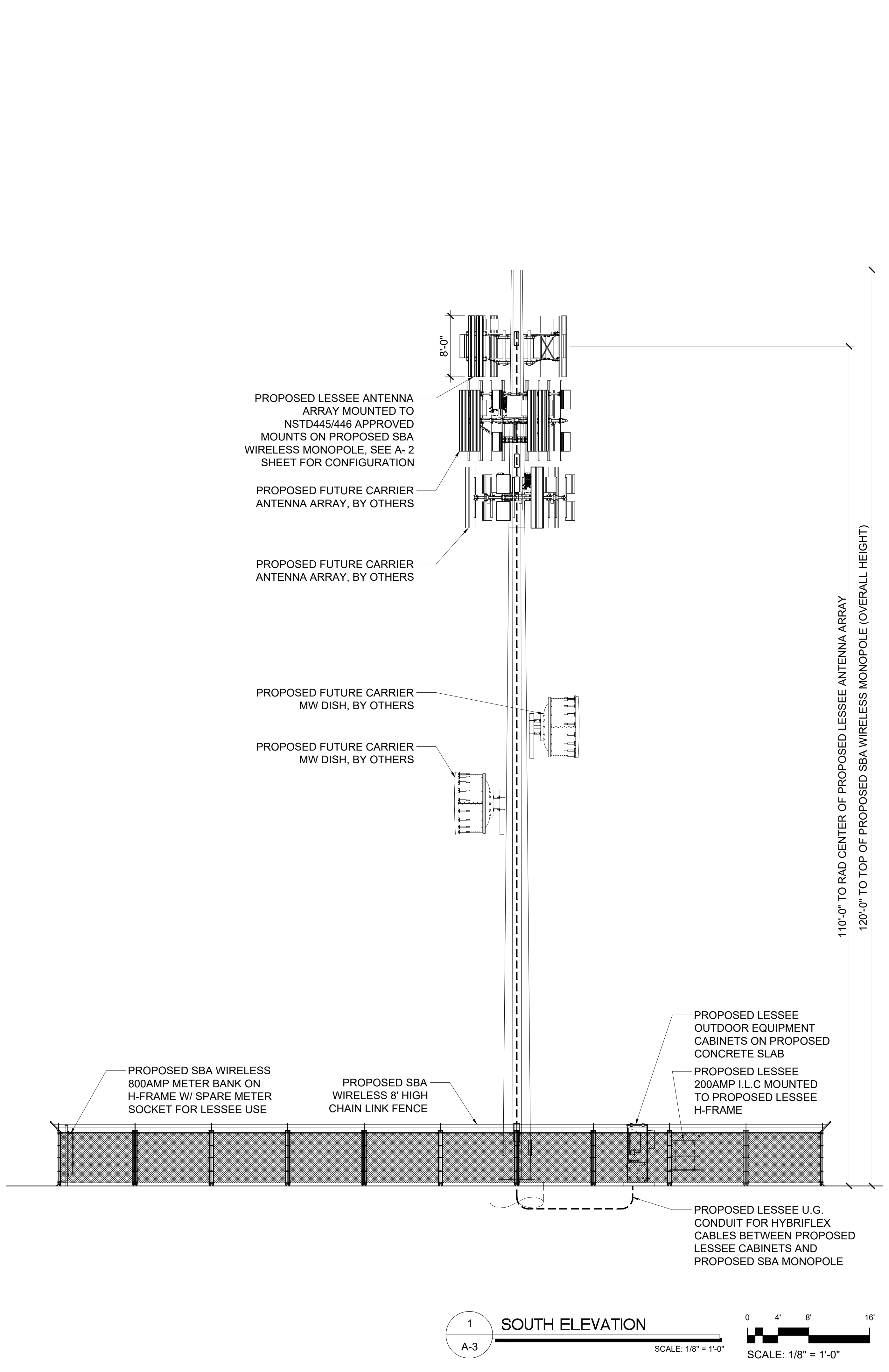
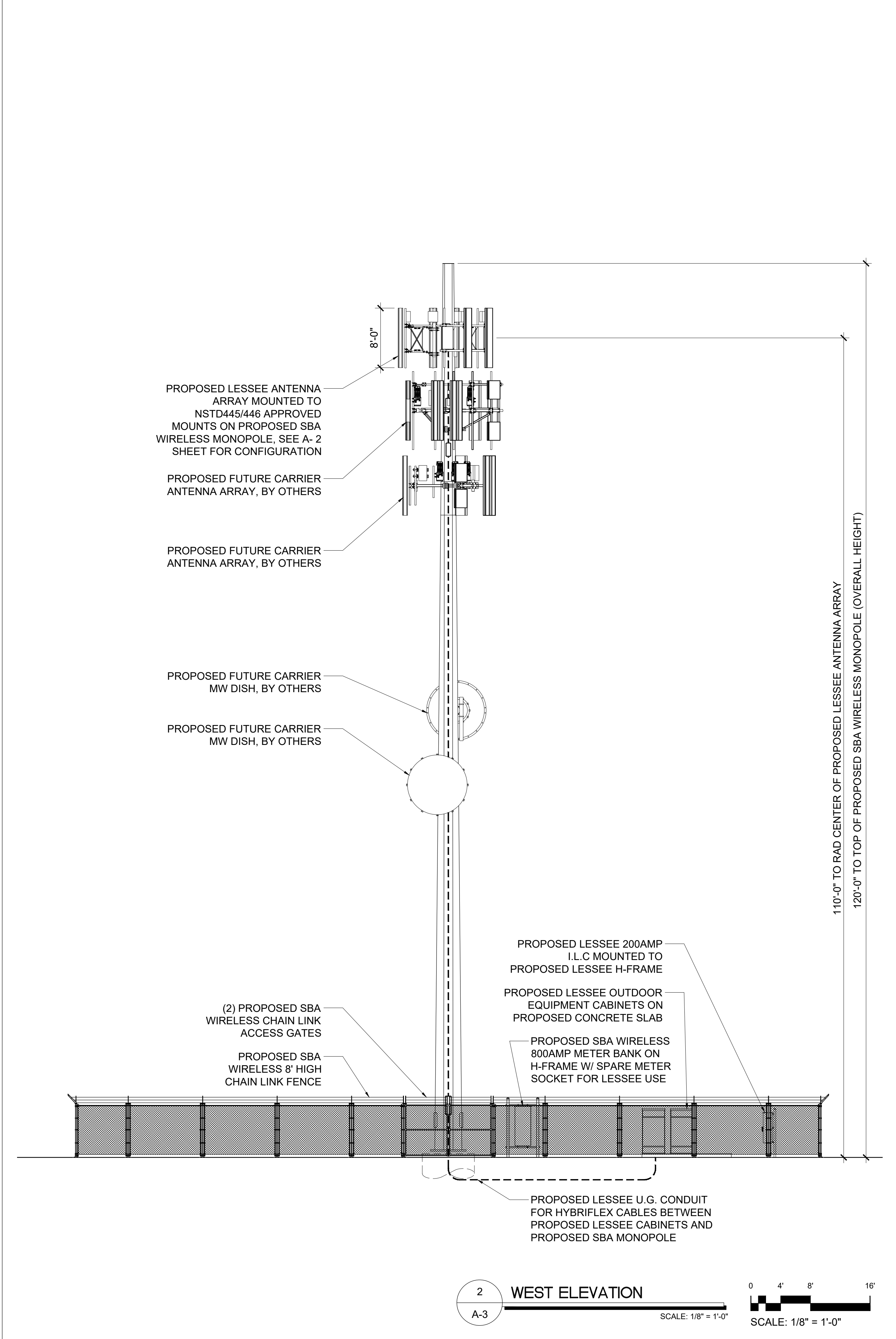
SHEET TITLE

OVERALL SITE PLAN

JURISDICTION APPROVAL

SHEET NUMBER

A-0



CLIENT

SBA

SBA TOWERS X, LLC
5900 BROKEN SOUND PARKWAY, NW
BOCA RATON, FLORIDA, 33487
PHONE: 1-800-487-7483

PLANS PREPARED BY

young
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architecture / project management
10245 E. Via Linda, Scottsdale, AZ 85258
ph: 480 451 9609 fax: 480 451 9608
e mail: corporate@ydcoffice.com

CARRIER

verizon

6955 W. MORELOS PL.
CHANDLER, AZ 85226

SEAL

PRELIMINARY
FOR REVIEW
ONLY

PRELIMINARY UNLESS SIGNED

NO.	DATE	DESCRIPTION
1	5/6/2024	PRELIM ZD'S

ARCHITECTS JOB NO.

YDC-10935

PROJECT INFORMATION

WHITE ANTELOPE
AZ28431-B
8301-8517 E. CONCHO HIGHWAY
SNOWFLAKE, AZ 85937

SHEET TITLE

ELEVATIONS

JURISDICTION APPROVAL

SHEET NUMBER

A-3

MEETING SIGN-IN SHEET			
Project:	SBA White Antelope Wireless Facility	Meeting Date:	6/13/24
Hosted by:	Reg Destree, Destree Development, LLC	Place:	On-Site

Meeting Date: 6/13/24

Place: On-Site

[illegible]

Arizona State Of	APN: 303-10-012	Po Box 668	Holbrook, AZ 860250668
Arizona State Of	APN: 303-01-602	Po Box 668	Holbrook, AZ 860250668
Stidham Ronald & Shannon (Cprs)	APN: 303-93-006A	8497 E Concho Hwy	Snowflake, AZ 859375954
Pham Hoang T & Hong T (Cprs)	APN: 303-93-005	30444 N 126Th Dr	Peoria, AZ 853835026
Village East Investments Llc	APN: 303-93-004D	Po Box 592	Snowflake, AZ 85937-0592
Brewer William T & Debra (Cprs)	APN: 303-93-004C	22 Paradise Ranch Rd	Bent, NM 883149712
Pham Hoang T & Hong T (Cprs)	APN: 303-93-004B	30444 N 126Th Dr	Peoria, AZ 853835026
Hamilton M Matthew & Karen A (Cprs)	APN: 303-93-004A	Po Box 356	Taylor, AZ 859390356
Willis Ranch Llc	APN: 303-93-003	205 E Larson	Snowflake, AZ 859376551
Hatch Danny F & Luanna Jt 1/2Hatch Ls Family Trust/	APN: 303-93-002	Po Box 127	Taylor, AZ 85939-0127
Cibella Margo M	APN: 303-87-008B	11638 N 68Th Pl	Scottsdale, AZ 852545142

FLOOD ZONE DESIGNATION

THE PROPOSED LEASE PREMISES SHOWN HEREON APPEAR TO BE WITHIN FLOOD ZONE "X" AS DELINEATED ON THE FEDERAL EMERGENCY MANAGEMENT AGENCY FIRM MAP NO. 04017C4075E DATED 09/26/08.

FLOOD ZONE "X" IS DEFINED AS: AREAS DETERMINED TO BE OUTSIDE 500-YEAR FLOODPLAIN; DETERMINED TO BE OUTSIDE THE 1% AND 0.2% ANNUAL CHANCE FLOODPLAINS.

PROJECT META DATA

- ELEVATIONS SHOWN HEREON ARE REPRESENTED IN *NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD88)* ESTABLISHED FROM GPS DERIVED ELLIPSOID HEIGHTS, APPLYING GEOID 18B SEPARATIONS CONSTRAINING TO NGS CORS STATIONS PROVIDED IN THE "ONLINE POSITIONING USER SERVICE" (OPUS) SOLUTION FOR THIS SPECIFIC SITE.
- BEARINGS SHOWN HEREON ARE BASED UPON U.S. STATE PLANE NAD83 COORDINATE SYSTEM *ARIZONA STATE PLANE COORDINATE ZONE EAST*, DETERMINED BY GPS OBSERVATIONS.
- FIELD WORK FOR THIS PROJECT WAS PERFORMED ON 02/13/24.

SURVEYOR NOTES

- ALL TITLE INFORMATION IS BASED UPON A COMMITMENT FOR TITLE INSURANCE PREPARED BY FIDELITY NATIONAL TITLE INSURANCE COMPANY, ORDER NO.: 5000002991 EFFECTIVE DATE: 12/04/2023.
- SURVEYOR HAS NOT PERFORMED A SEARCH OF PUBLIC RECORDS TO DETERMINE ANY DEFECT IN TITLE.
- THE BOUNDARY SHOWN HEREON IS PLOTTED FROM RECORD INFORMATION AND DOES NOT CONSTITUTE A BOUNDARY SURVEY OF THE PROPERTY.
- SURVEYOR DOES NOT GUARANTEE THAT ALL UTILITIES ARE SHOWN OR THEIR LOCATIONS. IT IS THE RESPONSIBILITY OF THE CONTRACTOR AND DEVELOPER TO CONTACT BLUE STAKE AND ANY OTHER INVOLVED AGENCIES TO LOCATE ALL UTILITIES PRIOR TO CONSTRUCTION. REMOVAL, RELOCATION AND/ OR REPLACEMENT IS THE RESPONSIBILITY OF THE CONTRACTOR.

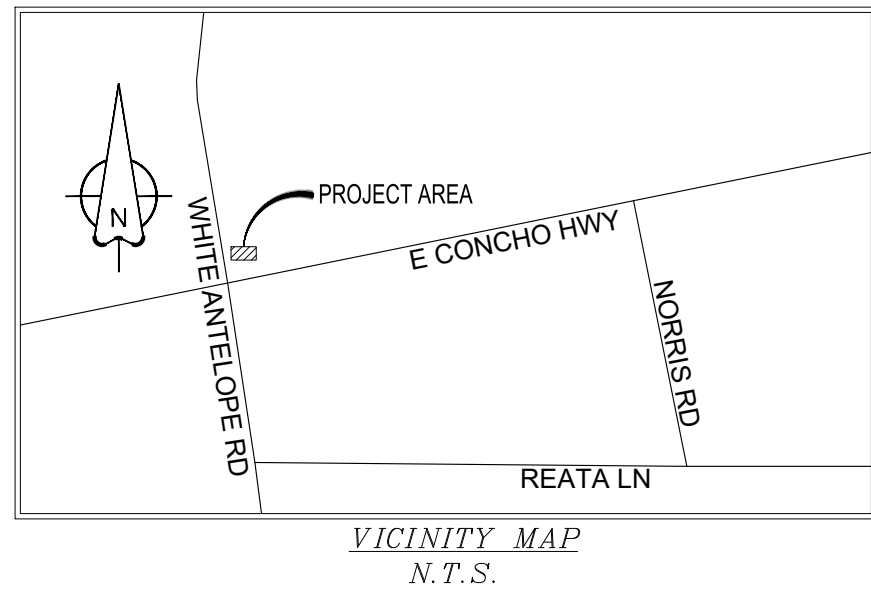
LESSOR'S LEGAL DESCRIPTION

AN INTEREST IN LAND, SAID INTEREST BEING OVER A PORTION OF THE FOLLOWING DESCRIBED PARENT PARCEL:

RANCH OF THE WHITE MOUNTAINS, UNIT 8, LOT 246, NAVAJO COUNTY, ARIZONA. EXCEPTING ALL RIGHTS FOR ROCK QUARRY, AGGREGATE, MINERALS, OILS, COALS, GAS, HELIUM, URANIUM, POTASH, ANY HYDRO-CARBON SUBSTANCE AND ANY OTHER MINERALS, INCLUDING SURFACE ACCESS RIGHTS FOR EXPLORATION AND DEVELOPMENT.

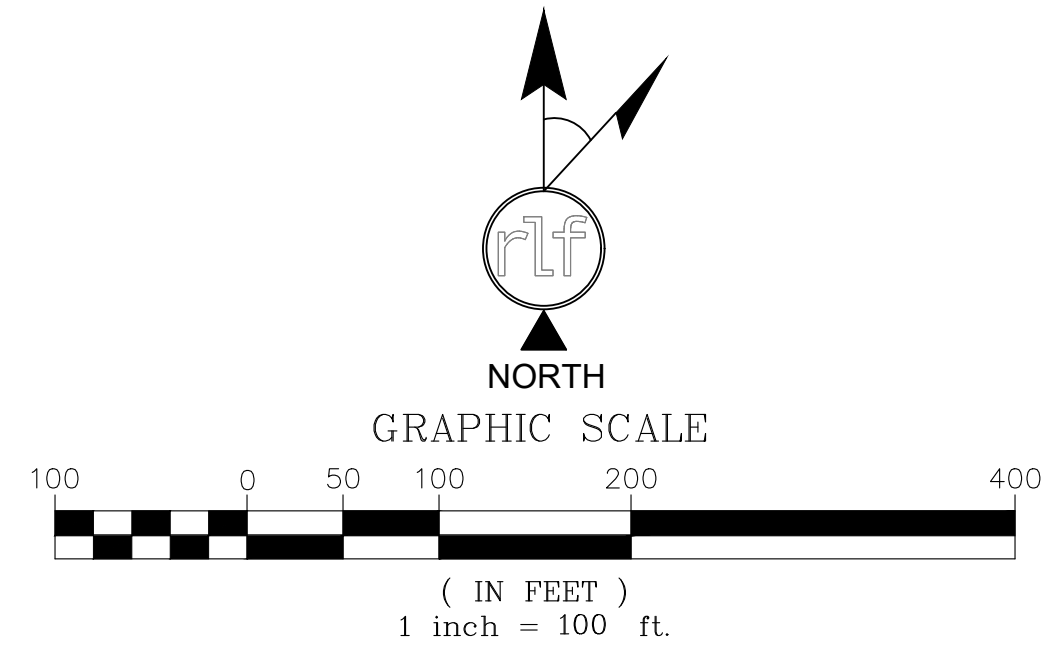
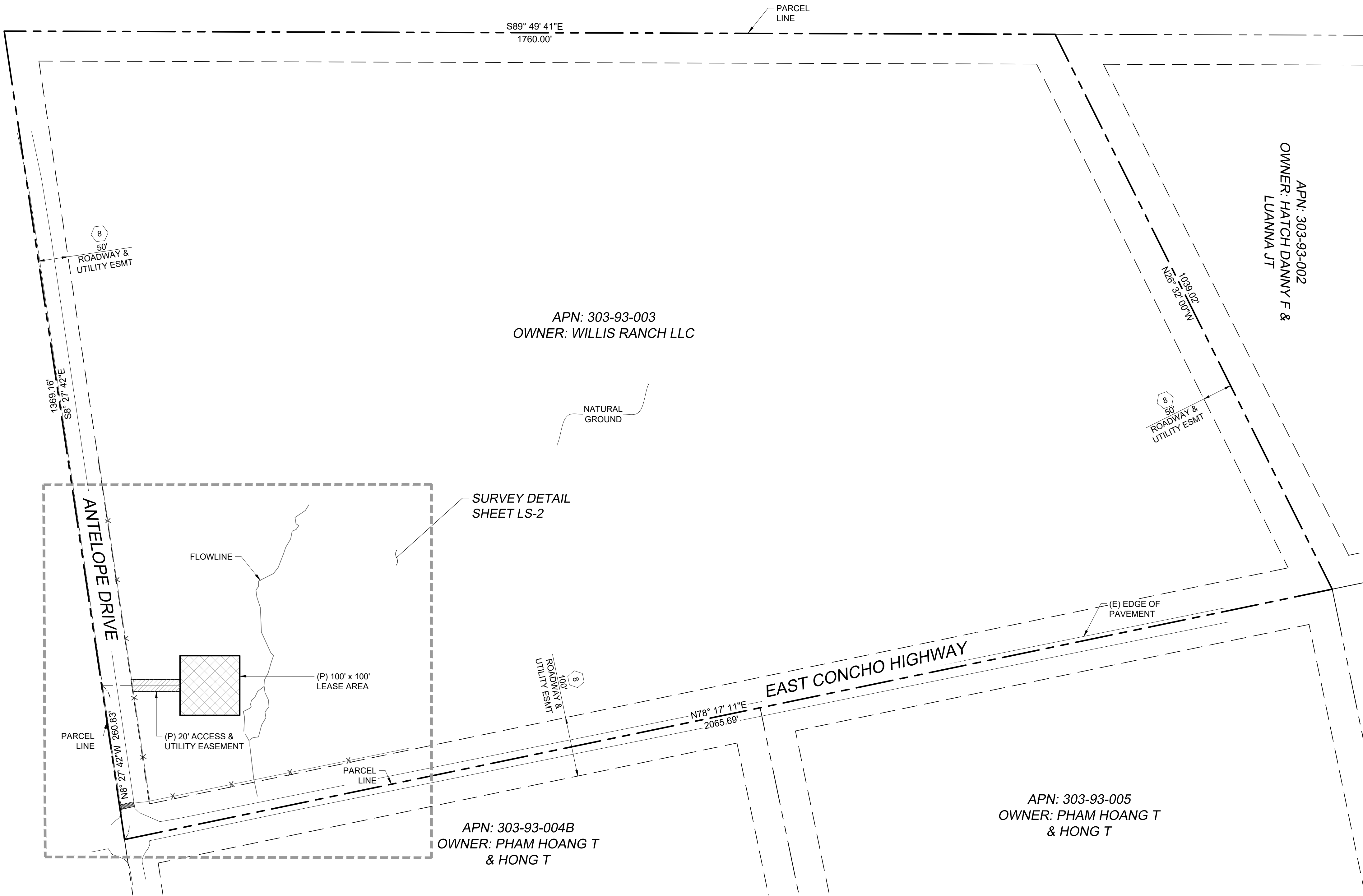
AND BEING THE SAME PROPERTY CONVEYED TO WILLIS RANCH, LLC FROM HNZ HOLDING, LLC, A DELAWARE LIMITED LIABILITY COMPANY BY SPECIAL WARRANTY DEED DATED OCTOBER 15, 2021 AND RECORDED JANUARY 4, 2022 IN INSTRUMENT NO. 2022-00159.

TAX PARCEL NO. 303-93-003

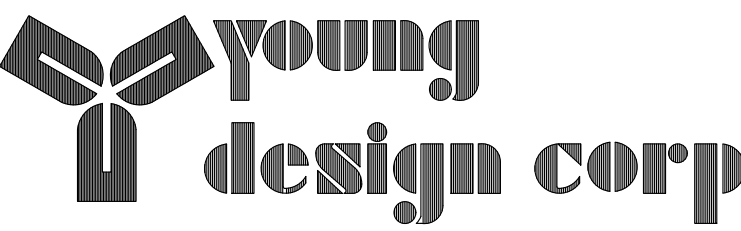


SCHEDULE B EXCEPTIONS

- ANY DEFECT, LIEN, ENCUMBRANCE, ADVERSE CLAIM, OR OTHER MATTER THAT APPEARS FOR THE FIRST TIME IN THE PUBLIC RECORDS OR IS CREATED, ATTACHES, OR IS DISCLOSED BETWEEN THE COMMITMENT DATE AND THE DATE ON WHICH ALL OF THE SCHEDULE B, PART I—REQUIREMENTS ARE MET. (NON-PLOTTABLE)
- RIGHTS OR CLAIMS OF PARTIES IN POSSESSION NOT SHOWN BY THE PUBLIC RECORDS. (NON-PLOTTABLE)
- ANY ENCROACHMENT, ENCUMBRANCE, VIOLATION, VARIATION, OR ADVERSE CIRCUMSTANCE AFFECTING THE TITLE THAT WOULD BE DISCLOSED BY AN ACCURATE AND COMPLETE LAND SURVEY OF THE LAND. (NON-PLOTTABLE)
- EASEMENTS, OR CLAIMS OF EASEMENTS, NOT SHOWN BY THE PUBLIC RECORDS. (NON-PLOTTABLE)
- ANY LIEN, OR RIGHT TO A LIEN, FOR SERVICES, LABOR, OR MATERIAL HERETOFORE OR HEREAFTER FURNISHED, IMPOSED BY LAW AND NOT SHOWN BY THE PUBLIC RECORDS. (NON-PLOTTABLE)
- TAXES OR SPECIAL ASSESSMENTS WHICH ARE NOT SHOWN AS EXISTING LIENS BY THE PUBLIC RECORDS. (NON-PLOTTABLE)
- TAXES FOR THE YEAR 2024 AND SUBSEQUENT YEARS, A LIEN NOT YET DUE AND PAYABLE. (NOT A SURVEY MATTER)
- MATTERS AS SHOWN AND NOTED ON PLAT RECORDED IN PLAT BOOK 2, PAGE 11. (AS SHOWN ON SURVEY)
- EXCEPT THE COAL, OIL, GAS AND OTHER MINERALS UNDERLYING THE SURFACE OF SAID LAND AND ALL RIGHTS AND EASEMENTS IN FAVOR OF THE ESTATE OF SAID COAL, OIL, GAS AND OTHER MINERALS; INCLUDING, BUT NOT LIMITED TO, EXPRESS OR IMPLIED EASEMENTS IN, OVER AND UNDER THAT ESTATE FOR THE ENTRY AND REMOVAL OF MINERALS. THIS POLICY SHOULD NOT BE CONSTRUED AS INSURING AGAINST LOSS OR DAMAGE RESULTING TO THE SURFACE OF THE LAND OR ANY IMPROVEMENTS THEREON CAUSED BY SURFACE ENTRY OR BY THE REMOVAL OF THE OIL, GAS, AND OTHER MINERALS LYING THEREUNDER. SEE INSTRUMENT RECORDED IN DEED BOOK 589, PAGE 56. (BLANKET IN NATURE)
- EXCEPT THE COAL, OIL, GAS AND OTHER MINERALS UNDERLYING THE SURFACE OF SAID LAND AND ALL RIGHTS AND EASEMENTS IN FAVOR OF THE ESTATE OF SAID COAL, OIL, GAS AND OTHER MINERALS; INCLUDING, BUT NOT LIMITED TO, EXPRESS OR IMPLIED EASEMENTS IN, OVER AND UNDER THAT ESTATE FOR THE ENTRY AND REMOVAL OF MINERALS. THIS POLICY SHOULD NOT BE CONSTRUED AS INSURING AGAINST LOSS OR DAMAGE RESULTING TO THE SURFACE OF THE LAND OR ANY IMPROVEMENTS THEREON CAUSED BY SURFACE ENTRY OR BY THE REMOVAL OF THE OIL, GAS, AND OTHER MINERALS LYING THEREUNDER. SEE INSTRUMENT RECORDED IN INSTRUMENT NO. 2002-13382. (BLANKET IN NATURE)
- EXCEPT THE COAL, OIL, GAS AND OTHER MINERALS UNDERLYING THE SURFACE OF SAID LAND AND ALL RIGHTS AND EASEMENTS IN FAVOR OF THE ESTATE OF SAID COAL, OIL, GAS AND OTHER MINERALS; INCLUDING, BUT NOT LIMITED TO, EXPRESS OR IMPLIED EASEMENTS IN, OVER AND UNDER THAT ESTATE FOR THE ENTRY AND REMOVAL OF MINERALS. THIS POLICY SHOULD NOT BE CONSTRUED AS INSURING AGAINST LOSS OR DAMAGE RESULTING TO THE SURFACE OF THE LAND OR ANY IMPROVEMENTS THEREON CAUSED BY SURFACE ENTRY OR BY THE REMOVAL OF THE OIL, GAS, AND OTHER MINERALS LYING THEREUNDER. SEE INSTRUMENT RECORDED IN INSTRUMENT NO. 2002-13383. (BLANKET IN NATURE)
- EXCEPT THE COAL, OIL, GAS AND OTHER MINERALS UNDERLYING THE SURFACE OF SAID LAND AND ALL RIGHTS AND EASEMENTS IN FAVOR OF THE ESTATE OF SAID COAL, OIL, GAS AND OTHER MINERALS; INCLUDING, BUT NOT LIMITED TO, EXPRESS OR IMPLIED EASEMENTS IN, OVER AND UNDER THAT ESTATE FOR THE ENTRY AND REMOVAL OF MINERALS. THIS POLICY SHOULD NOT BE CONSTRUED AS INSURING AGAINST LOSS OR DAMAGE RESULTING TO THE SURFACE OF THE LAND OR ANY IMPROVEMENTS THEREON CAUSED BY SURFACE ENTRY OR BY THE REMOVAL OF THE OIL, GAS, AND OTHER MINERALS LYING THEREUNDER. SEE INSTRUMENT RECORDED IN INSTRUMENT NO. 2010-12037. (BLANKET IN NATURE)



SBA TOWERS X, LLC
8051 CONGRESS AVENUE
BOCA RATON, FL 33487
PHONE: 1-800-487-7483



architecture / project management
10245 E. Via Linda, Scottsdale, AZ 85258
ph: 480 451 9609 fax: 480 451 9608
e mail: corp@ydcoffice.com

FIELD BY:	TG
DRAWN BY:	JMM
CHECKED BY:	RLF

REVISIONS

NO.	DATE	DESCRIPTION
4	05/09/24	REVISION
3	03/13/24	REVISION
2	02/28/24	FINAL
1	02/21/24	TOWER LOCATION
0	02/20/24	PRELIMINARY



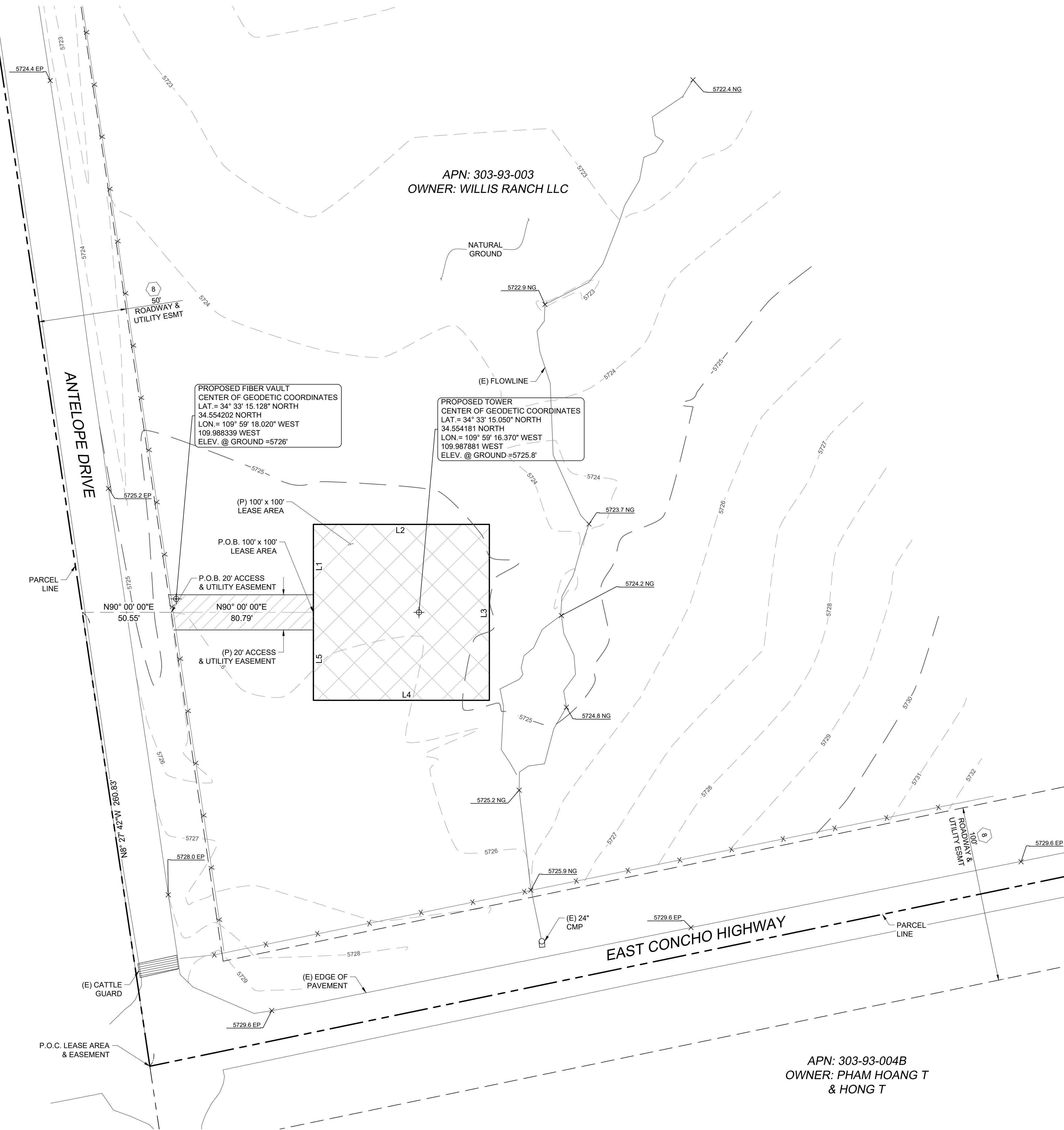
REUSE OF DOCUMENT
THE IDEAS & DESIGN INCORPORATED HEREON, AS AN INSTRUMENT OF PROFESSIONAL SERVICE, IS THE PROPERTY OF RLF CONSULTING, LLC & IS NOT TO BE USED FOR ANY OTHER PROJECT WITHOUT WRITTEN AUTHORIZATION OF RLF CONSULTING, LLC.

PROJECT No.
2400113
SITE NAME:
AZ28431-B WHITE ANTELOPE

SITE ADDRESS:
8454 E CONCHO HWY
SNOWFLAKE, AZ 85937

SHEET TITLE:
SURVEY BOUNDARY

SHEET NO.
LS-1
REVISION:



LEGEND

- BRASS CAP FLUSH
- SPOT ELEVATION
- SCHEDULE B HEX
- PROPERTY LINE
- PROPERTY LINE (OTHER)
- WIRE OR BARBED WIRE FENCE
- EASEMENT LINE

SBA 20' ACCESS & UTILITY EASEMENT DESCRIPTION
A TRACT OF LAND BEING A PORTION OF RANCH OF THE WHITE MOUNTAINS, UNIT 8, LOT 246, NAVAJO COUNTY, ARIZONA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

A 20.00 FOOT STRIP OF LAND LYING 10.00 FEET ON EACH SIDE OF THE FOLLOWING DESCRIBED CENTERLINE:

COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT 246; THENCE NORTH 08°27'42" WEST ALONG THE WEST LINE OF SAID LOT 246, A DISTANCE OF 260.43; THENCE DEPARTING SAID WEST LINE NORTH 90°00'00" EAST, A DISTANCE OF 50.55 FEET TO THE POINT OF BEGINNING;

THENCE NORTH 90°00'00" EAST, A DISTANCE OF 80.79 FEET TO THE POINT OF TERMINUS.

ALL SIDELINES OF DESCRIBED EASEMENT ARE TO BE SHORTENED OR LENGTHENED TO FORM ONE CONTIGUOUS PARCEL.

SBA 100' x 100' LEASE AREA DESCRIPTION
A TRACT OF LAND BEING A PORTION OF RANCH OF THE WHITE MOUNTAINS, UNIT 8, LOT 246, NAVAJO COUNTY, ARIZONA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

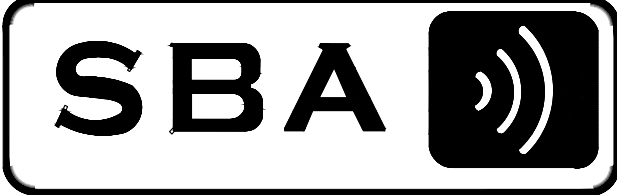
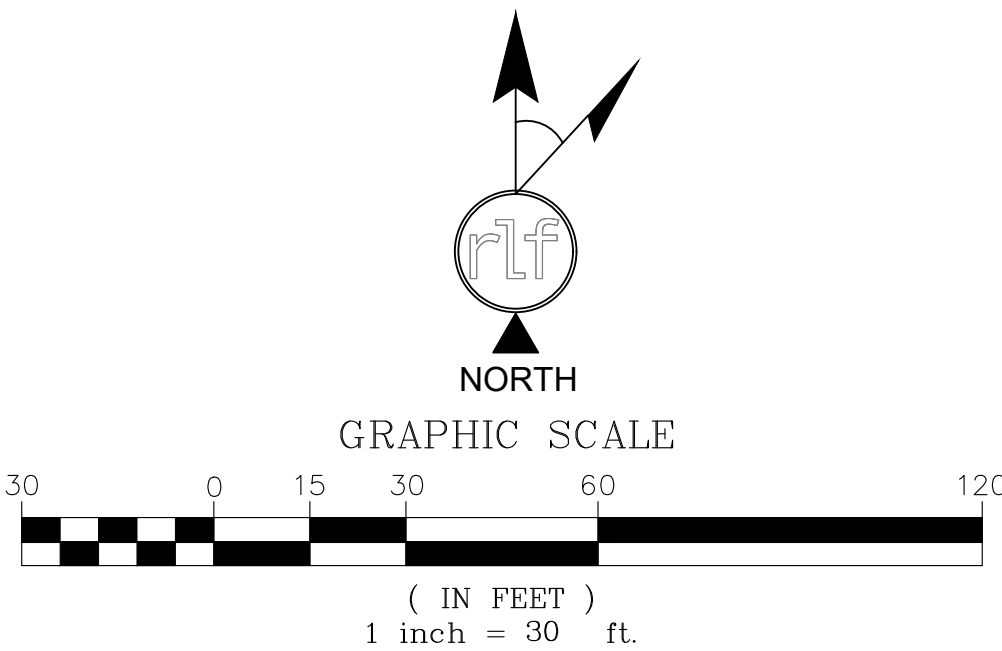
COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT 246; THENCE NORTH 08°27'42" WEST ALONG THE WEST LINE OF SAID LOT 246, A DISTANCE OF 260.43; THENCE DEPARTING SAID WEST LINE NORTH 90°00'00" EAST, A DISTANCE OF 50.55 FEET; THENCE NORTH 90°00'00" EAST, A DISTANCE OF 80.79 FEET TO THE POINT OF BEGINNING;

THENCE NORTH 00°00'00" EAST, A DISTANCE OF 50.00 FEET; THENCE NORTH 90°00'00" EAST, A DISTANCE OF 100.00 FEET; THENCE SOUTH 00°00'00" EAST, A DISTANCE OF 100.00 FEET; THENCE NORTH 90°00'00" WEST, A DISTANCE OF 100.00 FEET; THENCE NORTH 00°00'00" EAST, A DISTANCE OF 50.00 FEET TO THE POINT OF BEGINNING.

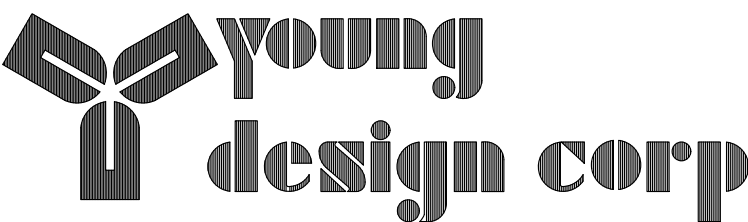
CONTAINING 10000 SQUARE FEET OR 0.230 ACRES, MORE OR LESS.

LINE TABLE

LINE	LENGTH	BEARING
L1	50.00	N0° 00' 00"E
L2	100.00	N90° 00' 00"E
L3	100.00	S0° 00' 00"E
L4	100.00	N90° 00' 00"W
L5	50.00	N0° 00' 00"E



SBA TOWERS X, LLC
8051 CONGRESS AVENUE
BOCA RATON, FL 33487
PHONE: 1-800-487-7483

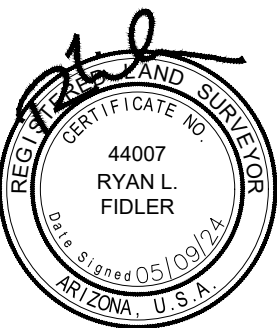


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10245 E. Via Linda, Scottsdale, AZ 85258
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e mail: corp@ydcoffice.com

FIELD BY:	TG
DRAWN BY:	JMM
CHECKED BY:	RLF

REVISIONS

NO.	DATE	DESCRIPTION
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2	02/28/24	FINAL
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0	02/20/24	PRELIMINARY



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PROJECT No.
2400113
SITE NAME:
AZ28431-B WHITE ANTELOPE

SITE ADDRESS:
8301-8517 E CONCHO HWY
SNOWFLAKE, AZ 85937

SHEET TITLE:
SURVEY DETAIL

SHEET NO.
LS-2
REVISION:

SITE NUMBER:
AZ28431

SITE NAME:
WHITE ANTELOPE

SITE ADDRESS:
8301-8517 E CONCHO HWY
SNOWFLAKE, AZ 85937
(NAVAJO COUNTY)
N34°33'15.050", W109°59'16.370"

[illegible]

PROJECT TEAM	
PROJECT CONTACT:	
NAME	SBA TOWERS X, LLC
ADDRESS	8051 CONGRESS AVE
CITY, STATE, ZIP	BOCA RATON, FL 33487
CONTACT	JULIANA MAHLMEISTER
PHONE	(800) 487-7483
CIVIL ENGINEER:	
NAME	TOWER ENGINEERING PROFESSIONALS
ADDRESS	326 TRYON ROAD
CITY, STATE, ZIP	RALEIGH, NC 27603
CONTACT	DOUGLAS LAWRENCE, P.E.
PHONE	(919) 661-6351
SURVEYOR:	
NAME	RLF CONSULTING
ADDRESS	2165 W PECOS RD #5
CITY, STATE, ZIP	CHANDLER, AZ 85224
CONTACT	STEVE WOOD, P.S.
PHONE	(480) 445-9189
PROPERTY OWNER:	
NAME	WILLIS RANCH LLC
ADDRESS	205 E LARSON
CITY, STATE, ZIP	SNOWFLAKE, AZ 85937
CONTACT	UNKNOWN
PHONE	UNKNOWN

PLANS PREPARED FOR:



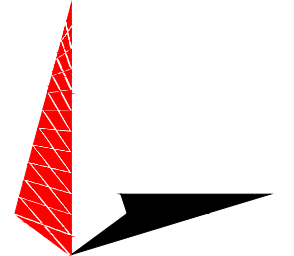
8051 CONGRESS AVENUE
BOCA RATON, FL 33487
(800) 487-7483

PROJECT INFORMATION:

SITE ID: AZ28431-B
SITE NAME: WHITE
ANTELOPE

8454 E. CONCHO HIGHWAY
SNOWFLAKE, AZ 85937
(NAVAJO COUNTY)

PLANS PREPARED BY:



TOWER ENGINEERING PROFESSIONALS

326 TRYON ROAD
RALEIGH, NC 27603
OFFICE: (919) 661-6351
www.tepgroup.net

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O	06-17-24	PRELIMINARY
REV	DATE	ISSUED FOR:

DRAWN BY:	SAB	CHECKED BY:	DAO
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SHEET TITLE:

TITLE SHEET

SHEET NUMBER:

T-1

REVISION:

0

TEP#: 339435.964554

GENERAL NOTES:

1. ALL REFERENCES TO THE OWNER IN THESE DOCUMENTS SHALL BE CONSIDERED SBA TOWERS LLC OR ITS DESIGNATED REPRESENTATIVE.
2. ALL WORK PRESENTED ON THESE DRAWINGS MUST BE COMPLETED BY THE CONTRACTOR UNLESS NOTED OTHERWISE. THE CONTRACTOR MUST HAVE CONSIDERABLE EXPERIENCE IN PERFORMANCE OF WORK SIMILAR TO THAT DESCRIBED HEREIN. BY ACCEPTANCE OF THIS ASSIGNMENT, THE CONTRACTOR IS ATTESTING THAT HE DOES HAVE SUFFICIENT EXPERIENCE AND ABILITY, THAT HE IS KNOWLEDGEABLE OF THE WORK TO BE PERFORMED AND THAT HE IS PROPERLY LICENSED AND PROPERLY REGISTERED TO DO THIS WORK IN THE STATE OF ARIZONA.
3. WORK SHALL BE COMPLETED IN ACCORDANCE WITH THE ARIZONA BUILDING CODE, 2018 EDITION.
4. UNLESS SHOWN OR NOTED OTHERWISE ON THE CONTRACT DRAWINGS, OR IN THE SPECIFICATIONS, THE FOLLOWING NOTES SHALL APPLY TO THE MATERIALS LISTED HEREIN, AND TO THE PROCEDURES TO BE USED ON THIS PROJECT.
5. ALL HARDWARE ASSEMBLY MANUFACTURER’S INSTRUCTIONS SHALL BE FOLLOWED EXACTLY AND SHALL SUPERSEDE ANY CONFLICTING NOTES ENCLOSED HEREIN.
6. IT IS THE CONTRACTOR’S SOLE RESPONSIBILITY TO DETERMINE ERECTION PROCEDURE AND SEQUENCE TO INSURE THE SAFETY OF THE STRUCTURE AND IT’S COMPONENT PARTS DURING ERECTION AND/OR FIELD MODIFICATIONS. THIS INCLUDES, BUT IS NOT LIMITED TO, THE ADDITION OF TEMPORARY BRACING, GUYS OR TIE DOWNS THAT MAY BE NECESSARY. SUCH MATERIAL SHALL BE REMOVED AND SHALL REMAIN THE PROPERTY OF THE CONTRACTOR AFTER THE COMPLETION OF THE PROJECT.
7. ALL DIMENSIONS, ELEVATIONS, AND EXISTING CONDITIONS SHOWN ON THE DRAWINGS SHALL BE FIELD VERIFIED BY THE CONTRACTOR PRIOR TO BEGINNING ANY MATERIALS ORDERING, FABRICATION OR CONSTRUCTION WORK ON THIS PROJECT. CONTRACTOR SHALL NOT SCALE CONTRACT DRAWINGS IN LIEU OF FIELD VERIFICATIONS. ANY DISCREPANCIES SHALL BE IMMEDIATELY BROUGHT TO THE ATTENTION OF THE OWNER AND THE OWNER’S ENGINEER. THE DISCREPANCIES MUST BE RESOLVED BEFORE THE CONTRACTOR IS TO PROCEED WITH THE WORK. THE CONTRACT DOCUMENTS DO NOT INDICATE THE METHOD OF CONSTRUCTION. THE CONTRACTOR SHALL SUPERVISE AND DIRECT THE WORK AND SHALL BE SOLELY RESPONSIBLE FOR ALL CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES, AND PROCEDURES. OBSERVATION VISITS TO THE SITE BY THE OWNER AND/OR THE ENGINEER SHALL NOT INCLUDE INSPECTION OF THE PROTECTIVE MEASURES OR THE PROCEDURES.
8. ALL MATERIALS AND EQUIPMENT FURNISHED SHALL BE NEW AND OF GOOD QUALITY, FREE FROM FAULTS AND DEFECTS AND IN CONFORMANCE WITH THE CONTRACT DOCUMENTS. ANY AND ALL SUBSTITUTIONS MUST BE PROPERLY APPROVED AND AUTHORIZED IN WRITING BY THE OWNER AND ENGINEER PRIOR TO INSTALLATION. THE CONTRACTOR SHALL FURNISH SATISFACTORY EVIDENCE AS TO THE KIND AND QUALITY OF THE MATERIALS AND EQUIPMENT BEING SUBSTITUTED.
9. THE CONTRACTOR SHALL BE RESPONSIBLE FOR INITIATING, MAINTAINING, AND SUPERVISING ALL SAFETY PRECAUTIONS AND PROGRAMS IN CONNECTION WITH THE WORK. THE CONTRACTOR IS RESPONSIBLE FOR ENSURING THAT THIS PROJECT AND RELATED WORK COMPLIES WITH ALL APPLICABLE LOCAL, STATE, AND FEDERAL SAFETY CODES AND REGULATIONS GOVERNING THIS WORK.
10. ACCESS TO THE PROPOSED WORK SITE MAY BE RESTRICTED. THE CONTRACTOR SHALL COORDINATE INTENDED CONSTRUCTION ACTIVITY, INCLUDING WORK SCHEDULE AND MATERIALS ACCESS, WITH THE RESIDENT LEASING AGENT FOR APPROVAL.
11. ALL PERMITS THAT MUST BE OBTAINED ARE THE RESPONSIBILITY OF THE CONTRACTOR. THE CONTRACTOR WILL BE RESPONSIBLE FOR ABIDING BY ALL CONDITIONS AND REQUIREMENTS OF THE PERMITS.
12. IF APPLICABLE, ALL CONCRETE WORK SHALL COMPLY TO LOCAL CODES AND THE ACI 318–11, "BUILDING REQUIREMENTS FOR STRUCTURAL CONCRETE".
13. 24 HOURS PRIOR TO THE BEGINNING OF ANY CONSTRUCTION, THE CONTRACTOR MUST NOTIFY THE APPLICABLE JURISDICTIONAL (STATE, COUNTY OR CITY) ENGINEER.
14. ALL MATERIALS AND WORKMANSHIP SHALL BE WARRANTED FOR ONE YEAR FROM ACCEPTANCE DATE.
15. ALL TOWER DIMENSIONS SHALL BE VERIFIED WITH THE PLANS (LATEST REVISION) PRIOR TO COMMENCING CONSTRUCTION. NOTIFY THE ENGINEER IMMEDIATELY IF ANY DISCREPANCIES ARE DISCOVERED. THE OWNER SHALL HAVE A SET OF APPROVED PLANS AVAILABLE AT THE SITE AT ALL TIMES WHILE WORK IS BEING PERFORMED. A DESIGNATED RESPONSIBLE EMPLOYEE SHALL BE AVAILABLE FOR CONTACT BY GOVERNING AGENCY INSPECTORS.
16. ALL TOWER MODIFICATION WORK SHALL BE IN ACCORDANCE WITH TIA–1019–A STANDARD FOR INSTALLATION, ALTERATION AND MAINTENANCE OF ANTENNA SUPPORTING STRUCTURES AND ANTENNAS.
17. NO HAZARDOUS MATERIALS IN REPORTABLE QUANTITIES WILL BE USED OR STORED ON–SITE.

GRADING NOTES:

1. PROPOSED CONTOURS AND SPOT ELEVATIONS ARE SHOWN AT TOP OF CRUSHED STONE, TOP OF FOUNDATION, OR TOP OF TOPSOIL. SEE DETAILS FOR THICKNESS OF CRUSHED STONE. MASS GRADED AREAS AND CRUSHED STONE SHALL BE FINISHED WITHIN 4” OF GRADES SHOWN. FOUNDATIONS SHALL BE FINISHED WITHIN 0.5” OF GRADES SHOWN.
2. ALL TREES, ROOTS, BRUSH, AND ORGANIC MATTER (TOPSOIL) SHALL BE REMOVED BEFORE BEGINNING FILL. FILL MATERIAL SHALL BE CLEAR SOIL CONTAINING NO ROCKS LARGER THAN 6”.
3. FILLS SHALL BE FORMED OF SATISFACTORY MATERIAL PLACED IN SUCCESSIVE HORIZONTAL LAYERS OF NOT MORE THAN 6” IN LOOSE DEPTH FOR THE FULL WIDTH OF EACH STRIP. FILL SOIL SHALL BE PLACED AT A MOISTURE CONTENT THAT IS WITHIN (–1%) OR (+3%) POINTS OF THE OPTIMUM MOISTURE CONTENT AND TO (+95%) OF THE MAXIMUM DRY DENSITY AS DETERMINED BY ASTM 698 (STANDARD PROCTOR). THE UPPER 12” OF FILL SHALL BE COMPACTED TO 98%.
4. STANDARD PROCTOR TESTS (ASTM 698) SHALL BE DONE BY AN INDEPENDENT TESTING LABORATORY EMPLOYED BY THE CONTRACTOR. IN–PLACE DENSITY TESTS SHALL BE PERFORMED ON EACH LIFT TO ENSURE PROPER PLACEMENT OF FILL.
5. CONTRACTOR IS RESPONSIBLE FOR REMOVING SILT FENCE AND OTHER TEMPORARY EROSION CONTROL MEASURES AFTER GRASS IS ESTABLISHED AND STABILIZED.

PLANS PREPARED FOR:



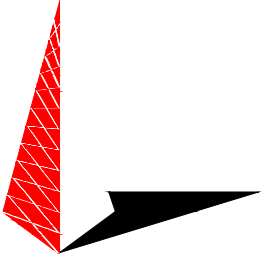
8051 CONGRESS AVENUE
BOCA RATON, FL 33487
(800) 487–7483

PROJECT INFORMATION:

SITE ID: AZ28431-B
SITE NAME: WHITE ANTELOPE

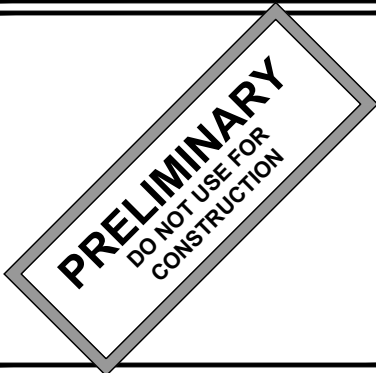
8454 E. CONCHO HIGHWAY
SNOWFLAKE, AZ 85937
(NAVAJO COUNTY)

PLANS PREPARED BY:



TOWER ENGINEERING PROFESSIONALS

326 TRYON ROAD
RALEIGH, NC 27603
OFFICE: (919) 661-6351
www.tepgroup.net



O	06-17-24	PRELIMINARY
REV	DATE	ISSUED FOR:

DRAWN BY: SAB CHECKED BY: DAO

SHEET TITLE:

GENERAL
NOTES

SHEET NUMBER:

N-1

REVISION:

0

TEP#: 339435.964554

NOTES:

1. THE BASIS OF THE BEARINGS AND COORDINATES IS THE NEW ARIZONA STATE PLANE COORDINATE SYSTEM, ZONE EAST NAD 83. OBSERVATIONS PERFORMED ON FEBRUARY 13, 2024 BY RLF CONSULTING.
2. VERTICAL INFORMATION SHOWN, BASED ON THE NORTH AMERICAN VERTICAL DATUM OF NAVD 1988 IN FEET.
3. ALL DISTANCES ARE GROUND UNLESS OTHERWISE NOTED.
4. THE TOWER IS LOCATED IN ZONE "A" AREAS DETERMINED TO BE INSIDE THE 1% ANNUAL CHANCE FLOODPLAIN ACCORDING TO FEMA COMMUNITY PANEL #5000002991, EFFECTIVE DECEMBER 04, 2023.

APN:303-10-012
APO: ARIZONA STATE OF
ZONING: N/A

APN:303-93-002
APO: HATCH DANNY F &
LUANNA JT
ZONING: RU-20 / C-R

APN:303-93-003
APO: WILLIS RANCH LLC
ZONING: RU-20 / C-R

APN:303-93-005
APO: PHAM HOANG T &
HONG T
ZONING: RU-20

APN:303-93-004B
APO: PHAM HOANG T &
HONG T
ZONING: RU-20

PLANS PREPARED FOR:



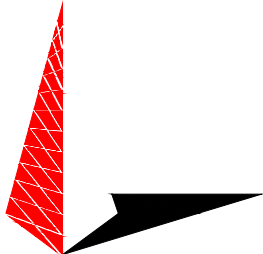
8051 CONGRESS AVENUE
BOCA RATON, FL 33487
(800) 487-7483

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8454 E. CONCHO HIGHWAY
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(NAVAJO COUNTY)

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O	06-17-24	PRELIMINARY
REV	DATE	ISSUED FOR:

DRAWN BY: SAB CHECKED BY: DAO

SHEET TITLE:

SITE PLAN

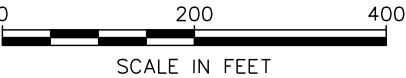
SHEET NUMBER: C-1	REVISION: 0 TEP#: 339435.964554
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LEGEND

- EXIST. PROPERTY LINE
- ADJ. PROPERTY LINE
- EXIST. UTILITY POLE
- EXIST. LIGHT POLE
- EXIST. HYDRANT
- EXIST. TELCO PEDESTAL
- PROPERTY CORNER
- LEASE/EASE. CORNER
- EXIST. CONTOUR LINE
- EDGE OF PAVEMENT
- OVERHEAD WIRE
- RIGHT-OF-WAY
- CHAIN LINK FENCE
- EXISTING TREE LINE

SITE PLAN

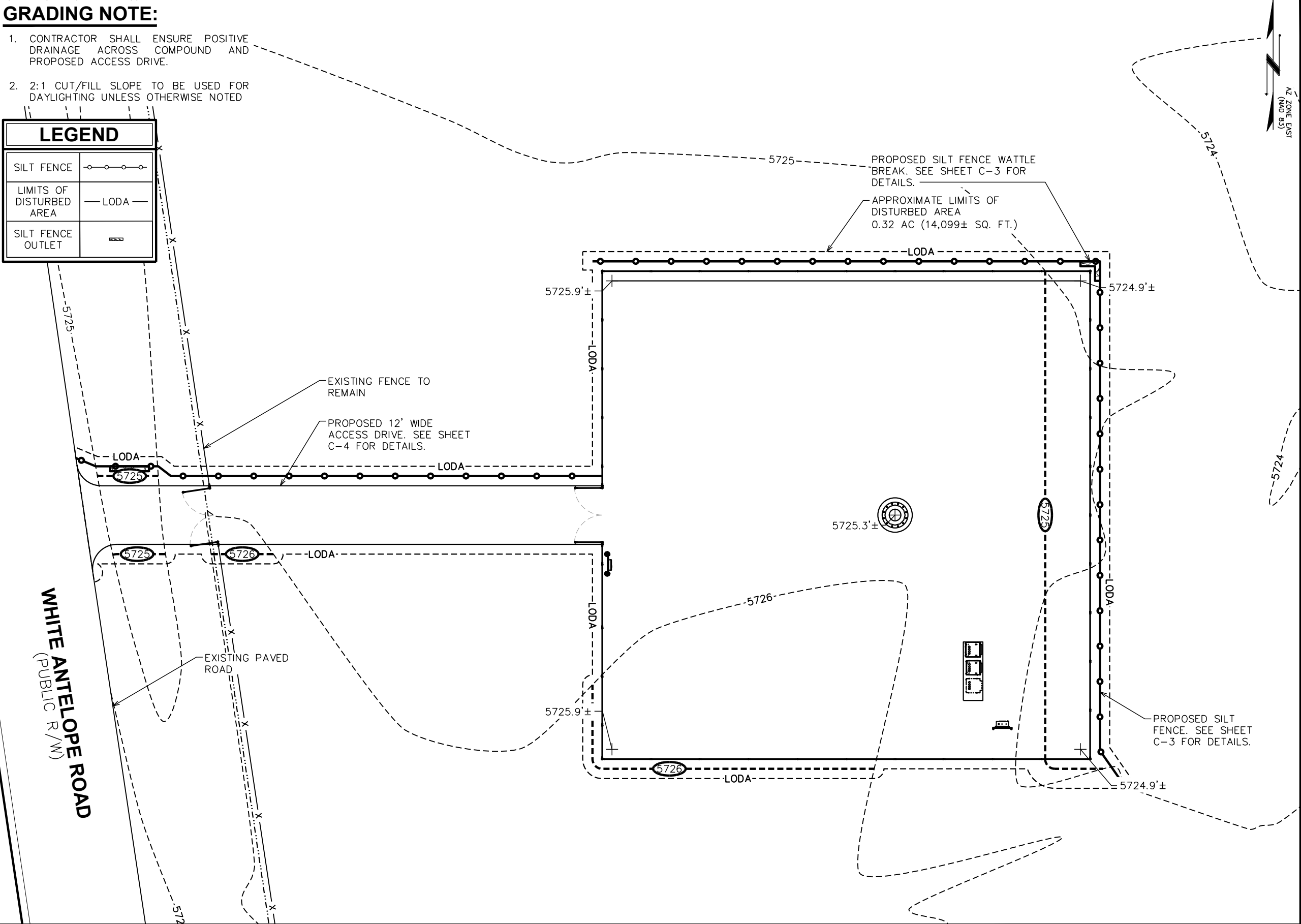
SCALE: 1" = 200'



GRADING NOTE:

- 1. CONTRACTOR SHALL ENSURE POSITIVE DRAINAGE ACROSS COMPOUND AND PROPOSED ACCESS DRIVE.
- 2. 2:1 CUT/FILL SLOPE TO BE USED FOR DAYLIGHTING UNLESS OTHERWISE NOTED

LEGEND	
SILT FENCE	
LIMITS OF DISTURBED AREA	
SILT FENCE OUTLET	



PLANS PREPARED FOR:

8051 CONGRESS AVENUE
BOCA RATON, FL 33487
(800) 487-7483

PROJECT INFORMATION:

SITE ID: AZ28431-B
SITE NAME: WHITE ANTELOPE
8454 E. CONCHO HIGHWAY
SNOWFLAKE, AZ 85937
(NAVAJO COUNTY)

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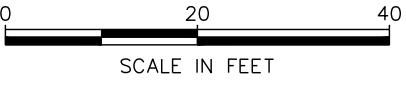
0	06-17-24	PRELIMINARY
REV	DATE	ISSUED FOR:

DRAWN BY: SAB CHECKED BY: DAO

SHEET TITLE:

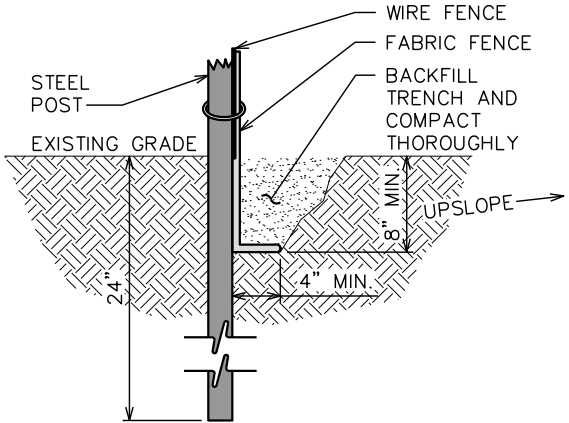
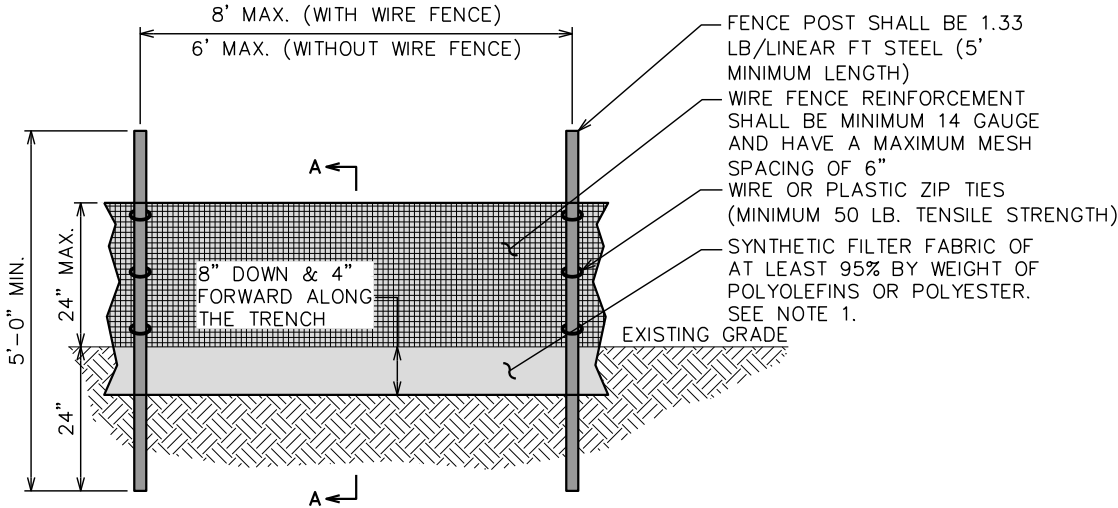
GRADING & EROSION CONTROL PLAN

SHEET NUMBER:	REVISION:
C-2	0
	TEP#: 339435.964554



NOTES:

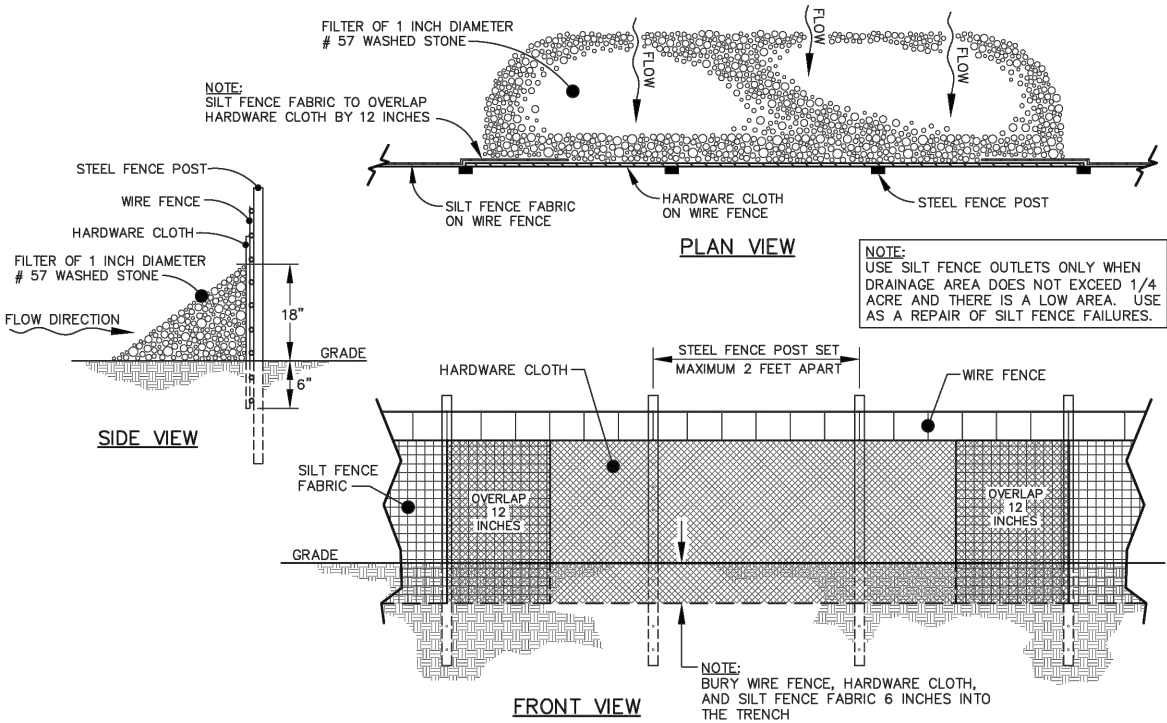
- 1. FILTER FABRIC SHALL CONFORM TO THE REQUIREMENTS LISTED IN ASTM D 6461.
- 2. ENDS OF INDIVIDUAL FILTER FABRIC SHALL BE SECURELY FASTENED AT A SUPPORT POST WITH 4 FEET MINIMUM OVERLAP TO THE NEXT POST.
- 3. PLACE 12 INCHES OF FABRIC ALONG THE BOTTOM AND SIDE OF THE TRENCH.
- 4. INSPECT SEDIMENT FENCE(S) AT LEAST ONCE A WEEK AND AFTER EACH RAINFALL.
- 5. REMOVE SEDIMENT DEPOSITS AS NECESSARY TO PROVIDE ADEQUATE STORAGE VOLUME FOR THE NEXT RAIN AND TO REDUCE PRESSURE ON THE FENCE.
- 6. AFTER CONSTRUCTION IS COMPLETE, THE CONTRACTOR SHALL REMOVE ALL FENCING MATERIALS AND UNSTABLE SEDIMENT DEPOSITS, BRING THE AREA TO GRADE AND PROPERLY STABILIZE THE SITE.



SECTION A-A

SILT FENCE DETAIL

SCALE: N.T.S.



STANDARD SILT FENCE OUTLET DETAIL

SCALE: N.T.S.

PLANS PREPARED FOR:

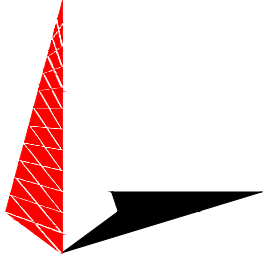


8051 CONGRESS AVENUE
BOCA RATON, FL 33487
(800) 487-7483

PROJECT INFORMATION:

SITE ID: AZ28431-B
SITE NAME: WHITE ANTELOPE
8454 E. CONCHO HIGHWAY
SNOWFLAKE, AZ 85937
(NAVAJO COUNTY)

PLANS PREPARED BY:



TOWER ENGINEERING PROFESSIONALS
326 TRYON ROAD
RALEIGH, NC 27603
OFFICE: (919) 661-6351
www.tepgroup.net

PRELIMINARY
DO NOT USE FOR
CONSTRUCTION

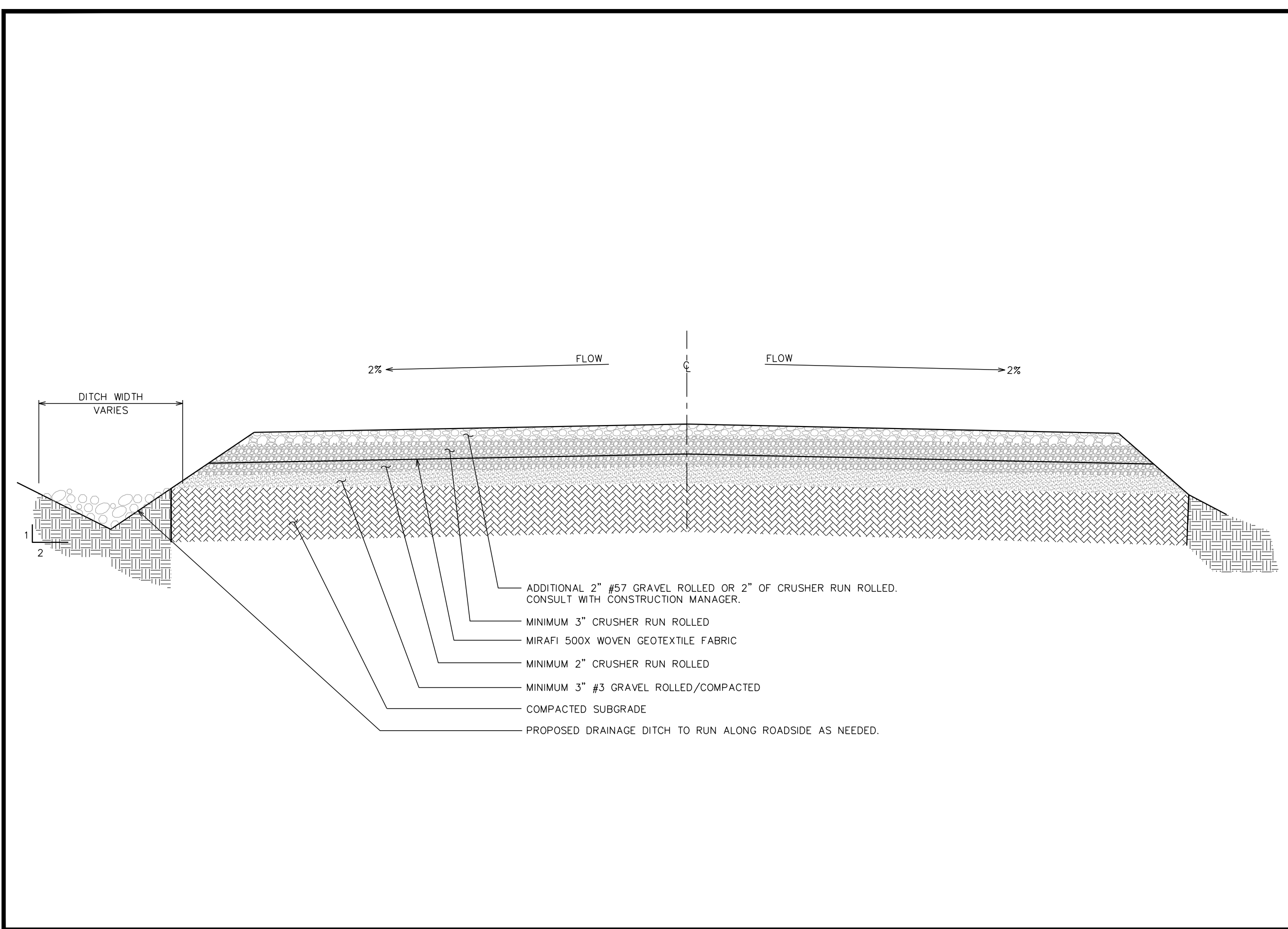
O	06-17-24	PRELIMINARY
REV	DATE	ISSUED FOR:

DRAWN BY: SAB CHECKED BY: DAO

SHEET TITLE:

**SILT FENCE
DETAILS**

SHEET NUMBER:	REVISION:
C-3	0
	TEP#: 339435.964554



STANDARD ROAD SECTION
SCALE: N.T.S.

PLANS PREPARED FOR:

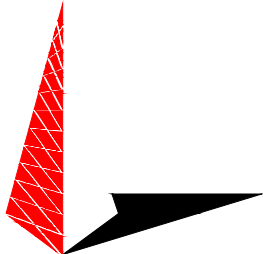


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BOCA RATON, FL 33487
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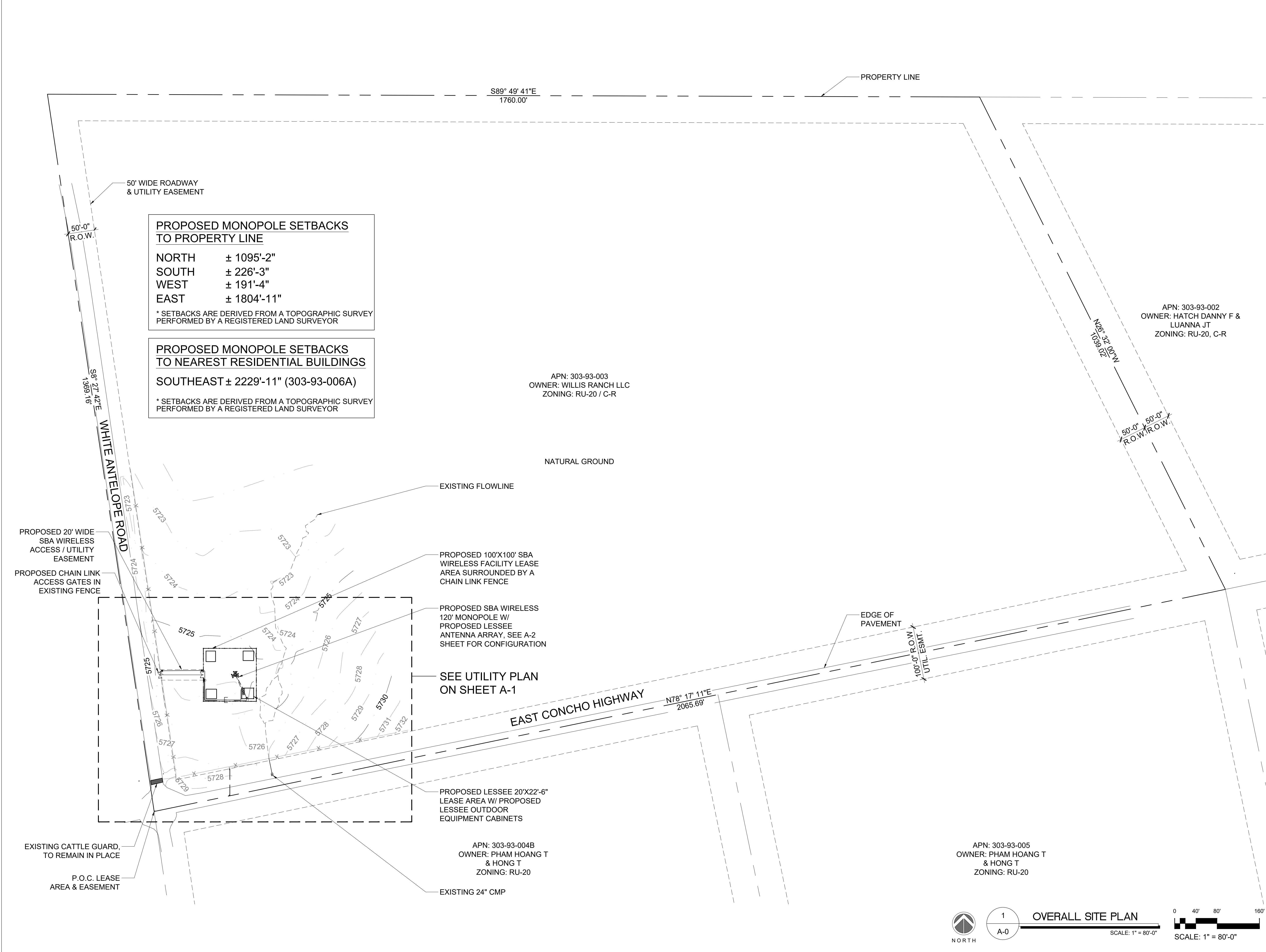
O	06-17-24	PRELIMINARY
REV	DATE	ISSUED FOR:

DRAWN BY:	SAB	CHECKED BY:	DAO
-----------	-----	-------------	-----

SHEET TITLE:

**ACCESS ROAD
DETAILS**

SHEET NUMBER:	REVISION:
C-4	0
	TEP#: 339435.964554



CLIENT

SBA

SBA TOWERS X, LLC
5900 BROKEN SOUND PARKWAY, NW
BOCA RATON, FLORIDA, 33487
PHONE: 1-800-487-7483

PLANS PREPARED BY

young
design corp

architecture / project management
10245 E. Via Linda, Scottsdale, AZ 85258
ph: 480 451 9609 fax: 480 451 9608
e mail: corporate@ydcoffice.com

CARRIER

6955 W. MORELOS PL.
CHANDLER, AZ 85226

SEAL

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NO.	DATE	DESCRIPTION
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2	06/19/2024	G & D PLAN INCLUDED
3	06/26/2024	REV OVERALL POLE HEIGHT

ARCHITECTS JOB NO.

YDC-10935

PROJECT INFORMATION

WHITE ANTELOPE

AZ28431-B

8301-8517 E. CONCHO HIGHWAY
SNOWFLAKE, AZ 85937

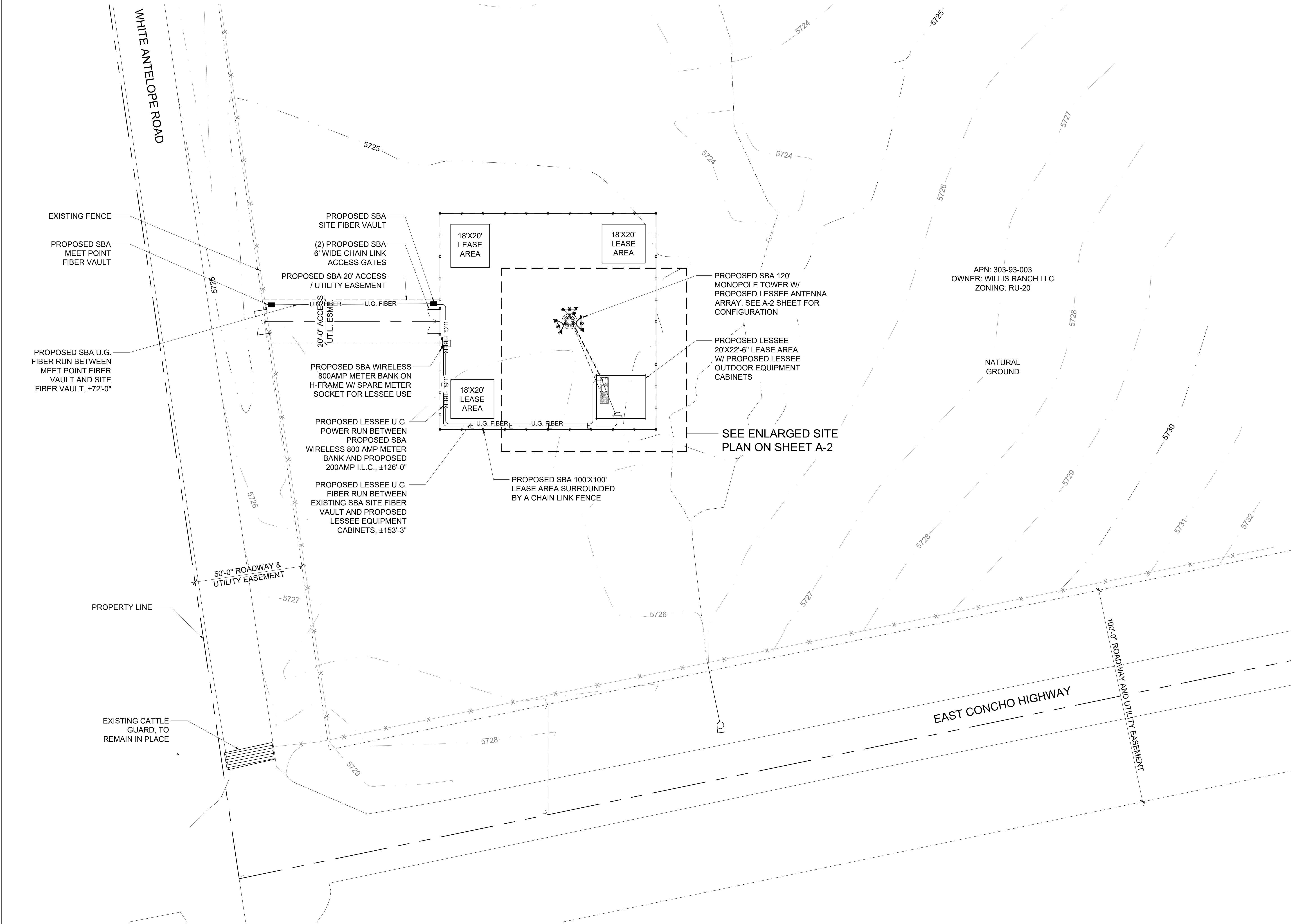
SHEET TITLE

OVERALL SITE PLAN

JURISDICTION APPROVAL

SHEET NUMBER

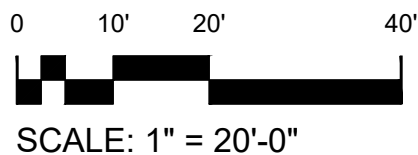
A-0



1
A-1

UTILITY PLAN

SCALE: 1" = 20'-0"



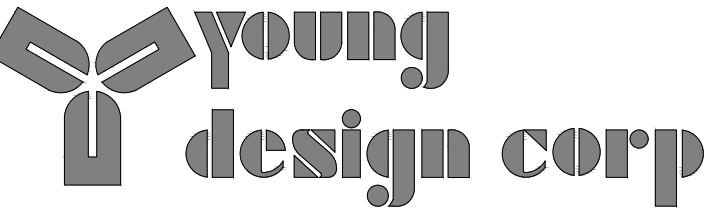
SCALE: 1" = 20'-0"

CLIENT



SBA TOWERS X, LLC
5900 BROKEN SOUND PARKWAY, NW
BOCA RATON, FLORIDA, 33487
PHONE: 1-800-487-7483

PLANS PREPARED BY



architecture / project management
10245 E. Via Linda, Scottsdale, AZ 85258
ph: 480 451 9609 fax: 480 451 9608
e mail: corporate@ydcoffice.com

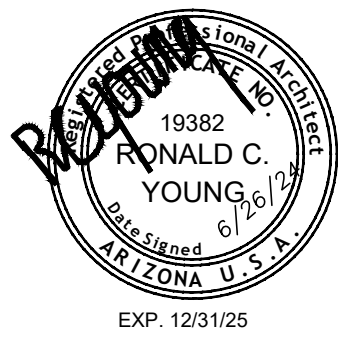
CARRIER



6955 W. MORELOS PL.
CHANDLER, AZ 85226

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ARCHITECTS JOB NO.

YDC-10935

PROJECT INFORMATION

WHITE ANTELOPE
AZ28431-B

8301-8517 E. CONCHO HIGHWAY
SNOWFLAKE, AZ 85937

SHEET TITLE

UTILITY PLAN

JURISDICTION APPROVAL

SHEET NUMBER

A-1

COAXIAL CABLE TABLE					
SECTOR	AZIMUTH	CTRLINE	NO.	SIZE	TYPE
ALPHA	0°	119'-0"	-	-	-
BETA	90°	119'-0"	-	-	-
GAMMA	250°	119'-0"	-	-	-
-	-	-	2	1 5/8"	6X12 HYBRID CABLE

NOTE:
ALL AZIMUTHS ARE SHOWN RELATIVE TO TRUE NORTH,
UNLESS NOTED OTHERWISE

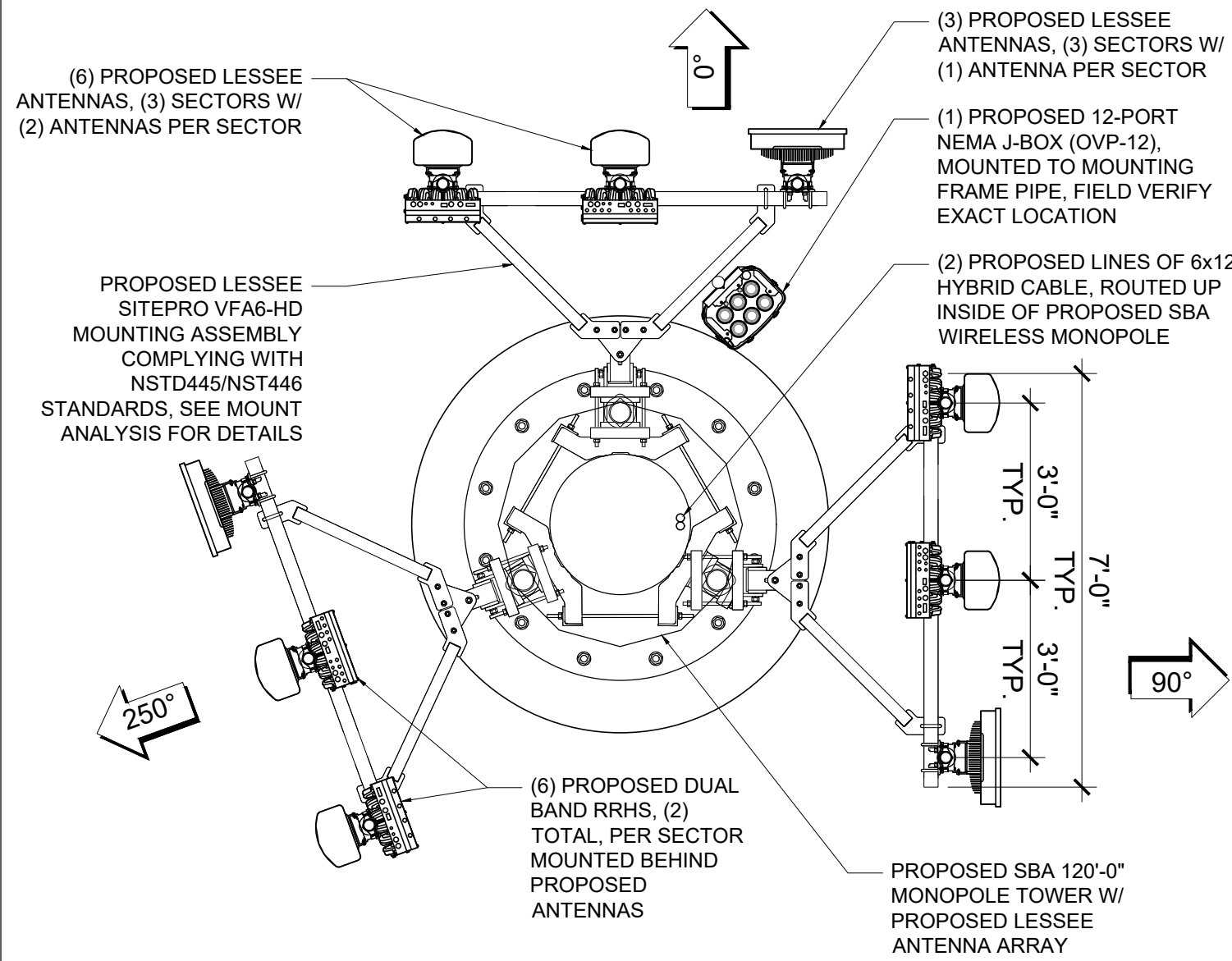
*IT SHALL BE THE CONTRACTORS RESPONSIBILITY TO VERIFY
AZIMUTHS DEPICTED HEREIN WITH RF DEPARTMENT PRIOR
TO INSTALLING ANTENNAS.

COAX CABLE INFORMATION

4

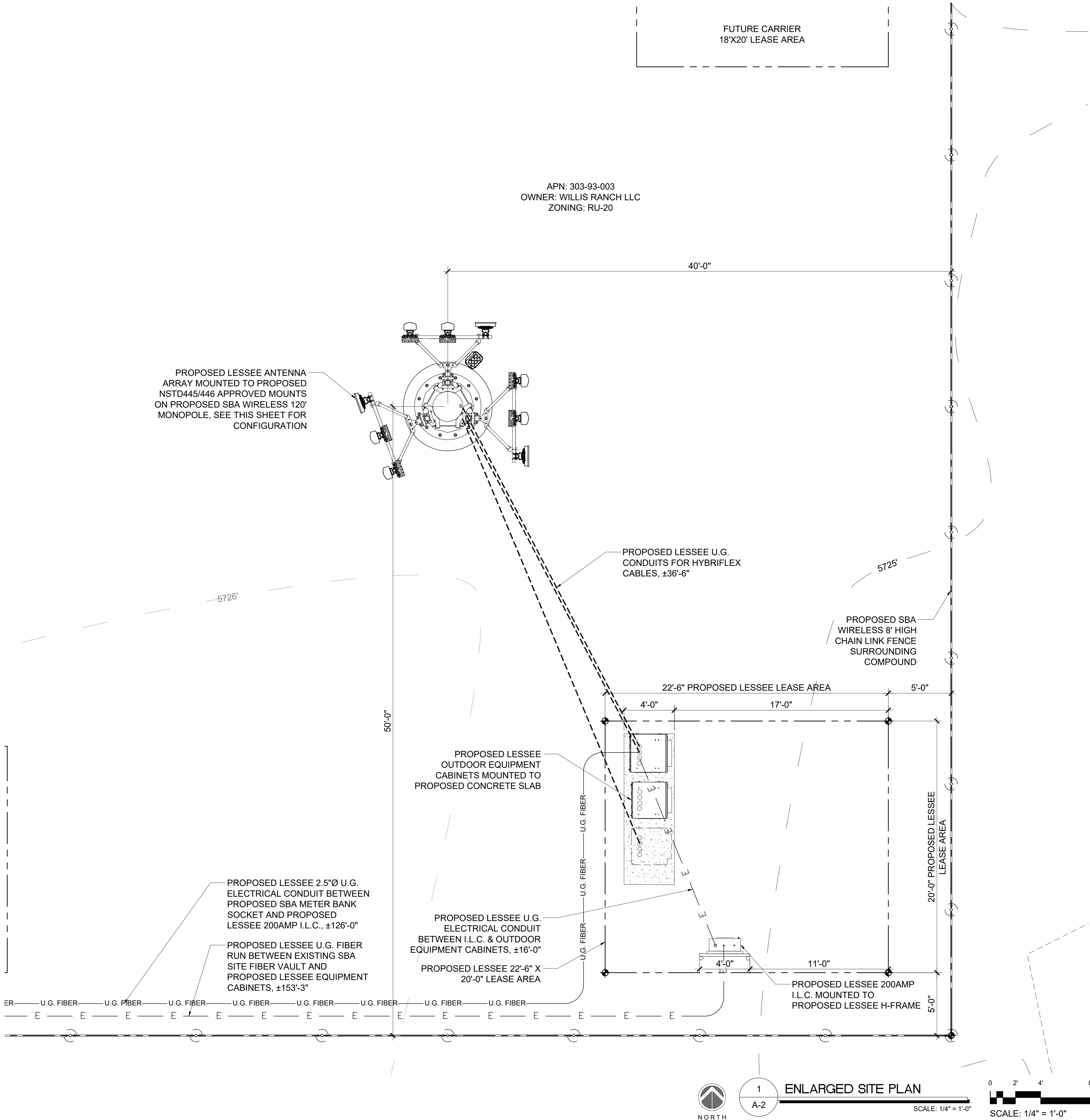
NOT USED

3



ANTENNA CONFIGURATION @ 119'

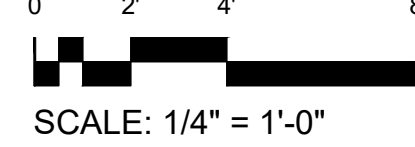
2



1
A-2

ENLARGED SITE PLAN

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



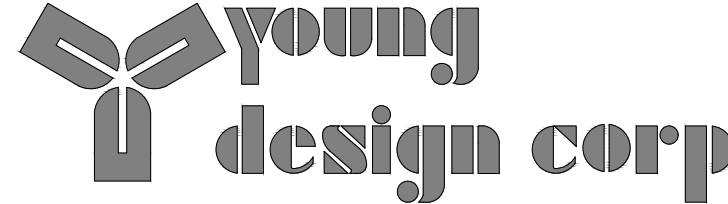
SCALE: 1/4" = 1'-0"

CLIENT



SBA TOWERS X, LLC
5900 BROKEN SOUND PARKWAY, NW
BOCA RATON, FLORIDA, 33487
PHONE: 1-800-487-7483

PLANS PREPARED BY



architecture / project management
10245 E. Via Linda, Scottsdale, AZ 85258
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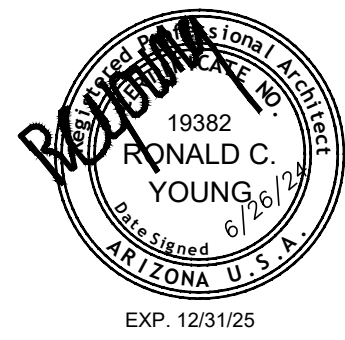
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CHANDLER, AZ 85226

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ARCHITECTS JOB NO.

YDC-10935

PROJECT INFORMATION

WHITE ANTELOPE
AZ28431-B

8301-8517 E. CONCHO HIGHWAY
SNOWFLAKE, AZ 85937

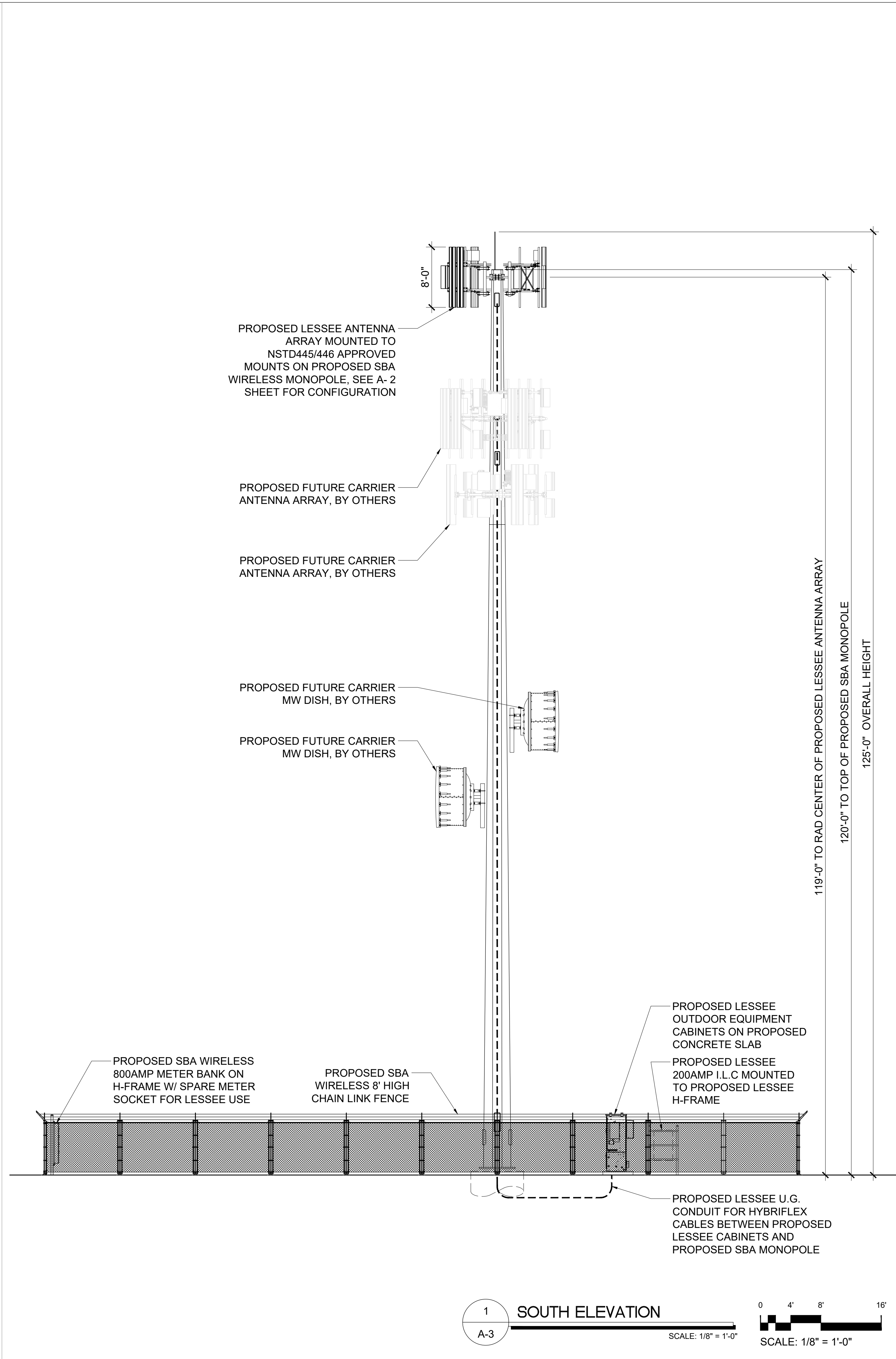
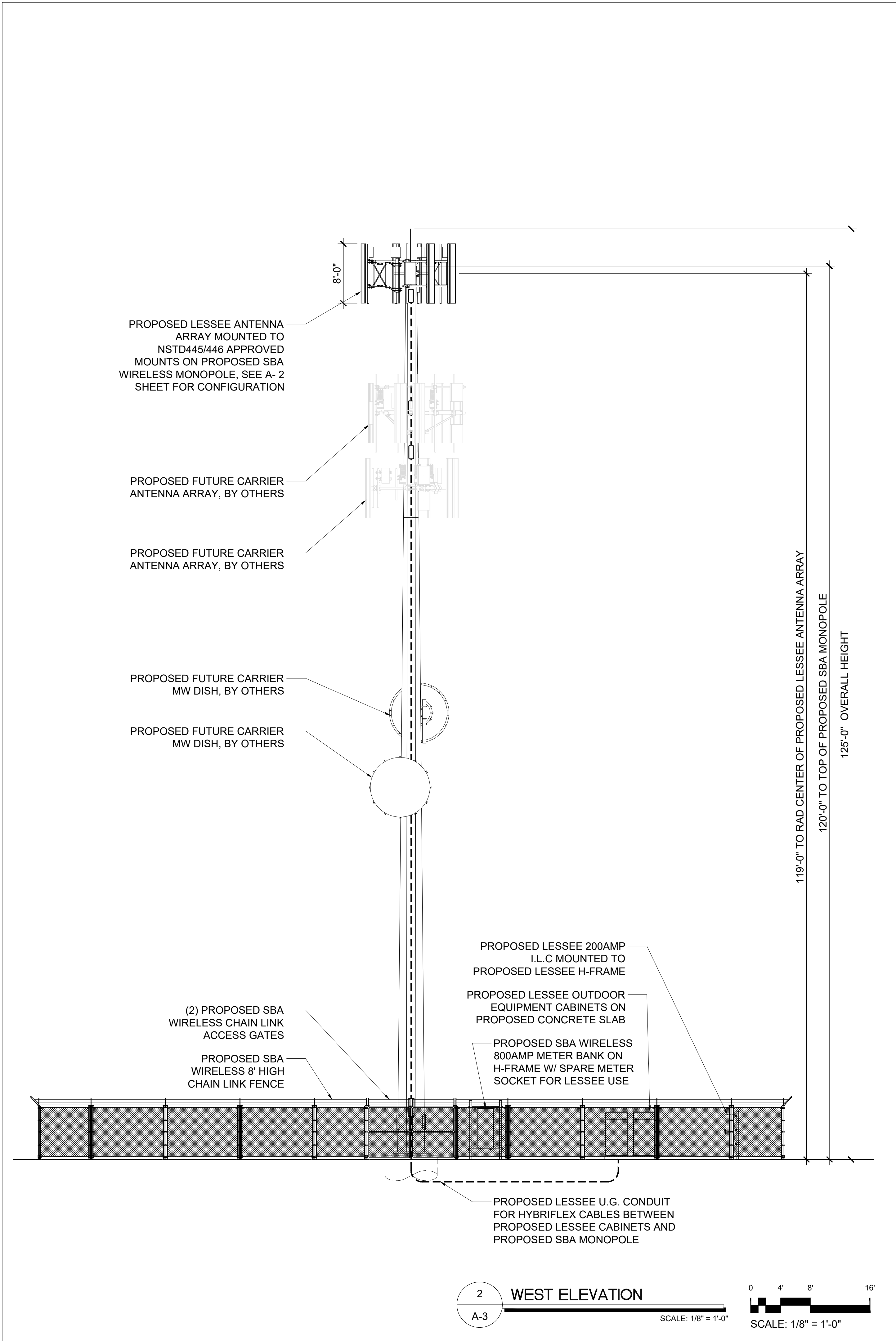
SHEET TITLE

ENLARGED SITE PLAN

JURISDICTION APPROVAL

SHEET NUMBER

A-2



CLIENT

SBA

SBA TOWERS X, LLC
5900 BROKEN SOUND PARKWAY, NW
BOCA RATON, FLORIDA, 33487
PHONE: 1-800-487-7483

PLANS PREPARED BY

young
design corp

architecture / project management
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NO. DATE DESCRIPTION

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2 06/19/2024 G & D PLAN INCLUDED

3 06/26/2024 REV OVERALL POLE HEIGHT

ARCHITECTS JOB NO.

YDC-10935

PROJECT INFORMATION

WHITE ANTELOPE
AZ28431-B

8301-8517 E. CONCHO HIGHWAY
SNOWFLAKE, AZ 85937

SHEET TITLE

ELEVATIONS

JURISDICTION APPROVAL

SHEET NUMBER

A-3



SITE LOCATION MAP



SITE NAME: WHITE ANTELOPE
AZ28431-B

SITE LOCATION: 8301-8517 E. CONCHO HW
SNOWFLAKE, AZ 85937

DATE: 5/20/2024

APPLICANT: SBA

CONTACT: REG DESTREE
602-349-6930

2018 GOOGLE MAPS

THE INCLUDED PHOTOGRAPH SIMULATION(S) ARE INTENDED FOR VISUAL REPRESENTATIONS ONLY. THEY ARE NOT TO BE USED FOR CONSTRUCTION PURPOSES. THE MATERIALS REPRESENTED WITHIN THE INCLUDED PHOTOGRAPHIC SIMULATION(S) ARE SUBJECT TO CHANGE.

EXISTING VIEW 1



young design corp
architecture project management



PHOTOSIMULATIONS PROVIDED BY YOUNG DESIGN CORP - 10245 E VIA LINDA #211 - SCOTTSDALE, AZ 85258

PROPOSED VIEW 1



young design corp
architecture project management



When recorded mail to
Willis Ranch, LLC
381 S. 1st. Street East
Snowflake, Arizona 85937

SPACE ABOVE THIS LINE FOR RECORDER'S USE

SPECIAL WARRANTY DEED

For the consideration of Ten Dollars, and other valuable considerations, HNZ Holding, LLC, a Delaware limited liability company, hereafter called the Grantor, hereby conveys to Willis Ranch, LLC, hereafter called the Grantee, the following real property situated in Navajo County, Arizona, together with all rights and privileges appurtenant thereto, to wit:

See Exhibit A attached hereto and made part hereof (the "Property")

Subject to current taxes and other assessments, reservations in patents and all easements, rights of way, encumbrances, liens, covenants, conditions, restrictions, obligations and liabilities as may appear of record.

Grantee by its acceptance hereof acknowledges that Grantor has not made and does not make any representations, warranties or covenants, express or implied, concerning the value, physical condition or any other matter affecting or related to the Property or any improvements thereon (other than warranties of title as expressly provided and limited herein). By its acceptance hereof, Grantee expressly agrees that, to the maximum extent permitted by law, the Property and any improvements comprising a portion thereof are conveyed "AS IS" AND "WITH ALL FAULTS, LATENT AND OBVIOUS", and Grantor expressly disclaims, and by its acceptance hereof, Grantee acknowledges and accepts that Grantor has disclaimed, any and all representations, warranties or guarantees of any kind, oral or written, express or implied (except as to title as herein expressly provided and limited) concerning the Property.

And the Grantor binds itself and its successors to warrant the title as against its acts and none other, subject to the matters above set forth.

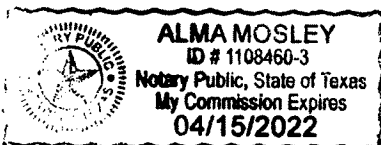
DATED October 15, 2021

HNZ HOLDING, LLC,
a Delaware limited liability company

By: Todd Watson
Todd Watson, authorized representative

State of TEXAS}
County of DALLAS} ss.

The foregoing instrument was acknowledged before me this 15th day of October, 2021 by HNZ HOLDING, LLC, a Delaware Limited Liability Company, by Todd Watson, authorized representative.



Alma Mosley
NOTARY PUBLIC

My commission expires:

EXHIBIT "A"

PARCEL 1 (APN 404-97-080 & 404-97-098)

Tracts 80 and 98 WOODRIDGE RANCH UNIT III, according to Book 5 of Land Surveys, Pages 2-4 records of Navajo County, Arizona

EXCEPTING all rights for rock quarry, aggregate, minerals, oils, coals, gas, helium, uranium, potash, any hydro-carbon substance and any other minerals, including surface access rights for exploration and development.

PARCEL 2 (404-97-131)

Tract 131 WOODRIDGE RANCH UNIT IV, according to Book 5 of Land Surveys, Pages 10-12 records of Navajo County, Arizona

EXCEPTING all rights for rock quarry, aggregate, minerals, oils, coals, gas, helium, uranium, potash, any hydro-carbon substance and any other minerals, including surface access rights for exploration and development.

PARCEL 3 (303-18-575A)

The Exception Parcel of Tract 575 of WOODRIDGE RANCH UNIT XIII, according to Book 13 of Land Surveys, Pages 92-96, records of Navajo County, Arizona, in Section 31, T14N, R22E, of the Gila and Salt River Baseline & Meridian, Navajo County, Arizona.

EXCEPTING all rights for rock quarry, aggregate, minerals, oils, coals, gas, helium, uranium, potash, any hydro-carbon substance and any other minerals, including surface access rights for exploration and development.

PARCEL 4 (303-18-576A)

The Exception Parcel of Tract 576 of WOODRIDGE RANCH UNIT XIII, according to Book 13 of Land Surveys, Pages 92-96, records of Navajo County, Arizona, in Section 31, T14N, R22E, of the Gila and Salt River Baseline & Meridian, Navajo County, Arizona.

EXCEPTING all rights for rock quarry, aggregate, minerals, oils, coals, gas, helium, uranium, potash, any hydro-carbon substance and any other minerals, including surface access rights for exploration and development.

PARCEL 5 (303-93-015A)

Ranch of the White Mountains, Unit 24, Exception to Lot 723 Navajo County, Arizona.

EXCEPTING all rights for rock quarry, aggregate, minerals, oils, coals, gas, helium, uranium, potash, any hydro-carbon substance and any other minerals, including surface access rights for exploration and development.

EXHIBIT "A" (continued)

PARCEL 6 (303-93-003)

Ranch of the White Mountains, Unit 8, Lot 246, Navajo County, Arizona.

EXCEPTING all rights for rock quarry, aggregate, minerals, oils, coals, gas, helium, uranium, potash, any hydro-carbon substance and any other minerals, including surface access rights for exploration and development.

OPTION & LAND LEASE

This Option and Land Lease, hereinafter referred to as "Lease", is made the last day executed below by and between **WILLIS RANCH, LLC**, an Arizona limited liability company, having an address of 205 E. Larson, Snowflake, Arizona 85937, hereinafter referred to as "Lessor", and **SBA TOWERS X, LLC**, a Delaware limited liability company, having an office at 8051 Congress Avenue, Boca Raton, Florida 33487-1307, hereinafter referred to as "Lessee."

1. The Option.

(a) For the sum of [REDACTED] (the "Option Fee"), to be paid to Lessor by Lessee upon execution of this Lease and other good and valuable consideration, Lessor hereby grants to Lessee the exclusive and irrevocable option for one (1) year from the date hereof (the "Initial Option Period"), to lease the Leased Space (as defined below) on the terms and conditions set forth below (the "Option"). The Option may be extended for an additional one (1) year period upon written notification to Lessor by Lessee accompanied by the payment of an additional [REDACTED]

[REDACTED] (the "Additional Option Fee"), delivered to Lessor prior to the end of the Initial Option Period. The Initial Option Period, as it may be extended, is referred to herein as the "Option Period."

(b) In the event the Additional Option Fee is not made and/or written notice not delivered by the due date for the same, then the Option will terminate and this Lease will terminate and Lessor will be entitled to retain all previously paid sums as full payment for the Option granted hereunder. However, if Lessor accepts any Additional Option Fee, Rent (as defined below), and/or written notice after the due date for the same, then Lessee's failure to make timely payment of the additional fee will be deemed waived and this Lease will be reinstated. Upon Lessee's exercise of the Option, Lessee shall be entitled to a credit for all Option Fees paid against Rent due under this Lease.

(c) During the Option Period, Lessee shall have the right to enter the Premises (as defined below) to conduct tests and studies, at Lessee's expense, to determine the suitability of the Leased Space for Lessee's intended use. The tests may include, without limitation, surveys, soil tests, environmental assessments and radio wave propagation measurements.

(d) Lessee may exercise the Option by delivery of written notice to Lessor in accordance with the Notice provision specified herein. Upon Lessee's exercise of the Option, the Initial Term (as defined below) shall commence.

2. Leased Space and Premises. Upon Lessee's exercise of the Option, Lessor shall lease, and hereby leases, to Lessee approximately 10,000 (100' x 100') square feet of space as depicted in Exhibit A attached hereto (the "Leased Space") within the property commonly known as 8454 Concho Highway, Town of Snowflake, County of Navajo, State of Arizona 85937, Property Parcel ID: 303-93-003 with the legal description set forth in Exhibit B attached hereto ("Premises"). Lessor also hereby grants to Lessee the right to survey the Leased Space at Lessee's cost. The Leased Space legal and access and utility easement set forth in the survey will replace Exhibit A as soon as it becomes available. In the event of any discrepancy between the description of the Leased Space contained herein and the survey, the survey will control. The Leased Space will be used to construct, support and operate (i) wireless communications facilities, including, but not limited to, communications towers or poles, antennas, cables, fiber, backhaul, hand holes, radios, batteries or any other energy storage equipment, generators, cabinets, prefabricated buildings,

fences, posts, power connections that are necessary at the Lessee's discretion, and related structures and improvements (collectively, the "Structures"), including the uses as permitted and described in Section 11 of this Lease; (ii) data center facilities; (iii) solar panels; (iv) other forms of power or energy generation and storage; (v) any other commercial use that the Lessee or its subsidiaries or associated companies would like to develop according to their current or future corporate purpose; and (vi) any other use that has the prior written consent of Lessor, which shall not be unreasonably withheld, conditioned or delayed. In the event Lessee chooses to erect a guyed tower, Lessor hereby grants appurtenant easements to Lessee (i) in, over and across the Premises for the purpose of anchoring, mounting and replacing the guy wires extending from Lessee's tower on the Leased Space, and (ii) in, over and across that portion of the Premises lying within twenty (20) feet from each guy wire anchor and from both sides of every guy wire for the purpose of maintaining and repairing such guy anchors and wires together with the right to clear all trees, undergrowth or other obstructions and to trim, cut and keep trimmed and cut all tree limbs, undergrowth, or other obstructions which may, in the reasonable opinion of Lessee, interfere with or fall upon Lessee's tower, any of the tower's guy anchors and wires or any of Lessee's other improvements on the Leased Space.

3. Term. The initial term of this Lease will be five (5) years (the "Initial Term") from the "Commencement Date" specified below (in no event shall this date be earlier than the date on which Lessee exercises the Option) and shall automatically renew for up to nine (9) additional terms of five (5) years each (each a "Renewal Term", collectively with the Initial Term referred to hereinafter as the "Term") unless Lessee notifies Lessor of its intention not to renew prior to commencement of the succeeding Renewal Term.

4. Rent. The rent for the Initial Term of this Lease will be [REDACTED] (the "Rent"), paid monthly in advance, which Lessee will pay to Lessor at the place as Lessor will designate to Lessee in writing. If the Initial Term or any Renewal Term does not begin on the first day or end on the last day of a month, the Rent for that partial month will be prorated by multiplying the monthly Rent by a fraction, the numerator of which is the number of days of the partial month included in the Initial Term or Renewal Term and the denominator of which is the total number of days in the full calendar month. Beginning with the second (2nd) year of this Lease and every year thereafter, the then current monthly rental fee will be increased by [REDACTED]. Each such year shall commence on the corresponding anniversary of the Commencement Date (as defined below). Lessee is entitled to withhold payment of Rent until such time as Lessee receives a completed W-9 form from Lessor, setting forth the Federal tax identification number of Lessor or the person or entity to whom the Rent checks are to be made payable as directed in writing by Lessor. The parties acknowledge and agree that the foregoing is a reasonable requirement in order to allow Lessee to comply with applicable legal requirements.

5. Ingress and Egress. Lessor hereby grants to Lessee easements (the "Easements") for ingress, egress, regress and parking of vehicles (including trucks and heavy machinery) over the Premises adjacent to the Leased Space for construction, operation and maintenance of the Structures and other improvements on the Leased Space, and for installation, construction, operation and maintenance of underground and above ground electric, water, gas, sewer, telephone, telegraph, fiber, hand holes and vaults, data transmission, and power lines, in connection with its use of the Leased Space. The term of these

{00427208 - v1}

Easements will commence upon exercise of the Option and will continue until the last to occur of (i) expiration of the Initial Term or Renewal Term, or (ii) removal by Lessee of all of the Structures and any other of Lessee's improvements and property from the Leased Space after expiration of the Initial Term or Renewal Term. The location and configuration of the Easements will be agreed upon by the parties within ten (10) business days after the latter of Lessee's exercise of the Option, or Lessee's approval of the survey. The Easements shall be included in any recorded Memorandum (as hereinafter defined) of this Lease. In addition, at Lessee's request and expense, these Easements will be set forth in a separate easement agreement (the "Easement Agreement") which Lessor and Lessee agree to execute and which Lessee will have recorded as an encumbrance on the property of Lessor. In all events, the Easements and this Lease shall be binding upon all subsequent owners, successors and assigns of the Premises.

Lessee agrees that Lessor may, at Lessor's expense, relocate the above described Easements to another comparable location on the Premises provided that: (a) Lessee receives no less than sixty (60) days prior written notice thereof; (b) Lessee approves the proposed new location of the easements, which approval will not be unreasonably withheld or delayed; (c) Lessee's access and beneficial use and enjoyment of the Leased Space is not interrupted, obstructed or materially affected; and (d) the utility services to the Leased Space are not interrupted.

6. Title and Quiet Possession. Lessor represents and covenants that Lessor owns the Leased Space and the Premises (including the property that is subject to the Easements) in fee simple terms, free and clear of all liens, encumbrances and restrictions of every kind and nature, except for those as set forth below:

<u>Name of Lien holder</u>	<u>Type of Lien</u>
N/A	

Lessor represents and warrants that there are no matters affecting title that would prohibit, restrict or impair the leasing of the Leased Space, use or occupancy thereof, or the granting of the Easements in accordance with the terms and conditions of this Lease. Lessor represents and warrants to Lessee that Lessor has the full right, power and authority to enter into this Lease and that Lessee will have quiet and peaceful possession of the Leased Space and the Easements throughout the Term.

7. Subordination, Non-disturbance and Attornment.

(a) Lessee agrees that this Lease will be subject and subordinate to any mortgages or deeds of trust now or hereafter placed upon the Leased Space and to all modifications thereto, and to all present and future advances made with respect to any such mortgage or deed of trust; provided that, the holder of any such instrument agrees in writing that Lessee's possession of the Leased Space will not be disturbed so long as Lessee will continue to perform its duties and obligations under this Lease and Lessee's obligation to perform the duties and obligations will not be in any way increased or its rights diminished by the provisions of this paragraph. Lessee agrees to attorn to the mortgagee, trustee, or beneficiary under any such mortgage or deed of trust, and to the purchaser in a sale pursuant to the foreclosure thereof; provided that, Lessee's possession of the Leased Space will not be disturbed so long as Lessee will continue to perform its duties and obligations under this Lease. Lessee's obligations hereunder are conditioned upon receipt by Lessee, within ten (10) business days after Lessee's notice of its intent to exercise the Option, or within ten (10)

business days after the date of creation of any future mortgages or deeds of trust, of a Subordination, Non-disturbance and Attornment Agreement in form reasonably acceptable to Lessee, from any holder of a mortgage, deed to secure debt, or deed of trust to which this Lease is, or will become, subordinate.

(b) **Secured Parties.** Lessee may from time to time grant to certain lenders selected by Lessee and its affiliates (the "Lenders") a lien on and security interest in Lessee's interest in this Lease and all assets and personal property of Lessee located on the Leased Space (the "Personal Property") as collateral security for the repayment of any indebtedness to the Lenders. Lessor hereby agrees to subordinate any security interest, lien, claim or other similar right, including, without limitation, rights of levy or distraint for rent, Lessor may have in or on the Personal Property, whether arising by agreement or by law, to the liens and/or security interests in favor of the Lenders, whether currently existing or arising in the future. Nothing contained herein shall be construed to grant a lien upon or security interest in any of Lessor's assets. Should Lender exercise any rights of Lessee under this Lease, including the right to exercise any renewal option(s) or purchase option(s) set forth in this Lease, Lessor agrees to accept such exercise of rights by Lenders as if same had been exercised by Lessee, and Lessor, by signing below, confirms its agreement with this provision. If there shall be a monetary default by Lessee under this Lease, Lessor shall accept the cure thereof by Lenders within fifteen (15) days after the expiration of any grace period provided to Lessee under this Lease to cure such default, prior to terminating the Lease. If there shall be a non-monetary default by Lessee under this Lease, Lessor shall accept the cure thereof by Lenders within thirty (30) days after the expiration of any grace period provided to Lessee under this Lease to cure such default, prior to terminating this Lease. This Lease may not be amended in any respect which would be reasonably likely to have a material adverse effect on Lenders' interest therein or surrendered, terminated or cancelled, without the prior written consent of Lenders. If this Lease is terminated as a result of a Lessee default or is rejected in any bankruptcy proceeding, Lessor will enter into a new lease with Lenders or their designee on the same terms as this Lease within fifteen (15) days of Lenders' request made within thirty (30) days of notice of such termination or rejection, provided Lenders pay all past due amounts under this Lease. The foregoing is not applicable to normal expirations of the term of this Lease. In the event Lessor gives Lessee any notice of default under the terms of this Lease, Lessor shall simultaneously give a copy of such notice to Lender at an address to be supplied by Lessee. Lessee shall have the right to record a memorandum of the terms of this paragraph.

8. Governmental Approvals and Compliance. During the Term, Lessee will make reasonable efforts to comply with all applicable laws affecting Lessee's use or occupancy of the Leased Space, the breach of which might result in a penalty on Lessor or forfeiture of Lessor's title to the Leased Space. Lessee will not commit, or suffer to be committed, any waste on the Leased Space. During the Option Period and the Term Lessor agrees to fully cooperate with Lessee in order to obtain the necessary permits for construction and use of the Leased Space and its Structures and other improvements (including any modification(s) to the tower, other improvements or Leased Space or the addition(s) of equipment or sublessees to the tower, other improvements or Leased Space), including, but not limited to, zoning approvals/permits and building permits. Lessor further agrees during the Option Period and the Term, not to take any

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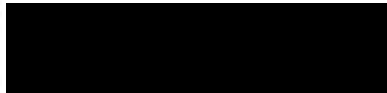


action that may adversely affect Lessee's ability to obtain all of the necessary permits required for construction of the Structures and other improvements. Lessee will obtain any necessary governmental licenses or authorizations required for the construction and use of Lessee's intended Structures and other improvements on the Leased Space and will furnish copies of same to Lessor as same are issued. If and to the extent Lessee is at any time required to landscape or provide screening around the outside of the tower or Leased Space, Lessor hereby grants Lessee an easement ten (10) feet in width around the perimeter of and adjacent to the Leased Space in order to comply with such landscaping or screening requirements.

9. Assignment and Subleasing. Lessee may sublet all or part of the Leased Space or may assign or transfer this Lease in whole or in part without Lessor's consent. Upon such assignment, Lessee shall be relieved of all liabilities and obligations under this Lease. Lessor may not assign the Rent or this Lease or any rights hereunder, or grant any interest in any portion of the Premises, except in connection with conveyance of fee simple title to the Premises, without the prior written consent of Lessee, in Lessee's sole and absolute discretion. If Lessor enters into any arrangement to separate the equitable or financial benefit of this Lease, the Rent or any rights hereunder from the fee simple ownership of the Premises, the Rent shall be automatically reduced to One Dollar (\$1.00) per year. In the event that Lessee from time to time subleases all or a portion of the Leased Space or as otherwise reasonably required by Lessee for work at the Leased Space, Lessor hereby grants to Lessee a temporary construction easement over such portion of the Premises as is reasonably necessary for such work. Following the completion of such work, Lessee shall, at Lessee's sole cost and expense, promptly repair any damage to the temporary easement area arising from Lessee's use thereof.

10. Notices. All notices, demands, requests, consents, approvals and other instruments required or permitted to be given pursuant to this Lease will be in writing, signed by the notifying party, or officer, agent or attorney of the notifying party, and will be deemed to have been effective upon delivery if served personally, including but not limited to delivery by messenger, overnight courier service or by overnight express mail, or upon posting if sent by registered or certified mail, postage prepaid, return receipt requested, and addressed as follows:

To Lessor: Lamar Willis
205 E. Larson Lane
Snowflake, AZ 85937



Rent Payable to: Willis Ranch, LLC

To Lessee: SBA TOWERS X, LLC
8051 Congress Avenue
Boca Raton, FL 33487-1307
RE: AZ28431-B/White Antelope
Attn: Site Administration
Phone # - (561) 995-7670

The address to which any notice, demand, or other writing may be delivered to any party as above provided may be changed by written notice given by the party as above provided. Simultaneously with any notice of default given to Lessee under the terms of this Lease, Lessor shall deliver a copy of such notice to Lender at an address to be provided by Lessee.

11. Lessee Improvements. Lessee has the right, at its sole discretion and expense, to make the improvements on the Leased Space as it may deem necessary or appropriate, including, but not limited to, any improvements necessary for the construction and operation of the Structures. Lessee will be responsible for the cost of any site preparation work necessary to prepare the Leased Space to support the Structures and other improvements. All of Lessee's improvements, including, but not limited to, the Structures and any other improvements, will remain the property of Lessee. The Structures and other improvements may be used for the transmission, reception and relay of communication signals and/or data, including, without limitation, radio frequency signals, power or energy generation and storage, and other uses deemed appropriate by Lessee. Upon termination of this Lease, Lessee will, to the extent reasonable, restore the Leased Space to its original condition at the commencement of this Lease, except for ordinary wear and tear and damages by the elements or damages over which Lessee had no control. Lessee and Lessor agree that it will not be reasonable to require Lessee to remove any improvements contemplated hereunder which are permanent in nature, including but not limited to foundations, footings, concrete, paving, gravel, vegetation and utilities.

Lessee shall not be required to replace any trees or other vegetation that were removed from the Leased Space, the Easements or the Premises during the construction, installation or maintenance of the Structures or any other improvements.

12. Insurance, Lessor - Lessor, at all times during the Term of this Lease, will maintain in full force a comprehensive public liability insurance policy covering all of their operations, activities, liabilities and obligations on the Premises, having limits not less than One Million Dollars (\$1,000,000) which will name Lessee as an additional insured party. On or before the Commencement Date, Lessor will give Lessee a certificate of insurance evidencing that such insurance is in effect and shall be issued by an insurance company authorized to do business in the state in which the Premises are located and shall provide thirty (30) days prior written notice to the Lessee of any cancellation of such policy. Lessor shall deliver to Lessee a renewal certificate evidencing that such insurance is in effect within ten business days of Lessee's request for such insurance.

Lessee - Lessee, at all times during the Term of this Lease, will maintain in full force a comprehensive public liability insurance policy covering all of its operations, activities, liabilities and obligations on the Leased Space, having limits not less than One Million Dollars (\$1,000,000). On or before the Commencement Date, Lessee will give Lessor a certificate of insurance evidencing that such insurance is in effect. Lessee shall deliver to Lessor a renewal certificate evidencing that such insurance is in effect within ten (10) business days of Lessor's request for such certificate. The insurance policy shall be issued by an insurance company authorized to do business in the state in which the Leased Space is located and Lessee shall provide thirty (30) days prior written notice to the Lessor of any cancellation of such policy. Any insurance required to be provided by Lessee may be provided by a blanket insurance policy covering the

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Leased Space and other properties leased or owned by Lessee provided that such blanket insurance policy complies with all of the other requirements with respect to the type and amount of insurance.

13. Operating Expenses. Lessee will pay for all water, gas, heat, light, power, telephone service, and other public utilities furnished to the Leased Space and used by Lessee throughout the Term hereof, and all other costs and expenses of every kind whatsoever in connection with the use, operation, and maintenance of the Leased Space by Lessee and all activities conducted thereon by Lessee.

14. Taxes. Lessee will pay any personal property taxes assessed on, or any portion of the taxes attributable to the Structures or Lessee's other improvements. Lessor will pay when due all real property taxes and all other fees and assessments attributable to the Leased Space and the Premises. However, Lessee will pay any increase in real property taxes levied against the Leased Space which is directly attributable to Lessee's use of the Leased Space, including Lessee's improvements thereon, if the Lessor furnishes proof of such increase, including reasonable supporting documentation, to Lessee within one year of the tax payment due date.

15. Maintenance. Lessee will maintain the Leased Space in good condition and state of repair. Except insofar as Lessee is made responsible by this Lease, Lessor will maintain the Premises surrounding the Leased Space in good condition and state of repair.

16. Hold Harmless. Lessor will be held harmless by Lessee from any liability (including reimbursement of reasonable attorneys' fees and all costs) for damages to any person or any property in or upon the Leased Space at Lessee's invitation, or for damages to any person or property resulting from the actions of Lessee (including damages caused by or resulting from the existence of the Structures) on the Leased Space, unless the damages are caused by, or are the result of, the willful misconduct or negligence of Lessor or any of Lessor's agents, servants, employees, licensees or invitees. Notwithstanding any provisions herein to the contrary, it is understood and agreed that all property kept, installed, stored or maintained in or upon the Leased Space by Lessee will be so installed, kept, stored or maintained at the risk of Lessee. Lessor will not be responsible for any loss or damage to equipment owned by Lessee which might result from tornadoes, lightning, wind storms, or other Acts of God; provided, however, Lessor will be responsible for, and agrees to hold Lessee harmless from any liability (including reimbursement of reasonable legal fees and all costs), for damages to any person or any property in or upon the Premises or Leased Space arising out of the willful misconduct or negligence of Lessor or any of Lessor's agents, servants, employees, licensees or invitees. Except for willful misconduct, Lessee will in no event be liable in damages for Lessor's business loss, business interruption or other consequential damages of whatever kind or nature, regardless of the cause of the damages, and Lessor, and anyone claiming by or through Lessor, expressly waives all claims for the damages.

17. Termination Rights.

(a) Lessee may terminate this Lease, at its option, after giving Lessor not less than sixty (60) days prior written notice to cure, if: (i) any governmental agency denies a request by Lessee for a permit, license or approval which is required for Lessee to construct or operate the Structures or other improvements on the Leased Space or any such permit is either revoked or not renewed; (ii) Lessee determines that technical problems or radio interference problems from other antennas or from nearby radio transmitting facilities, which

problems cannot reasonably be corrected, impair or restrict Lessee from using the Leased Space for Lessee's intended purpose; (iii) Lessee determines that it does not have acceptable and legally enforceable means of ingress and egress to and from the Leased Space; (iv) Lessor does not have legal or sufficient ownership of or title to the Leased Space or Premises or the authority to enter into this Lease; (v) utilities necessary for Lessee's contemplated use of the Leased Space are not available; (vi) the Leased Space is damaged or destroyed to an extent which prohibits or materially interferes with Lessee's use of the Leased Space or Lessee's equipment and attachments thereto; (vii) the Premises now or hereafter contains a Hazardous Material; (viii) Lessee is unable to obtain a Subordination, Non-disturbance and Attornment Agreement; (ix) a material default by Lessor occurs; (x) Lessor fails to perform any of the material covenants or provisions of this Lease or if any representation or warranty contained herein is found to be untrue; (xi) the Leased Space is the subject of a condemnation proceeding or taking by a governmental authority, or quasi-governmental authority with the power of condemnation, or if the Leased Space is transferred in lieu of condemnation (rent will be abated during the period of condemnation or taking); (xii) the use of the site will not sufficiently benefit Lessee economically or commercially; (xiii) if Lessee determines, in its sole discretion that it will not be viable to use the site for its intended purpose; or (xiv) if Lessee determines, in its sole discretion, that it will be unable to use the site for any reason. In the event of termination by Lessee or Lessor pursuant to this provision, Lessee will be relieved of all further liability hereunder. Any rental fees paid prior to the termination date will be retained by Lessor. In the event Lessor fails to perform its obligations under this Lease for any reason other than Lessee's breach, Lessee may pursue all remedies available at law and in equity. Lessor hereby acknowledges that Lessee will incur significant expenses in reliance on this Lease, and therefore agrees to pay Lessee for all consequential damages which Lessee will suffer as a result of Lessor's breach. In the event Lessor fails to comply with the terms of this Lease, Lessee may, in its sole and absolute discretion, cure any such default, and to the extent Lessee incurs any expenses in connection with such cure (including but not limited to the amount of any real property taxes Lessee pays on behalf of Lessor), Lessor agrees to promptly reimburse Lessee for such expenses incurred and hereby grants Lessee a security interest and lien on the Premises, to secure Lessor's obligation to repay such amounts to Lessee. In addition, Lessee may offset the amount of any such expenses incurred against any rent payable hereunder.

(b) Lessor may only terminate this Lease, at its option, in the event of a material default by Lessee or Lessee's failure to pay Rent when due, which default or failure is not cured within sixty (60) days after Lessee's receipt of written notice of such default or failure. No such failure to cure a material default, however, will be deemed to exist if Lessee has commenced to cure such default within said period and provided that such efforts are prosecuted to completion with reasonable diligence. Delay in curing a material default will be excused if due to causes beyond the reasonable control of Lessee.

18. Exclusivity. As part of Lessee's right to the undisturbed use and enjoyment of the Leased Space, Lessor shall not at any time during the Option Period or the Term of this Lease (i) use or suffer or permit another person to use any portion of the Premises or any adjacent parcel of land now or hereafter owned, leased or managed by Lessor for any of the uses permitted herein or other uses similar thereto, or (ii) grant any interest in or an option to acquire any interest

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in any portion of the Premises that permits (either during the Option Period or the Term of this Lease) any of the uses permitted under this Lease or other uses similar thereto without the prior written consent of Lessee, in Lessee's sole discretion. The phrase "or other uses similar thereto" as used herein shall include, without limitation, the transmission, reception or relay of communications signals and/or data by way of small cells, distributed antenna systems, data centers, C-RAN or fiber, or the generation or storage of power or energy.

19. Binding on Successors. The covenants and conditions contained herein will apply to and bind the heirs, successors, executors, administrators and assigns of the parties hereto. Further, this Lease will run with the land and all subsequent purchasers will be subject to the terms and conditions specified herein.

20. Access to Leased Space/Premises. Lessee shall have at all times during the Term the right of access to and from the Leased Space and all utility installations servicing the Leased Space on a 24 hours per day/7 days per week basis, on foot or by motor vehicle, including trucks and heavy machinery (including the right to park such vehicles, trucks and machinery within the Easements and the Premises adjacent to the Leased Space and the Easements), for the installation and maintenance of utility wires, cables, conduits and pipes over, under and along the right-of-way extending from the nearest accessible public right-of-way.

21. Governing Law. The parties intend that this Lease and the relationship of the parties will be governed by the laws of the State in which the Leased Space is located.

22. Entire Lease. All of the representations and obligations of the parties are contained herein, and no modification, waiver or amendment of this Lease or of any of its conditions or provisions will be binding upon a party unless in writing signed by that party or a duly authorized agent of that party empowered by a written authority signed by that party. The waiver by any party of a breach of any provision of this Lease will not operate or be construed as a waiver of any subsequent breach of that provision by the same party, or of any other provision or condition of this Lease.

23. Survey and Testing. Lessee will have the right during the Term of this Lease (and the Option Period, if applicable) to survey, soil test, and make any other investigations necessary to determine if the surface and subsurface of the Leased Space are suitable for construction and operation of the Structures and other improvements. If Lessee, prior to completion of the Structures or other improvements determines that for any reason the surface or subsurface of the Leased Space is not suitable to construct and operate the Structures or other improvements, this Lease, upon written notice given to Lessor prior to completion of the Structures or other improvements will become null and void; provided that at Lessee's sole expense the Leased Space will be promptly restored to the extent contemplated by Section 11 above and provided further that Lessee will deliver copies of all soil tests and investigation reports to Lessor.

24. Oil, Gas and Mineral Rights. Lessor does not grant, lease, let or demise hereby, but expressly excepts and reserves here from all rights to oil, gas and other minerals in, on or under and that might be produced or mined from the Leased Space; provided, however, that no drilling or other activity will be undertaken on or beneath the surface of the Leased Space or Easements area to recover any oil, gas or minerals. This Lease is given and accepted subject to the terms and provisions of any valid oil, gas and mineral lease covering the Leased Space or any part thereof, now of record in the

office of the County Clerk, provided, however, that any future oil, gas or mineral lease covering the above-described lands or any part thereof will be in all respects subordinate and inferior to the rights, privileges, powers, options, immunities, and interests granted to Lessee under the terms of this Lease.

25. Hazardous Waste.

(a) The term "Hazardous Materials" will mean any substance, material, waste, gas or particulate matter which is regulated by the local governmental authority where the Leased Space is located, the State in which the Leased Space is located, or the United States Government, including, but not limited to, any material or substance which is (i) defined as a "hazardous waste," "hazardous material," "hazardous substance," "extremely hazardous waste," or restricted hazardous waste" under any provision of state or local law, (ii) petroleum, (iii) asbestos, (iv) polychlorinated biphenyl, (v) radioactive material, (vi) designated as a "hazardous substance" pursuant to Section 311 of the Clean Water Act, 33 U.S.C. '1251 et seq. (33 U.S.C. '1317), (vii) defined as a "hazardous waste" pursuant to Section 1004 of the Resource Conservation and Recovery Act, 42 U.S.C. '6901 et seq. (42 U.S.C. '6903), or (viii) defined as a "hazardous substance" pursuant to Section 101 of the Comprehensive Environmental Response, Compensation, and Liability Act. 42 U.S.C. '9601 et Seq. (42 U.S.C. '9601). The term "Environmental Laws" will mean all statutes specifically described in the foregoing sentence and all applicable federal, state and local environmental health and safety statutes, ordinances, codes, rules, regulations, orders and decrees regulating, relating to or imposing liability or standards concerning or in connection with Hazardous Materials.

(b) Lessor represents and warrants that, to the best of Lessor's knowledge, (i) the Leased Space has not been used for the use, manufacturing, storage, discharge, release or disposal of hazardous waste, (ii) neither the Leased Space nor any part thereof is in breach of any Environmental Laws, (iii) there are no underground storage tanks located on or under the Leased Space, and (iv) the Leased Space is free of any Hazardous Materials that would trigger response or remedial action under any Environmental Laws or any existing common law theory based on nuisance or strict liability. If any such representation is in any manner breached during the Term of this Lease (a "Breach"), and if a Breach gives rise to or results in liability (including, but not limited to, a response action, remedial action or removal action) under any Environmental Laws or any existing common law theory based on nuisance or strict liability, or causes a significant effect on public health, Lessor will promptly take any and all remedial and removal action as required by law to clean up the Leased Space, mitigate exposure to liability arising from, and keep the Leased Space free of any lien imposed pursuant to, any Environmental Laws as a result of a Breach.

(c) In addition, Lessor agrees to indemnify, defend and hold harmless Lessee, its officers, partners, successors and assigns from and against any and all debts, liens, claims, causes of action, administrative orders and notices, costs (including, without limitation, response and/or remedial costs), personal injuries, losses, attorneys' fees, damages, liabilities, demands, interest, fines, penalties and expenses, consultants' fees and expenses, court costs and all other out-of-pocket expenses, suffered or incurred by Lessee and its grantees as a result of (a) any Breach, or (b) any matter, condition or state of fact involving Environmental Laws of Hazardous Materials which existed on or arose during the Term of this Lease and which failed to comply

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with (i) the Environmental Laws then in effect or (ii) any existing common law theory based on nuisance or strict liability.

(d) Lessor represents and warrants to Lessee that Lessor has received no notice that the property or any part thereof is, and, to the best of its knowledge and belief, no part of the Premises is located within an area that has been designated by the Federal Emergency Management Agency, the Army Corps of Engineers or any other governmental body as being subject to special hazards.

(e) The covenants of this section will survive and be enforceable and will continue in full force and effect for the benefit of Lessee and its subsequent transferees, successors and assigns and will survive the Term of this Lease.

26. Mechanic's and Landlord's Liens. Lessee will not cause any mechanic's or materialman's lien to be placed on the Leased Space and Lessee agrees to indemnify, defend and hold harmless Lessor from any such lien from a party claiming by, through or under Lessee. Additionally, Lessor disclaims and waives any now existing or hereafter arising landlord's lien or other statutory or non-statutory lien or security interest in Lessee's and/or its sublessees' communication facilities, equipment, improvement, fixtures or other property.

27. Headings. The headings of sections and subsections are for convenient reference only and will not be deemed to limit, construe, affect, modify or alter the meaning of the sections or subsections.

28. Time of Essence. Time is of the essence of Lessor's and Lessee's obligations under this Lease.

29. Severability. If any section, subsection, term or provision of this Lease or the application thereof to any party or circumstance will, to any extent, be invalid or unenforceable, the remainder of the section, subsection, term or provision of this Lease or the application of same to parties or circumstances other than those to which it was held invalid or unenforceable, will not be affected thereby and each remaining section, subsection, term or provision of this Lease will be valid or enforceable to the fullest extent permitted by law.

30. Real Estate Broker. Lessor represents and warrants that Lessor has not signed a listing agreement, dealt with or otherwise agreed to pay a broker's commission, finder's fee or other like compensation to anyone in connection with the lease of the Leased Space or the transaction contemplated by this Lease and Lessor agrees to indemnify and hold Lessee harmless from and against any such claims or costs, including attorneys' fees, incurred as a result of the transaction contemplated by this Lease.

31. Further Assurances. During the Option Period and Term of this Lease, each of the parties agree to do such further acts and things and to execute and deliver the additional agreements and instruments (including, without limitation, requests or applications relating to zoning or land use matters affecting the Structures or other improvements) as the other may reasonably require to consummate, evidence or confirm this Lease or any other agreement contained herein in the manner contemplated hereby. If Lessor fails to provide requested documentation within thirty (30) days of Lessee's request, or fails to provide any Non-Disturbance Agreement required in this Lease, Lessee may withhold and accrue the monthly rental until such time as all such documentation is received by Lessee.

32. Right to Register or Record. Lessee may request that Lessor execute a Memorandum of Option and Land Lease, Memorandum of Land Lease or Short Form of Lease (collectively a "Memo") for recording in the public records. Lessor agrees and

authorizes Lessee to attach and/or insert a certified legal description of the Leased Space and Easements, once complete, to the Memo and record same in the public records.

33. Interpretation. Each party to this Lease and its counsel have reviewed and had the option to revise this Lease. The normal rule of construction to the effect that any ambiguities are to be resolved against the drafting party will not be employed in the interpretation of this Lease or of any amendments or exhibits to this Lease.

34. Condemnation. Lessor shall fully advise Lessee in a timely manner of all condemnation proceedings or prospective condemnation proceedings in order that Lessee may fully protect and prosecute its rights and claims relating to the Leased Space. If the whole of the Leased Space shall be taken or condemned by, or transferred in lieu of condemnation to, any governmental or quasi governmental authority or agency with the power of condemnation during the Option Period or the Term of this Lease, Lessee shall be entitled to any award based upon its leasehold interest as set forth in this Lease, along with the value of all Lessee's improvements, including, but not limited to, the Structures and any other improvements and for all of Lessee's other personal property, trade fixtures, fixtures, moving expenses, business damages, business interruption, business dislocation, prepaid Rent or other losses or expenses as may be incurred. In the event only a portion of the Premises, which portion does not include the whole of the Leased Space, shall be taken or condemned by, or transferred in lieu of condemnation to any governmental or quasi-governmental authority or agency with the power of condemnation during the Option Period or the Term of this Lease, Lessee shall have the option to either: (1) terminate this Lease; or (2) continue in possession of the property pursuant to the terms of this Lease with a proportionate reduction in Rent equal to that portion, if any, of the Leased Space so taken, condemned or transferred in lieu of condemnation. In either event, Lessee shall be entitled to any award based upon its leasehold interest in the portion of the Premises condemned, taken or transferred in lieu of condemnation, along with the value of all Lessee's improvements, including, but not limited to, the Structures, and any other improvements and for all of Lessee's other personal property, trade fixtures, fixtures, moving expenses, business damages, business interruption, business dislocation, prepaid Rent or other losses or expenses as may be incurred. Nothing contained herein shall prohibit Lessee from making its own claims against any condemning authority for any losses or damages Lessee shall incur as a result of a condemnation, or sale in lieu of condemnation, of the whole or any portion of the Premises.

35. Right of First Refusal. If at any time during the Option Period or the Term of this Lease, Lessor receives a bona fide written offer from a third person (the "Offer") to sell, assign, convey, lease, factor or otherwise transfer or create any interest in the current or future Rent, this Lease, the Leased Space or the Premises, or any portion thereof, which Lessor desires to accept, Lessor shall first give Lessee written notice (including a copy of the proposed contract) of such Offer prior to becoming obligated under such Offer, with such notice giving Lessee the right to acquire the interest described in the Offer on the terms set forth in the Offer. Lessee shall have a period of thirty (30) days after receipt of Lessor's notice and terms to exercise Lessee's right of first refusal by notifying Lessor in writing. If Lessee has not exercised its right of first refusal in writing to Lessor within such thirty (30) day period, the terms of the Offer will be deemed

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rejected. Any action taken by Lessor as part of a scheme or contrivance to circumvent the intent of this Section will cause the monthly Rent payable to Lessor or its successors or assigns to be reduced by fifty percent (50%) for all terms remaining under this Lease.

36. Prevailing Party. In the event that any dispute between the parties related to this Lease should result in litigation, the prevailing party in such litigation shall be entitled to recover from the other party all reasonable fees and expenses of enforcing any right of the prevailing party, including without limitation, reasonable attorney's fees and expenses.

37. Date of Lease. The parties acknowledge that certain obligations of Lessor and Lessee are to be performed within certain specified periods of time which are determined by reference to the date of execution of this Lease. The parties therefore agree that wherever the term "date of execution of this Lease," or words of similar import are used herein, they will mean the date upon which this Lease has been duly executed by Lessor and Lessee whichever is the later to so execute this Lease. The parties further agree to specify the date on which they execute this Lease beneath their respective signatures in the space provided and warrant and represent to the other that such a date is in fact the date on which each duly executed his or her name.

COMMENCEMENT DATE: The date that Lessee exercises its Option.

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IN WITNESS WHEREOF, the parties hereto have executed this Lease on the last day and year specified below.

LESSOR: WILLIS RANCH, LLC,
an Arizona limited liability company

LESSEE: SBA TOWERS X, LLC,
a Delaware limited liability company

By: Lamar Willis
Lamar Willis, as Trustee of the Lamar and Robin
Willis Family Trust dated January 13, 2011

By: Alyssa Houlihan

Title: Managing Member of Willis Ranch, LLC

Title: Vice President, Site Leasing

Date: 8 April 2024

Date: 4/11/2024

Witness: Alicia Lujan

Witness: Madison Fallmann

Print Name: Alicia Lujan

Print Name: Madison Fallmann

Witness: Lucy Grandell

Witness: Wendy Carrick

Print Name: Lucy Grandell

Print Name: Wendy Carrick

STATE OF Arizona }
COUNTY OF Navajo } SS:

STATE OF FLORIDA }
COUNTY OF PALM BEACH } SS:

Notary Public:

I do hereby certify that **LAMAR WILLIS**, as Trustee of the Lamar and Robin Willis Family Trust dated January 13, 2011, who is personally known to me, or who has proved by sufficient evidence to be the person named herein, personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Notary Public:

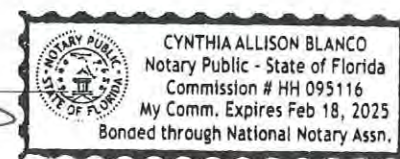
I hereby certify that on this day, before me, an officer duly authorized in the State aforesaid and in the County aforesaid, to take acknowledgments, personally appeared **ALYSSA HOULIHAN**, as Vice President, Site Leasing of **SBA TOWERS X, LLC**, a Delaware limited liability company, by means of ☒ physical presence or ☐ online notarization, to me known to be the person described in and who executed the foregoing instrument and who acknowledge before me that she executed the same in the capacity aforesaid.

Witness my hand and seal this 8th day of April, 2024.

Witness my hand and seal this 11th day of April, 2024.

Matthew R Boone
Notary Signature

Cynthia A Blanco
Notary Signature



{00427208 - v1}

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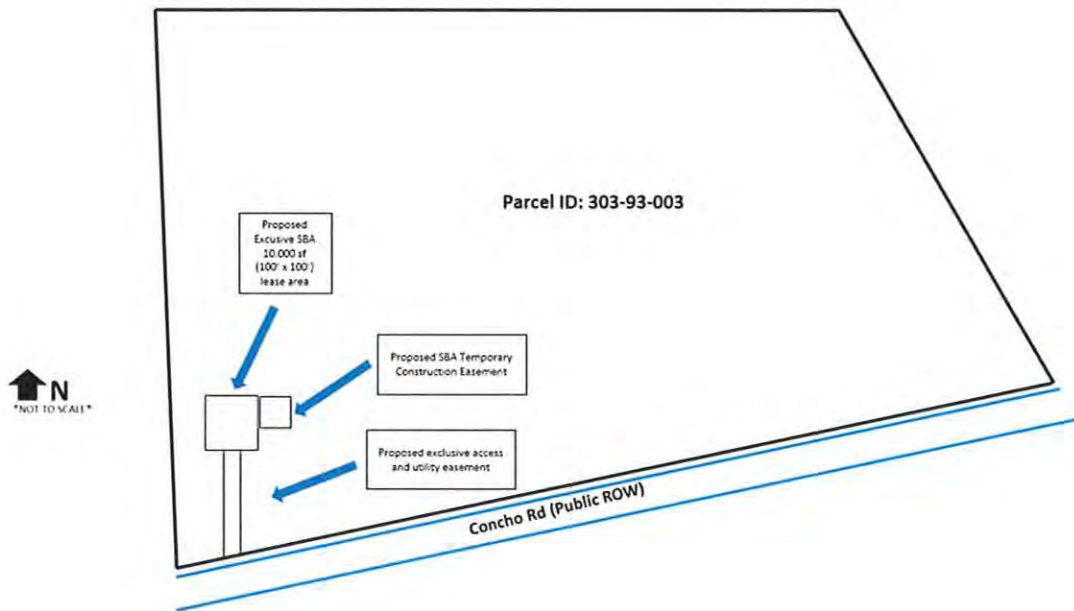
Site Name: White Antelope
Site No.: AZ28431-B



EXHIBIT A

LEASED SPACE

The Leased Space shall consist of 10,000 (100' x 100') square feet of ground space along with easement rights for access to the Leased Space and parking by vehicle, trucks, heavy machinery or foot from the nearest public way and for the installation of utility wires, poles, cables, conduits and pipes on the Premises in the approximate locations as depicted below:



Initials: SLW

Initials: RH

EXHIBIT B

LEGAL DESCRIPTION OF THE PREMISES

An interest in land, said interest being over a portion of the following described parent parcel:
Ranch of the White Mountains, Unit 8, Lot 246, Navajo County, Arizona.

EXCEPTING all rights for rock quarry, aggregate, minerals, oils, coals, gas, helium, uranium, potash, any hydro-carbon substance and any other minerals, including surface access rights for exploration and development.

AND BEING the same property conveyed to Willis Ranch, LLC from HNZ Holding, LLC, a Delaware limited liability company by Special Warranty Deed dated October 15, 2021 and recorded January 4, 2022 in Instrument No. 2022-00159.

Tax Parcel No. 303-93-003

Initials: LDW
Initials: RH

REFERENCE COPY

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Federal Communications Commission
Wireless Telecommunications Bureau

RADIO STATION AUTHORIZATION

LICENSEE: CELLCO PARTNERSHIP

ATTN: REGULATORY
CELLCO PARTNERSHIP
5055 NORTH POINT PKWY, NP2NE ENGINEERING
ALPHARETTA, GA 30022

Call Sign KNKN300	File Number 0009139111
Radio Service CL - Cellular	
Market Numer CMA320	Channel Block B
Sub-Market Designator 0	

FCC Registration Number (FRN): 0003290673

Market Name Arizona 3 - Navajo				
Grant Date 03-02-2021	Effective Date 03-02-2021	Expiration Date 10-01-2030	Five Yr Build-Out Date	Print Date 03-03-2021

Site Information:

Location	Latitude	Longitude	Ground Elevation (meters)	Structure Hgt to Tip (meters)	Antenna Structure Registration No.
1	35-01-25.0 N	110-37-41.0 W	1512.4	106.7	1001732

Address: (Winslow) 3 MI E of Winslow
City: WINSLOW County: NAVAJO State: AZ Construction Deadline:

Antenna: 1

Maximum Transmitting ERP in Watts:	140.820								
Azimuth(from true north)	0	45	90	135	180	225	270	315	
Antenna Height AAT (meters)	134.700	26.800	106.800	119.300	74.400	79.600	115.200	138.800	
Transmitting ERP (watts)	1.210	23.520	372.700	480.140	53.870	1.550	1.210	1.210	

Antenna: 2

Maximum Transmitting ERP in Watts:	140.820								
Azimuth(from true north)	0	45	90	135	180	225	270	315	
Antenna Height AAT (meters)	134.700	26.800	106.800	119.300	74.400	79.600	115.200	138.800	
Transmitting ERP (watts)	1.210	1.210	1.210	3.480	120.600	604.450	200.150	7.970	

Antenna: 3

Maximum Transmitting ERP in Watts:	140.820								
Azimuth(from true north)	0	45	90	135	180	225	270	315	
Antenna Height AAT (meters)	134.700	26.800	106.800	119.300	74.400	79.600	115.200	138.800	
Transmitting ERP (watts)	117.860	3.250	1.210	1.210	1.210	9.580	214.470	590.700	

Conditions:

Pursuant to §309(h) of the Communications Act of 1934, as amended, 47 U.S.C. §309(h), this license is subject to the following conditions: This license shall not vest in the licensee any right to operate the station nor any right in the use of the frequencies designated in the license beyond the term thereof nor in any other manner than authorized herein. Neither the license nor the right granted thereunder shall be assigned or otherwise transferred in violation of the Communications Act of 1934, as amended. See 47 U.S.C. § 310(d). This license is subject in terms to the right of use or control conferred by §706 of the Communications Act of 1934, as amended. See 47 U.S.C. §606.

Licensee Name:CELLCO PARTNERSHIP

Call Sign: KNKN300

File Number: 0009139111

Print Date: 03-03-2021

Location	Latitude	Longitude	Ground Elevation (meters)	Structure Hgt to Tip (meters)	Antenna Structure Registration No.
2	34-25-56.0 N	110-35-08.0 W	2000.4	76.8	1001738

Address: Heber Site Green Tank Hill

City: Heber County: NAVAJO State: AZ Construction Deadline:

Antenna: 2

Maximum Transmitting ERP in Watts:	140.820								
Azimuth(from true north)	0	45	90	135	180	225	270	315	
Antenna Height AAT (meters)	109.900	125.500	93.800	26.900	-14.100	-35.800	-35.000	39.700	
Transmitting ERP (watts)	48.260	401.430	241.890	14.580	0.920	0.920	0.920	1.160	

Antenna: 3

Maximum Transmitting ERP in Watts:	140.820								
Azimuth(from true north)	0	45	90	135	180	225	270	315	
Antenna Height AAT (meters)	109.900	125.500	93.800	26.900	-14.100	-35.800	-35.000	39.700	
Transmitting ERP (watts)	0.920	1.030	34.170	349.630	290.810	21.560	0.920	0.920	

Antenna: 4

Maximum Transmitting ERP in Watts:	140.820								
Azimuth(from true north)	0	45	90	135	180	225	270	315	
Antenna Height AAT (meters)	109.900	125.500	93.800	26.900	-14.100	-35.800	-35.000	39.700	
Transmitting ERP (watts)	12.690	0.650	0.650	0.650	17.120	159.810	326.300	152.620	

Location	Latitude	Longitude	Ground Elevation (meters)	Structure Hgt to Tip (meters)	Antenna Structure Registration No.
3	34-12-22.0 N	109-56-34.0 W	2312.5	34.7	1011610

Address: 1.30 FS 223 East

City: Pinetop County: NAVAJO State: AZ Construction Deadline:

Antenna: 1

Maximum Transmitting ERP in Watts:	140.820								
Azimuth(from true north)	0	45	90	135	180	225	270	315	
Antenna Height AAT (meters)	382.100	290.800	114.100	120.300	214.400	351.400	304.700	389.600	
Transmitting ERP (watts)	70.010	70.010	70.010	70.010	70.010	70.010	70.010	70.010	

Antenna: 2

Maximum Transmitting ERP in Watts:	70.000								
Azimuth(from true north)	0	45	90	135	180	225	270	315	
Antenna Height AAT (meters)	387.600	302.200	129.100	125.800	214.400	343.800	301.900	383.700	
Transmitting ERP (watts)	49.000	49.000	49.000	49.000	49.000	49.000	49.000	49.000	

Antenna: 3

Maximum Transmitting ERP in Watts:	140.820								
Azimuth(from true north)	0	45	90	135	180	225	270	315	
Antenna Height AAT (meters)	371.700	280.400	103.700	110.000	204.000	341.100	294.300	379.200	
Transmitting ERP (watts)	2.080	1.660	1.440	1.320	1.320	1.660	1.660	3.230	

Licensee Name:CELLCO PARTNERSHIP

Call Sign: KNKN300

File Number: 0009139111

Print Date: 03-03-2021

Location	Latitude	Longitude	Ground Elevation (meters)	Structure Hgt to Tip (meters)	Antenna Structure Registration No.
4	35-40-16.0 N	109-12-30.0 W	2363.1	113.4	1001733

Address: Window Rock Site 7.5 MI W

City: WINDOW ROCK County: APACHE State: AZ Construction Deadline:

Antenna: 1

Maximum Transmitting ERP in Watts:	140.820								
Azimuth(from true north)	0	45	90	135	180	225	270	315	
Antenna Height AAT (meters)	74.200	187.100	334.400	317.800	170.300	195.300	228.400	194.600	
Transmitting ERP (watts)	64.720	295.820	309.760	64.720	1.210	0.710	0.710	0.980	

Antenna: 2

Maximum Transmitting ERP in Watts:	140.820								
Azimuth(from true north)	0	45	90	135	180	225	270	315	
Antenna Height AAT (meters)	74.200	187.100	334.400	317.800	170.300	195.300	228.400	194.600	
Transmitting ERP (watts)	0.710	0.710	1.380	85.320	316.980	289.090	49.090	1.150	

Antenna: 3

Maximum Transmitting ERP in Watts:	140.820								
Azimuth(from true north)	0	45	90	135	180	225	270	315	
Antenna Height AAT (meters)	74.200	187.100	334.400	317.800	170.300	195.300	228.400	194.600	
Transmitting ERP (watts)	68.250	1.880	0.570	0.570	0.620	38.380	220.860	265.530	

Location	Latitude	Longitude	Ground Elevation (meters)	Structure Hgt to Tip (meters)	Antenna Structure Registration No.
7	34-52-30.1 N	110-09-53.4 W			

Address: APPROXIMATELY 1 MILE SOUTHWEST OF HOLEBROOK

City: HOLEBROOK County: NAVAJO State: AZ Construction Deadline:

Antenna: 1

Maximum Transmitting ERP in Watts:	81.900								
Azimuth(from true north)	0	45	90	135	180	225	270	315	
Antenna Height AAT (meters)	111.000	100.000	92.000	76.000	29.000	63.000	108.000	103.000	
Transmitting ERP (watts)	163.000	163.000	163.000	163.000	163.000	163.000	163.000	163.000	

Location	Latitude	Longitude	Ground Elevation (meters)	Structure Hgt to Tip (meters)	Antenna Structure Registration No.
8	35-15-47.1 N	109-09-03.3 W			

Address: 928 Allentown Road Southy

City: Houke County: APACHE State: AZ Construction Deadline:

Antenna: 1

Maximum Transmitting ERP in Watts:	99.100								
Azimuth(from true north)	0	45	90	135	180	225	270	315	
Antenna Height AAT (meters)	29.000	137.000	29.000	29.000	75.000	166.000	207.000	115.000	
Transmitting ERP (watts)	139.000	139.000	139.000	139.000	139.000	139.000	139.000	139.000	

Licensee Name:CELLCO PARTNERSHIP

Call Sign: KNKN300

File Number: 0009139111

Print Date: 03-03-2021

Location	Latitude	Longitude	Ground Elevation (meters)	Structure Hgt to Tip (meters)	Antenna Structure Registration No.
9	35-05-56.1 N	109-36-07.4 W	1731.3	131.7	

Address: 322.4 I-40 East

City: Chambers County: APACHE State: AZ Construction Deadline:

Antenna: 1

Maximum Transmitting ERP in Watts:

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	41.900	73.200	109.800	50.100	154.900	185.500	140.700	114.000
Transmitting ERP (watts)	138.700	138.700	138.700	138.700	138.700	138.700	138.700	138.700

Location	Latitude	Longitude	Ground Elevation (meters)	Structure Hgt to Tip (meters)	Antenna Structure Registration No.
10	34-06-36.3 N	109-34-27.2 W	3087.4	48.7	

Address: Atop of Green's Peak

City: Eagar County: APACHE State: AZ Construction Deadline: 11-14-2015

Antenna: 2

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	650.000	687.300	633.100	412.600	299.200	496.700	505.300	656.300
Transmitting ERP (watts)	40.680	283.380	513.290	228.750	20.480	1.030	1.030	3.640

Antenna: 3

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	650.000	687.300	633.100	412.600	299.200	496.700	505.300	656.300
Transmitting ERP (watts)	1.030	1.030	7.300	85.380	396.610	458.530	120.050	6.970

Antenna: 4

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	650.000	687.300	633.100	412.600	299.200	496.700	505.300	656.300
Transmitting ERP (watts)	176.740	26.690	1.350	0.510	1.000	9.000	79.680	243.970

Location	Latitude	Longitude	Ground Elevation (meters)	Structure Hgt to Tip (meters)	Antenna Structure Registration No.
11	33-49-35.7 N	109-09-54.4 W	2892.6	36.6	

Address: Forest Road 403H

City: ALPINE County: APACHE State: AZ Construction Deadline: 12-04-2000

Antenna: 1

Maximum Transmitting ERP in Watts: 140.820

Azimuth(from true north)	0	45	90	135	180	225	270	315
Antenna Height AAT (meters)	329.100	258.400	540.500	538.700	497.700	393.700	312.200	206.500
Transmitting ERP (watts)	148.280	139.660	138.380	139.820	143.900	138.380	143.900	143.080

Licensee Name:CELLCO PARTNERSHIP

Call Sign: KNKN300

File Number: 0009139111

Print Date: 03-03-2021

Location	Latitude	Longitude	Ground Elevation (meters)	Structure Hgt to Tip (meters)	Antenna Structure Registration No.
12	34-34-28.1 N	110-05-59.7 W	1739.4	152.4	1226713

Address: 1.24 Miles West of SR 77

City: Snowflake County: NAVAJO State: AZ Construction Deadline:

Antenna: 1

Maximum Transmitting ERP in Watts:	140.820								
Azimuth(from true north)	0	45	90	135	180	225	270	315	
Antenna Height AAT (meters)	142.100	158.500	104.600	72.900	102.700	50.800	47.300	86.300	
Transmitting ERP (watts)	199.530	104.710	15.490	0.790	0.400	0.760	14.450	100.000	

Antenna: 2

Maximum Transmitting ERP in Watts:	140.820								
Azimuth(from true north)	0	45	90	135	180	225	270	315	
Antenna Height AAT (meters)	142.100	158.500	104.600	72.900	102.700	50.800	47.300	86.300	
Transmitting ERP (watts)	0.320	1.410	23.440	120.230	138.040	32.360	3.160	0.320	

Antenna: 3

Maximum Transmitting ERP in Watts:	140.820								
Azimuth(from true north)	0	45	90	135	180	225	270	315	
Antenna Height AAT (meters)	142.100	158.500	104.600	72.900	102.700	50.800	47.300	86.300	
Transmitting ERP (watts)	4.070	0.320	0.320	1.170	18.200	107.150	144.540	41.690	

Location	Latitude	Longitude	Ground Elevation (meters)	Structure Hgt to Tip (meters)	Antenna Structure Registration No.
14	34-27-54.9 N	109-37-41.6 W	1917.5	45.7	

Address: House 24, County Road N-5338

City: Concho County: APACHE State: AZ Construction Deadline: 06-12-2010

Antenna: 1

Maximum Transmitting ERP in Watts:	140.820								
Azimuth(from true north)	0	45	90	135	180	225	270	315	
Antenna Height AAT (meters)	228.000	127.600	86.000	23.000	-14.100	6.300	132.900	223.700	
Transmitting ERP (watts)	36.610	621.690	297.560	8.580	1.970	1.970	1.970	1.970	

Antenna: 2

Maximum Transmitting ERP in Watts:	140.820								
Azimuth(from true north)	0	45	90	135	180	225	270	315	
Antenna Height AAT (meters)	228.000	127.600	86.000	23.000	-14.100	6.300	132.900	223.700	
Transmitting ERP (watts)	1.970	1.970	1.970	24.750	460.860	401.400	13.920	1.970	

Antenna: 3

Maximum Transmitting ERP in Watts:	140.820								
Azimuth(from true north)	0	45	90	135	180	225	270	315	
Antenna Height AAT (meters)	228.000	127.600	86.000	23.000	-14.100	6.300	132.900	223.700	
Transmitting ERP (watts)	297.560	8.580	1.970	1.970	1.970	1.970	36.610	621.690	

Licensee Name:CELLCO PARTNERSHIP

Call Sign: KNKN300

File Number: 0009139111

Print Date: 03-03-2021

Location	Latitude	Longitude	Ground Elevation (meters)	Structure Hgt to Tip (meters)	Antenna Structure Registration No.
15	34-20-15.3 N	110-16-13.3 W	1990.3	54.9	

Address: (Clay Springs) 5176 Hwy 260

City: Clay Springs County: NAVAJO State: AZ Construction Deadline: 06-12-2010

Antenna: 1

Maximum Transmitting ERP in Watts:	140.820								
Azimuth(from true north)	0	45	90	135	180	225	270	315	
Antenna Height AAT (meters)	157.900	173.000	131.400	33.400	-44.300	-22.200	13.500	101.200	
Transmitting ERP (watts)	274.310	721.510	6.280	1.990	1.990	1.990	1.990	1.990	

Antenna: 2

Maximum Transmitting ERP in Watts:	140.820								
Azimuth(from true north)	0	45	90	135	180	225	270	315	
Antenna Height AAT (meters)	157.900	173.000	131.400	33.400	-44.300	-22.200	13.500	101.200	
Transmitting ERP (watts)	1.380	1.380	8.250	611.430	83.240	5.530	1.400	1.980	

Antenna: 3

Maximum Transmitting ERP in Watts:	140.820								
Azimuth(from true north)	0	45	90	135	180	225	270	315	
Antenna Height AAT (meters)	157.900	173.000	131.400	33.400	-44.300	-22.200	13.500	101.200	
Transmitting ERP (watts)	7.730	1.780	2.050	1.380	3.110	4.600	378.740	222.000	

Location	Latitude	Longitude	Ground Elevation (meters)	Structure Hgt to Tip (meters)	Antenna Structure Registration No.
16	34-07-06.4 N	109-54-17.3 W	2184.8	60.7	

Address: Ski Hi Road East of Buck Sprin Rd

City: Pinetop County: NAVAJO State: AZ Construction Deadline: 06-12-2010

Antenna: 1

Maximum Transmitting ERP in Watts:	140.820								
Azimuth(from true north)	0	45	90	135	180	225	270	315	
Antenna Height AAT (meters)	111.300	3.700	-115.100	12.000	182.000	213.400	240.300	188.100	
Transmitting ERP (watts)	6.630	123.420	564.120	618.540	158.990	11.790	2.700	1.520	

Antenna: 2

Maximum Transmitting ERP in Watts:	140.820								
Azimuth(from true north)	0	45	90	135	180	225	270	315	
Antenna Height AAT (meters)	111.300	3.700	-115.100	12.000	182.000	213.400	240.300	188.100	
Transmitting ERP (watts)	1.520	2.930	25.420	202.770	473.230	324.590	68.640	6.170	

Antenna: 3

Maximum Transmitting ERP in Watts:	140.820								
Azimuth(from true north)	0	45	90	135	180	225	270	315	
Antenna Height AAT (meters)	111.300	3.700	-115.100	12.000	182.000	213.400	240.300	188.100	
Transmitting ERP (watts)	229.810	20.020	5.260	1.520	7.100	77.870	418.190	694.000	

Licensee Name:CELLCO PARTNERSHIP

Call Sign: KNKN300

File Number: 0009139111

Print Date: 03-03-2021

Location	Latitude	Longitude	Ground Elevation (meters)	Structure Hgt to Tip (meters)	Antenna Structure Registration No.
17	34-30-50.2 N	109-31-32.7 W	1930.4	47.2	

Address: North of SR 61 & West of US 180

City: St. Johns County: APACHE State: AZ Construction Deadline: 06-12-2010

Antenna: 1

Maximum Transmitting ERP in Watts:	140.820								
Azimuth(from true north)	0	45	90	135	180	225	270	315	
Antenna Height AAT (meters)	245.900	247.400	212.700	161.300	84.400	60.100	209.300	261.100	
Transmitting ERP (watts)	2.000	6.130	4.910	5.210	1.830	1.520	1.520	1.520	

Antenna: 2

Maximum Transmitting ERP in Watts:	140.820								
Azimuth(from true north)	0	45	90	135	180	225	270	315	
Antenna Height AAT (meters)	245.900	247.400	212.700	161.300	84.400	60.100	209.800	261.100	
Transmitting ERP (watts)	1.990	1.990	1.990	1.990	25.110	954.710	91.170	3.160	

Antenna: 3

Maximum Transmitting ERP in Watts:	140.820								
Azimuth(from true north)	0	45	90	135	180	225	270	315	
Antenna Height AAT (meters)	245.900	247.400	212.700	161.300	84.400	60.100	209.300	261.100	
Transmitting ERP (watts)	418.180	77.870	9.360	1.210	1.780	20.480	166.480	551.270	

Location	Latitude	Longitude	Ground Elevation (meters)	Structure Hgt to Tip (meters)	Antenna Structure Registration No.
18	34-38-26.1 N	110-19-24.4 W	1844.6	91.4	1203622

Address: DRY LAKE RADIO SITE, 16 M, NW OF

City: SNOW FLAKE County: NAVAJO State: AZ Construction Deadline: 06-12-2010

Antenna: 1

Maximum Transmitting ERP in Watts:	140.820								
Azimuth(from true north)	0	45	90	135	180	225	270	315	
Antenna Height AAT (meters)	142.000	151.300	127.700	101.300	71.500	94.100	108.600	106.100	
Transmitting ERP (watts)	580.250	277.720	8.010	1.830	1.830	1.830	1.830	34.170	

Antenna: 2

Maximum Transmitting ERP in Watts:	140.820								
Azimuth(from true north)	0	45	90	135	180	225	270	315	
Antenna Height AAT (meters)	142.000	151.300	127.700	101.300	71.500	94.100	108.600	106.100	
Transmitting ERP (watts)	6.510	167.340	782.730	45.040	1.830	1.830	1.830	1.830	

Antenna: 3

Maximum Transmitting ERP in Watts:	140.820								
Azimuth(from true north)	0	45	90	135	180	225	270	315	
Antenna Height AAT (meters)	142.000	151.300	127.700	101.300	71.500	94.100	108.600	106.100	
Transmitting ERP (watts)	2.060	0.800	0.730	6.220	98.540	341.670	259.190	52.920	

Licensee Name:CELLCO PARTNERSHIP

Call Sign: KNKN300

File Number: 0009139111

Print Date: 03-03-2021

Location	Latitude	Longitude	Ground Elevation (meters)	Structure Hgt to Tip (meters)	Antenna Structure Registration No.
19	34-52-25.9 N	110-09-58.0 W	1589.0	106.7	1268081

Address: Sec 13, T17N, R20E, Holbrook Industrial Park

City: Holbrook County: NAVAJO State: AZ Construction Deadline: 03-29-2011

Antenna: 1

Maximum Transmitting ERP in Watts:	140.820								
Azimuth(from true north)	0	45	90	135	180	225	270	315	
Antenna Height AAT (meters)	114.000	104.900	90.500	75.600	24.400	37.200	114.800	120.500	
Transmitting ERP (watts)	166.480	551.270	418.180	77.870	9.360	1.210	1.780	20.480	

Antenna: 2

Maximum Transmitting ERP in Watts:	140.820								
Azimuth(from true north)	0	45	90	135	180	225	270	315	
Antenna Height AAT (meters)	114.000	104.900	90.500	75.600	24.400	37.200	114.800	120.500	
Transmitting ERP (watts)	1.210	7.790	71.020	381.390	577.250	182.540	22.980	2.460	

Antenna: 3

Maximum Transmitting ERP in Watts:	140.820								
Azimuth(from true north)	0	45	90	135	180	225	270	315	
Antenna Height AAT (meters)	114.000	104.900	90.500	75.600	24.400	37.200	114.800	120.500	
Transmitting ERP (watts)	151.830	17.040	1.590	1.210	8.940	89.410	427.920	551.270	

Location	Latitude	Longitude	Ground Elevation (meters)	Structure Hgt to Tip (meters)	Antenna Structure Registration No.
20	34-54-26.2 N	109-13-29.3 W	1916.2	91.1	1271402

Address: Witch Well Lot 1 S1 T17N R29F

City: Sanders County: APACHE State: AZ Construction Deadline: 03-29-2011

Antenna: 1

Maximum Transmitting ERP in Watts:	140.820								
Azimuth(from true north)	0	45	90	135	180	225	270	315	
Antenna Height AAT (meters)	74.800	28.300	60.700	105.400	145.600	191.100	71.700	28.100	
Transmitting ERP (watts)	25.080	953.460	91.050	3.160	1.990	1.990	1.990	1.990	

Antenna: 2

Maximum Transmitting ERP in Watts:	140.820								
Azimuth(from true north)	0	45	90	135	180	225	270	315	
Antenna Height AAT (meters)	74.800	28.300	60.700	105.400	145.600	191.100	71.700	28.100	
Transmitting ERP (watts)	1.990	1.990	1.990	25.080	953.460	91.050	3.160	1.990	

Antenna: 3

Maximum Transmitting ERP in Watts:	140.820								
Azimuth(from true north)	0	45	90	135	180	225	270	315	
Antenna Height AAT (meters)	74.800	28.300	60.700	105.400	145.600	191.100	71.700	28.100	
Transmitting ERP (watts)	849.770	11.200	1.990	1.990	1.990	1.990	1.990	169.550	

Control Points:

Control Pt. No. 2

Address: 500 West Dove Road

City: Southlake County: TARRANT State: TX Telephone Number: (800)264-6620

Licensee Name:CELLCO PARTNERSHIP

Call Sign: KNKN300

File Number: 0009139111

Print Date: 03-03-2021

Waivers/Conditions:

NONE

Reference Copy

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**Federal Communications Commission
Wireless Telecommunications Bureau**

RADIO STATION AUTHORIZATION

LICENSEE: CELLCO PARTNERSHIP

ATTN: REGULATORY
CELLCO PARTNERSHIP
5055 NORTH POINT PKWY, NP2NE ENGINEERING
ALPHARETTA, GA 30022

Call Sign KNLH683	File Number 0008937657
Radio Service CW - PCS Broadband	

FCC Registration Number (FRN): 0003290673

Grant Date 06-02-2017	Effective Date 01-09-2020	Expiration Date 06-26-2027	Print Date 01-28-2020
Market Number BTA347	Channel Block D	Sub-Market Designator 0	
Market Name Phoenix, AZ			
1st Build-out Date 06-26-2002	2nd Build-out Date	3rd Build-out Date	4th Build-out Date

Waivers/Conditions:

This authorization is subject to the condition that, in the event that systems using the same frequencies as granted herein are authorized in an adjacent foreign territory (Canada/United States), future coordination of any base station transmitters within 72 km (45 miles) of the United States/Canada border shall be required to eliminate any harmful interference to operations in the adjacent foreign territory and to ensure continuance of equal access to the frequencies by both countries.

This authorization is subject to the condition that the remaining balance of the winning bid amount will be paid in accordance with Part 1 of the Commission's rules, 47 C.F.R. Part 1.

Conditions:

Pursuant to §309(h) of the Communications Act of 1934, as amended, 47 U.S.C. §309(h), this license is subject to the following conditions: This license shall not vest in the licensee any right to operate the station nor any right in the use of the frequencies designated in the license beyond the term thereof nor in any other manner than authorized herein. Neither the license nor the right granted thereunder shall be assigned or otherwise transferred in violation of the Communications Act of 1934, as amended. See 47 U.S.C. § 310(d). This license is subject in terms to the right of use or control conferred by §706 of the Communications Act of 1934, as amended. See 47 U.S.C. §606.

This license may not authorize operation throughout the entire geographic area or spectrum identified on the hardcopy version. To view the specific geographic area and spectrum authorized by this license, refer to the Spectrum and Market Area information under the Market Tab of the license record in the Universal Licensing System (ULS). To view the license record, go to the ULS homepage at <http://wireless.fcc.gov/uls/index.htm?job=home> and select License Search . Follow the instructions on how to search for license information.

Licensee Name: CELLCO PARTNERSHIP

Call Sign: KNLH683

File Number: 0008937657

Print Date: 01-28-2020

700 MHz Relicensed Area Information:

Market	Market Name	Buildout Deadline	Buildout Notification	Status
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Federal Communications Commission

Wireless Telecommunications Bureau

RADIO STATION AUTHORIZATION

LICENSEE: CELLCO PARTNERSHIP

ATTN: REGULATORY
CELLCO PARTNERSHIP
5055 NORTH POINT PKWY, NP2NE NETWORK ENGINEERING
ALPHARETTA, GA 30022

Call Sign WRNH943	File Number
Radio Service PM - 3.7 GHz Service	

FCC Registration Number (FRN): 0003290673

Grant Date 07-23-2021	Effective Date 07-23-2021	Expiration Date 07-23-2036	Print Date
Market Number PEA328	Channel Block B3	Sub-Market Designator 0	
Market Name Winslow, AZ			
1st Build-out Date 07-23-2029	2nd Build-out Date 07-23-2033	3rd Build-out Date	4th Build-out Date

Waivers/Conditions:

This final license provides authorization during the full 15-year license term. Operation under this final license may begin on the earlier of (1) 12/5/2025 or (2) the date that the certification for accelerated relocation for this PEA is validated by the FCC pursuant to 47 CFR § 27.1412(g).

License is conditioned on compliance with all applicable FCC rules and regulations, including licensee making payments required by 47 C.F.R. §§ 27.1401- 27.1424 as described in FCC 20-22. See FCC 20-22, paras. 178-331.

Conditions:

Pursuant to §309(h) of the Communications Act of 1934, as amended, 47 U.S.C. §309(h), this license is subject to the following conditions: This license shall not vest in the licensee any right to operate the station nor any right in the use of the frequencies designated in the license beyond the term thereof nor in any other manner than authorized herein. Neither the license nor the right granted thereunder shall be assigned or otherwise transferred in violation of the Communications Act of 1934, as amended. See 47 U.S.C. § 310(d). This license is subject in terms to the right of use or control conferred by §706 of the Communications Act of 1934, as amended. See 47 U.S.C. §606.

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Licensee Name:CELLCO PARTNERSHIP

Call Sign: WRNH943

File Number:

Print Date:

700 MHz Relicensed Area Information:

Market	Market Name	Buildout Deadline	Buildout Notification	Status
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Federal Communications Commission

Wireless Telecommunications Bureau

RADIO STATION AUTHORIZATION

LICENSEE: CELLCO PARTNERSHIP

ATTN: REGULATORY
CELLCO PARTNERSHIP
5055 NORTH POINT PKWY, NP2NE NETWORK ENGINEERING
ALPHARETTA, GA 30022

Call Sign WRNH942	File Number
Radio Service PM - 3.7 GHz Service	

FCC Registration Number (FRN): 0003290673

Grant Date 07-23-2021	Effective Date 07-23-2021	Expiration Date 07-23-2036	Print Date
Market Number PEA328	Channel Block B2	Sub-Market Designator 0	
Market Name Winslow, AZ			
1st Build-out Date 07-23-2029	2nd Build-out Date 07-23-2033	3rd Build-out Date	4th Build-out Date

Waivers/Conditions:

This final license provides authorization during the full 15-year license term. Operation under this final license may begin on the earlier of (1) 12/5/2025 or (2) the date that the certification for accelerated relocation for this PEA is validated by the FCC pursuant to 47 CFR § 27.1412(g).

License is conditioned on compliance with all applicable FCC rules and regulations, including licensee making payments required by 47 C.F.R. §§ 27.1401- 27.1424 as described in FCC 20-22. See FCC 20-22, paras. 178-331.

Conditions:

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Licensee Name:CELLCO PARTNERSHIP

Call Sign: WRNH942

File Number:

Print Date:

700 MHz Relicensed Area Information:

Market	Market Name	Buildout Deadline	Buildout Notification	Status
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Federal Communications Commission

Wireless Telecommunications Bureau

RADIO STATION AUTHORIZATION

LICENSEE: CELLCO PARTNERSHIP

ATTN: REGULATORY
CELLCO PARTNERSHIP
5055 NORTH POINT PKWY, NP2NE NETWORK ENGINEERING
ALPHARETTA, GA 30022

Call Sign WRNH941	File Number
Radio Service PM - 3.7 GHz Service	

FCC Registration Number (FRN): 0003290673

Grant Date 07-23-2021	Effective Date 07-23-2021	Expiration Date 07-23-2036	Print Date
Market Number PEA328	Channel Block B1	Sub-Market Designator 0	
Market Name Winslow, AZ			
1st Build-out Date 07-23-2029	2nd Build-out Date 07-23-2033	3rd Build-out Date	4th Build-out Date

Waivers/Conditions:

This final license provides authorization during the full 15-year license term. Operation under this final license may begin on the earlier of (1) 12/5/2025 or (2) the date that the certification for accelerated relocation for this PEA is validated by the FCC pursuant to 47 CFR § 27.1412(g).

License is conditioned on compliance with all applicable FCC rules and regulations, including licensee making payments required by 47 C.F.R. §§ 27.1401- 27.1424 as described in FCC 20-22. See FCC 20-22, paras. 178-331.

Conditions:

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Licensee Name:CELLCO PARTNERSHIP

Call Sign: WRNH941

File Number:

Print Date:

700 MHz Relicensed Area Information:

Market	Market Name	Buildout Deadline	Buildout Notification	Status
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Wireless Telecommunications Bureau

RADIO STATION AUTHORIZATION

LICENSEE: CELLCO PARTNERSHIP

ATTN: REGULATORY
CELLCO PARTNERSHIP
5055 NORTH POINT PKWY, NP2NE NETWORK ENGINEERING
ALPHARETTA, GA 30022

Call Sign WRNH940	File Number
Radio Service PM - 3.7 GHz Service	

FCC Registration Number (FRN): 0003290673

Grant Date 07-23-2021	Effective Date 07-23-2021	Expiration Date 07-23-2036	Print Date
Market Number PEA328	Channel Block A5	Sub-Market Designator 0	
Market Name Winslow, AZ			
1st Build-out Date 07-23-2029	2nd Build-out Date 07-23-2033	3rd Build-out Date	4th Build-out Date

Waivers/Conditions:

This final license provides authorization during the full 15-year license term. Operation under this final license may begin on the earlier of (1) 12/5/2025 or (2) the date that the certification for accelerated relocation for this PEA is validated by the FCC pursuant to 47 CFR § 27.1412(g).

License is conditioned on compliance with all applicable FCC rules and regulations, including licensee making payments required by 47 C.F.R. §§ 27.1401- 27.1424 as described in FCC 20-22. See FCC 20-22, paras. 178-331.

Conditions:

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Licensee Name:CELLCO PARTNERSHIP

Call Sign: WRNH940

File Number:

Print Date:

700 MHz Relicensed Area Information:

Market	Market Name	Buildout Deadline	Buildout Notification	Status
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**Federal Communications Commission
Wireless Telecommunications Bureau****RADIO STATION AUTHORIZATION**

LICENSEE: CELLCO PARTNERSHIP

ATTN: REGULATORY
CELLCO PARTNERSHIP
5055 NORTH POINT PKWY, NP2NE NETWORK ENGINEERING
ALPHARETTA, GA 30022

Call Sign	File Number
WRNH939	
Radio Service PM - 3.7 GHz Service	

FCC Registration Number (FRN): 0003290673

Grant Date 07-23-2021	Effective Date 07-23-2021	Expiration Date 07-23-2036	Print Date
Market Number PEA328	Channel Block A4	Sub-Market Designator 0	
Market Name Winslow, AZ			
1st Build-out Date 07-23-2029	2nd Build-out Date 07-23-2033	3rd Build-out Date	4th Build-out Date

Waivers/Conditions:

This final license provides authorization during the full 15-year license term. Operation under this final license may begin on the earlier of (1) 12/5/2025 or (2) the date that the certification for accelerated relocation for this PEA is validated by the FCC pursuant to 47 CFR § 27.1412(g).

License is conditioned on compliance with all applicable FCC rules and regulations, including licensee making payments required by 47 C.F.R. §§ 27.1401- 27.1424 as described in FCC 20-22. See FCC 20-22, paras. 178-331.

Conditions:

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Licensee Name: CELLCO PARTNERSHIP

Call Sign: WRNH939

File Number:

Print Date:

700 MHz Relicensed Area Information:

Market	Market Name	Buildout Deadline	Buildout Notification	Status
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**Federal Communications Commission
Wireless Telecommunications Bureau****RADIO STATION AUTHORIZATION**

LICENSEE: CELLCO PARTNERSHIP

ATTN: REGULATORY
CELLCO PARTNERSHIP
5055 NORTH POINT PKWY, NP2NE NETWORK ENGINEERING
ALPHARETTA, GA 30022

Call Sign	File Number
WRNH938	
Radio Service PM - 3.7 GHz Service	

FCC Registration Number (FRN): 0003290673

Grant Date 07-23-2021	Effective Date 07-23-2021	Expiration Date 07-23-2036	Print Date
Market Number PEA328	Channel Block A3	Sub-Market Designator 0	
Market Name Winslow, AZ			
1st Build-out Date 07-23-2029	2nd Build-out Date 07-23-2033	3rd Build-out Date	4th Build-out Date

Waivers/Conditions:

This final license provides authorization during the full 15-year license term. Operation under this final license may begin on the earlier of (1) 12/5/2025 or (2) the date that the certification for accelerated relocation for this PEA is validated by the FCC pursuant to 47 CFR § 27.1412(g).

License is conditioned on compliance with all applicable FCC rules and regulations, including licensee making payments required by 47 C.F.R. §§ 27.1401- 27.1424 as described in FCC 20-22. See FCC 20-22, paras. 178-331.

Conditions:

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Licensee Name: CELLCO PARTNERSHIP

Call Sign: WRNH938

File Number:

Print Date:

700 MHz Relicensed Area Information:

Market	Market Name	Buildout Deadline	Buildout Notification	Status
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**Federal Communications Commission
Wireless Telecommunications Bureau****RADIO STATION AUTHORIZATION**

LICENSEE: CELLCO PARTNERSHIP

ATTN: REGULATORY
CELLCO PARTNERSHIP
5055 NORTH POINT PKWY, NP2NE NETWORK ENGINEERING
ALPHARETTA, GA 30022

Call Sign	File Number
WRNH937	
Radio Service PM - 3.7 GHz Service	

FCC Registration Number (FRN): 0003290673

Grant Date 07-23-2021	Effective Date 07-23-2021	Expiration Date 07-23-2036	Print Date
Market Number PEA328	Channel Block A2		Sub-Market Designator 0
Market Name Winslow, AZ			
1st Build-out Date 07-23-2029	2nd Build-out Date 07-23-2033	3rd Build-out Date	4th Build-out Date

Waivers/Conditions:

This final license provides authorization during the full 15-year license term. Operation under this final license may begin on the earlier of (1) 12/5/2025 or (2) the date that the certification for accelerated relocation for this PEA is validated by the FCC pursuant to 47 CFR § 27.1412(g).

License is conditioned on compliance with all applicable FCC rules and regulations, including licensee making payments required by 47 C.F.R. §§ 27.1401- 27.1424 as described in FCC 20-22. See FCC 20-22, paras. 178-331.

Conditions:

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Licensee Name: CELLCO PARTNERSHIP

Call Sign: WRNH937

File Number:

Print Date:

700 MHz Relicensed Area Information:

Market	Market Name	Buildout Deadline	Buildout Notification	Status
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**Federal Communications Commission
Wireless Telecommunications Bureau****RADIO STATION AUTHORIZATION**

LICENSEE: CELLCO PARTNERSHIP

ATTN: REGULATORY
CELLCO PARTNERSHIP
5055 NORTH POINT PKWY, NP2NE NETWORK ENGINEERING
ALPHARETTA, GA 30022

Call Sign	File Number
WRNH936	
Radio Service PM - 3.7 GHz Service	

FCC Registration Number (FRN): 0003290673

Grant Date 07-23-2021	Effective Date 07-23-2021	Expiration Date 07-23-2036	Print Date
Market Number PEA328	Channel Block A1	Sub-Market Designator 0	
Market Name Winslow, AZ			
1st Build-out Date 07-23-2029	2nd Build-out Date 07-23-2033	3rd Build-out Date	4th Build-out Date

Waivers/Conditions:

This final license provides authorization during the full 15-year license term. Operation under this final license may begin on the earlier of (1) 12/5/2025 or (2) the date that the certification for accelerated relocation for this PEA is validated by the FCC pursuant to 47 CFR § 27.1412(g).

License is conditioned on compliance with all applicable FCC rules and regulations, including licensee making payments required by 47 C.F.R. §§ 27.1401- 27.1424 as described in FCC 20-22. See FCC 20-22, paras. 178-331.

Conditions:

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Licensee Name: CELLCO PARTNERSHIP

Call Sign: WRNH936

File Number:

Print Date:

700 MHz Relicensed Area Information:

Market	Market Name	Buildout Deadline	Buildout Notification	Status
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Federal Communications Commission
Wireless Telecommunications Bureau

RADIO STATION AUTHORIZATION

LICENSEE: CELLCO PARTNERSHIP

CELLCO PARTNERSHIP
 5055 NORTH POINT PKWY, NP2NE NETWORK ENGINEERING
 ALPHARETTA, GA 30022

Call Sign WQPW446	File Number 0009790931
Radio Service AW - AWS (1710-1755 MHz and 2110-2155 MHz)	

FCC Registration Number (FRN): 0003290673

Grant Date 02-18-2022	Effective Date 02-18-2022	Expiration Date 12-18-2036	Print Date 02-19-2022
Market Number REA005	Channel Block E	Sub-Market Designator 35	
Market Name Central			
1st Build-out Date	2nd Build-out Date	3rd Build-out Date	4th Build-out Date

Waivers/Conditions:

This authorization is conditioned upon the licensee, prior to initiating operations from any base or fixed station, making reasonable efforts to coordinate frequency usage with known co-channel and adjacent channel incumbent federal users operating in the 1710-1755 MHz band whose facilities could be affected by the proposed operations. See, e.g., FCC and NTIA Coordination Procedures in the 1710-1755 MHz Band, Public Notice, FCC 06-50, WTB Docket No. 02-353, rel. April 20, 2006.

Special Condition for AU/name change (6/4/2016): Grant of the request to update licensee name is conditioned on it not reflecting an assignment or transfer of control (see Rule 1.948); if an assignment or transfer occurred without proper notification or FCC approval, the grant is void and the station is licensed under the prior name.

Conditions:

Pursuant to §309(h) of the Communications Act of 1934, as amended, 47 U.S.C. §309(h), this license is subject to the following conditions: This license shall not vest in the licensee any right to operate the station nor any right in the use of the frequencies designated in the license beyond the term thereof nor in any other manner than authorized herein. Neither the license nor the right granted thereunder shall be assigned or otherwise transferred in violation of the Communications Act of 1934, as amended. See 47 U.S.C. § 310(d). This license is subject in terms to the right of use or control conferred by §706 of the Communications Act of 1934, as amended. See 47 U.S.C. §606.

This license may not authorize operation throughout the entire geographic area or spectrum identified on the hardcopy version. To view the specific geographic area and spectrum authorized by this license, refer to the Spectrum and Market Area information under the Market Tab of the license record in the Universal Licensing System (ULS). To view the license record, go to the ULS homepage at <http://wireless.fcc.gov/uls/index.htm?job=home> and select License Search . Follow the instructions on how to search for license information.

Licensee Name: CELLCO PARTNERSHIP

Call Sign: WQPW446

File Number: 0009790931

Print Date: 02-19-2022

AWS operations must not cause harmful interference across the Canadian or Mexican Border. The authority granted herein is subject to future international agreements with Canada or Mexico, as applicable.

Reference Copy

Licensee Name: CELLCO PARTNERSHIP

Call Sign: WQPW446

File Number: 0009790931

Print Date: 02-19-2022

700 MHz Relicensed Area Information:

Market	Market Name	Buildout Deadline	Buildout Notification	Status
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**Federal Communications Commission
Wireless Telecommunications Bureau****RADIO STATION AUTHORIZATION**

LICENSEE: CELLCO PARTNERSHIP

ATTN: REGULATORY
CELLCO PARTNERSHIP
5055 NORTH POINT PKWY, NP2NE NETWORK ENGINEERING
ALPHARETTA, GA 30022

Call Sign	File Number
WQJQ693	
Radio Service	
WU - 700 MHz Upper Band (Block C)	

FCC Registration Number (FRN): 0003290673

Grant Date 01-10-2020	Effective Date 03-11-2020	Expiration Date 06-13-2029	Print Date
Market Number REA005	Channel Block C	Sub-Market Designator 0	
Market Name Central			
1st Build-out Date 06-13-2013	2nd Build-out Date 06-13-2019	3rd Build-out Date	4th Build-out Date

Waivers/Conditions:

If the facilities authorized herein are used to provide broadcast operations, whether exclusively or in combination with other services, the licensee must seek renewal of the license either within eight years from the commencement of the broadcast service or within the term of the license had the broadcast service not been provided, whichever period is shorter in length. See 47 CFR §27.13(b).

This authorization is conditioned upon compliance with section 27.16 of the Commission's rules

Conditions:

Pursuant to §309(h) of the Communications Act of 1934, as amended, 47 U.S.C. §309(h), this license is subject to the following conditions: This license shall not vest in the licensee any right to operate the station nor any right in the use of the frequencies designated in the license beyond the term thereof nor in any other manner than authorized herein. Neither the license nor the right granted thereunder shall be assigned or otherwise transferred in violation of the Communications Act of 1934, as amended. See 47 U.S.C. § 310(d). This license is subject in terms to the right of use or control conferred by §706 of the Communications Act of 1934, as amended. See 47 U.S.C. §606.

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Licensee Name: CELLCO PARTNERSHIP

Call Sign: WQJQ693

File Number:

Print Date:

700 MHz Relicensed Area Information:

Market	Market Name	Buildout Deadline	Buildout Notification	Status
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Federal Communications Commission

Wireless Telecommunications Bureau

RADIO STATION AUTHORIZATION

LICENSEE: CELLCO PARTNERSHIP

CELLCO PARTNERSHIP
5055 NORTH POINT PKWY, NP2NE NETWORK ENGINEERING
ALPHARETTA, GA 30022

Call Sign WQGL788	File Number 0009840822
Radio Service AW - AWS (1710-1755 MHz and 2110-2155 MHz)	

FCC Registration Number (FRN): 0003290673

Grant Date 02-22-2022	Effective Date 02-22-2022	Expiration Date 02-27-2037	Print Date 02-23-2022
Market Number BEA154	Channel Block C	Sub-Market Designator 0	
Market Name Flagstaff, AZ-UT			
1st Build-out Date	2nd Build-out Date	3rd Build-out Date	4th Build-out Date

Waivers/Conditions:

This authorization is conditioned upon the licensee, prior to initiating operations from any base or fixed station, making reasonable efforts to coordinate frequency usage with known co-channel and adjacent channel incumbent federal users operating in the 1710-1755 MHz band whose facilities could be affected by the proposed operations. See, e.g., FCC and NTIA Coordination Procedures in the 1710-1755 MHz Band, Public Notice, FCC 06-50, WTB Docket No. 02-353, rel. April 20, 2006.

Special Condition for AU/name change (6/4/2016): Grant of the request to update licensee name is conditioned on it not reflecting an assignment or transfer of control (see Rule 1.948); if an assignment or transfer occurred without proper notification or FCC approval, the grant is void and the station is licensed under the prior name.

Conditions:

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Licensee Name:CELLCO PARTNERSHIP

Call Sign: WQGL788

File Number: 0009840822

Print Date: 02-23-2022

700 MHz Relicensed Area Information:

Market	Market Name	Buildout Deadline	Buildout Notification	Status
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**Federal Communications Commission
Wireless Telecommunications Bureau****RADIO STATION AUTHORIZATION****LICENSEE:** CELLCO PARTNERSHIP

CELLCO PARTNERSHIP
5055 NORTH POINT PKWY, NP2NE NETWORK ENGINEERING
ALPHARETTA, GA 30022

Call Sign WQGB216	File Number 0009781927
Radio Service AW - AWS (1710-1755 MHz and 2110-2155 MHz)	

FCC Registration Number (FRN): 0003290673

Grant Date 01-10-2022	Effective Date 01-10-2022	Expiration Date 11-29-2036	Print Date 01-11-2022
Market Number BEA154	Channel Block B	Sub-Market Designator 1	
Market Name Flagstaff, AZ-UT			
1st Build-out Date	2nd Build-out Date	3rd Build-out Date	4th Build-out Date

Waivers/Conditions:

This authorization is conditioned upon the licensee, prior to initiating operations from any base or fixed station, making reasonable efforts to coordinate frequency usage with known co-channel and adjacent channel incumbent federal users operating in the 1710-1755 MHz band whose facilities could be affected by the proposed operations. See, e.g., FCC and NTIA Coordination Procedures in the 1710-1755 MHz Band, Public Notice, FCC 06-50, WTB Docket No. 02-353, rel. April 20, 2006.

Conditions:

Pursuant to §309(h) of the Communications Act of 1934, as amended, 47 U.S.C. §309(h), this license is subject to the following conditions: This license shall not vest in the licensee any right to operate the station nor any right in the use of the frequencies designated in the license beyond the term thereof nor in any other manner than authorized herein. Neither the license nor the right granted thereunder shall be assigned or otherwise transferred in violation of the Communications Act of 1934, as amended. See 47 U.S.C. § 310(d). This license is subject in terms to the right of use or control conferred by §706 of the Communications Act of 1934, as amended. See 47 U.S.C. §606.

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Licensee Name: CELLCO PARTNERSHIP

Call Sign: WQGB216

File Number: 0009781927

Print Date: 01-11-2022

700 MHz Relicensed Area Information:

Market	Market Name	Buildout Deadline	Buildout Notification	Status
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**Federal Communications Commission
Wireless Telecommunications Bureau****RADIO STATION AUTHORIZATION**

LICENSEE: CELLCO PARTNERSHIP

ATTN: REGULATORY
CELLCO PARTNERSHIP
5055 NORTH POINT PKWY, NP2NE NETWORK ENGINEERING
ALPHARETTA, GA 30022

Call Sign	File Number
WRNH944	
Radio Service PM - 3.7 GHz Service	

FCC Registration Number (FRN): 0003290673

Grant Date 07-23-2021	Effective Date 07-23-2021	Expiration Date 07-23-2036	Print Date
Market Number PEA328	Channel Block B4	Sub-Market Designator 0	
Market Name Winslow, AZ			
1st Build-out Date 07-23-2029	2nd Build-out Date 07-23-2033	3rd Build-out Date	4th Build-out Date

Waivers/Conditions:

This final license provides authorization during the full 15-year license term. Operation under this final license may begin on the earlier of (1) 12/5/2025 or (2) the date that the certification for accelerated relocation for this PEA is validated by the FCC pursuant to 47 CFR § 27.1412(g).

License is conditioned on compliance with all applicable FCC rules and regulations, including licensee making payments required by 47 C.F.R. §§ 27.1401- 27.1424 as described in FCC 20-22. See FCC 20-22, paras. 178-331.

Conditions:

Pursuant to §309(h) of the Communications Act of 1934, as amended, 47 U.S.C. §309(h), this license is subject to the following conditions: This license shall not vest in the licensee any right to operate the station nor any right in the use of the frequencies designated in the license beyond the term thereof nor in any other manner than authorized herein. Neither the license nor the right granted thereunder shall be assigned or otherwise transferred in violation of the Communications Act of 1934, as amended. See 47 U.S.C. § 310(d). This license is subject in terms to the right of use or control conferred by §706 of the Communications Act of 1934, as amended. See 47 U.S.C. §606.

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Licensee Name: CELLCO PARTNERSHIP

Call Sign: WRNH944

File Number:

Print Date:

700 MHz Relicensed Area Information:

Market	Market Name	Buildout Deadline	Buildout Notification	Status
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NAVAJO BOARD OF SUPERVISORS
100 E CODE TALKERS DRIVE
S HIGHWAY 77.

HOLBROOK, AZ 86025 Aug. 12, 2024

DEAR SUPERVISORS,

I am writing to you to
strongly protest the proposed
placement of a cell tower at the
area of White Antelope Road +
Concho Highway.

I Live very close to that
area at 8333 Rocking R Ranch,
my house, along with three other
houses, all at the same address,
were built by the Arizona
Department of Housing, specially
for people suffering with
Electrical + Environmental
illness.

The area is supposed
to be a protected area + to
erect a cell tower near our
homes would cause extreme
harm + suffering, for me
+ the other tenants.

We would ²no longer be
safe in our homes & become
homeless.

Cell towers cause
extreme electrical outages
that harm all people.

your understanding
of the seriousness of this
proposal will lead to a
vote not to allow it.

Thank you for your
consideration and help.

Sincerely yours,
Rachelle Schwartz
8333 Rocking R Ranch
Snowflake, AZ 85937
Rachelle Schwartz
Mailing Address
PO Box 854
Snowflake, AZ 85937

Rachelle Schwan A-1
PO Box 854
Snowflake, AZ 85937

PHOENIX AZ 852

19 AUG 2024 PM 9 L



AVAJO COUNTY BOARD OF SUPERVISORS
200 E CODE TALKERS DRIVE
Highway 77
Lotbrook, AZ 86025

86025-868905



Handwritten text, possibly a signature or date, located at the top right of the page.

Vertical text or markings on the left side of the page, possibly a date or page number.



Cody Cooper

From: Melissa Buckley
Sent: Tuesday, August 20, 2024 8:24 AM
To: Planning
Subject: FW: White Antelope area tower structure

Thank you,

Melissa W. Buckley, MMC

Clerk of the Board
Navajo County, AZ



Email: melissa.buckley@navajocountyaz.gov

Web: www.navajocountyaz.gov Address: 100 East Code Talkers Drive, Holbrook, AZ 86025

Teamwork | Accountability | Integrity | Excellence | Innovation

To ensure compliance with the Open Meeting Law, recipients of this message should not forward it to other members of the Board. Members of the Board may reply to this message, but they should not send a copy of their reply to other members.

From: Liz Smentowski <lsmentowski@hotmail.com>
Sent: Wednesday, August 14, 2024 8:19 PM
To: D3Supervisor <D3Supervisor@navajocountyaz.gov>
Subject: White Antelope area tower structure

Some people who received this message don't often get email from lsmentowski@hotmail.com. [Learn why this is important](#)

Caution: This email originated from outside of Navajo County.

Hello,

I am writing to object to the proposed White Antelope tower structure. I have lived in Snowflake for a number of years, as an RVer, and am now ready to build a home. I've been considering buying land, and building a home near White Antelope and Garden Home Trail, where my friends live.

I am disabled with a Traumatic Brain Injury with environmental sensitivities. I get migraines from living too close to cellular structures, or using Wi-Fi regularly. Any type of radiation emitted from such devices results in fatigue, difficulty sleeping or concentrating, in addition to migraines. I would think that there is plenty of land available for a tower, further away from the area where the environmentally ill of Snowflake call home. Please rethink the proposed location, to avoid displacing several disabled members of the great Snowflake community.

I am away from town right now, but would be happy to participate in further discussions on this topic, via an online meeting.

Best regards,
Liz Smentowski

Cody Cooper

From: Joy Thomas <joy@snowflakebeach.com>
Sent: Thursday, August 15, 2024 2:52 PM
To: Planning; D3Supervisor
Subject: Case SUP-24-006. Opposition to special use permit

Some people who received this message don't often get email from joy@snowflakebeach.com. [Learn why this is important](#)

Caution: This email originated from outside of Navajo County.

Dear Navajo County Officials,

I am writing to oppose the special use permit associated with Case SUP-24-006. My opposition to this permit is based on the fact that my Arizona corporation, Snowflake Beach Properties LLC owns 120 acres north of the site. The corporation specializes in building "safe" homes for people who suffer from Electrical Illness (EI). We previously built and sold three homes and plan on future site development.

This particular area of Snowflake is known for having a safe environment for people with EI, and that safety includes homes that are uncontaminated by electrical and radio frequency radiation. Putting a cell tower so close to the homes where these people live, sleep, and heal violates their public safety, health, and welfare.

I realize that the FCC stance is that cell towers are totally safe for human beings, however, the FCC's radiofrequency radiation guidelines were written in 1996, well before the ubiquity of wireless devices and the long-range effects could be studied.

Obviously, my corporation has a financial interest in the installation of multiple antennas so close to the properties it owns. However, I ask you to consider the impact on the health and emotional wellbeing of the Snowflake residents living there. Many of these residents have already contacted you with good suggestions for alternate plans. I ask that you pay attention to their viewpoint.

Please disapprove of or modify the special use permit per the request of the residents.

Thank you,

Joy Beach Thomas
Snowflake Beach Properties, LLC
<https://snowflakebeach.com/>

Cody Cooper

From: Leah Thomas
Sent: Thursday, August 15, 2024 9:01 AM
To: Liz Smentowski; D3Supervisor; Planning
Subject: RE: Addition: White Antelope area tower structure

Good Morning Liz,

Thank you for your email. I have forwarded your objection to our Planning & Development Services for the upcoming Planning & Zoning Meeting.

Thank you,
Leah Thomas, CMC
Deputy Clerk of the Board



From: Liz Smentowski <lsmentowski@hotmail.com>
Sent: Wednesday, August 14, 2024 8:25 PM
To: D3Supervisor <D3Supervisor@navajocountyaz.gov>
Subject: Addition: White Antelope area tower structure

Some people who received this message don't often get email from lsmentowski@hotmail.com. [Learn why this is important](#)

Caution: This email originated from outside of Navajo County.

For the meeting of August 15, 2024

Re: SUP 24-006 SBA White Antelope Wireless Communication Facility, District III

To: The Navajo County Board of Supervisors and Planning and Zoning Commission:

From: Liz Smentowski <lsmentowski@hotmail.com>
Sent: Wednesday, August 14, 2024 9:18 PM
To: D3supervisor@navajocountyaz.gov <D3supervisor@navajocountyaz.gov>
Subject: White Antelope area tower structure

Hello,

I am writing to object to the proposed White Antelope tower structure. I have lived in Snowflake for a number of years, as an RVer, and am now ready to build a home. I've been considering buying land, and building a home near White Antelope and Garden Home Trail, where my friends live.

I am disabled with a Traumatic Brain Injury with environmental sensitivities. I get migraines from living too close to cellular structures, or using Wi-Fi regularly. Any type of radiation emitted from such devices results in

fatigue, difficulty sleeping or concentrating, in addition to migraines. I would think that there is plenty of land available for a tower, further away from the area where the environmentally ill of Snowflake call home. Please rethink the proposed location, to avoid displacing several disabled members of the great Snowflake community.

I am away from town right now, but would be happy to participate in further discussions on this topic, via an online meeting.

Best regards,
Liz Smentowski

Kristyn Saunders

From: Melissa Buckley
Sent: Wednesday, August 14, 2024 2:42 PM
To: Planning
Cc: Leah Thomas
Subject: FW: Online Form Submittal: Contact Navajo County

Follow Up Flag: Follow up
Flag Status: Flagged

This one is for you Cody.

Thank you,

Melissa W. Buckley, MMC

Clerk of the Board
Navajo County, AZ



Email: melissa.buckley@navajocountyaz.gov

Web: www.navajocountyaz.gov Address: 100 East Code Talkers Drive, Holbrook, AZ 86025

Teamwork | Accountability | Integrity | Excellence | Innovation

To ensure compliance with the Open Meeting Law, recipients of this message should not forward it to other members of the Board. Members of the Board may reply to this message, but they should not send a copy of their reply to other members.

From: noreply@civicplus.com <noreply@civicplus.com>
Sent: Wednesday, August 14, 2024 2:18 PM
To: BOSWebMail <BOSWebMail@navajocountyaz.gov>
Subject: Online Form Submittal: Contact Navajo County

Caution: This email originated from outside of Navajo County.

Contact Navajo County

Select Department or Function	Board of Supervisors
-------------------------------	----------------------

First Name	Paula
------------	-------

Last Name	Winskye
-----------	---------

Phone	7013020413
-------	------------

Email	author.winskye@gmail.com
-------	--

Comments

Re: The proposed cell phone tower near the intersection of Concho Highway and White Antelope Road.

To whom it may concern, I am opposed to a cell tower of any kind, especially a 5g tower, being built anywhere near White Antelope Road. People from across the country have moved to that area to escape chemicals & electronic pollution so common in cities. The state even built special housing for environmentally sensitive people in that area. To erect a 5g tower anywhere near their homes is outrageous.

I am opposed to this tower, even though it might mean I have a more reliable cell phone signal. I am willing to make that sacrifice for the sake of their health.

Attachment 1

Field not completed.

Attachment 2

Field not completed.

Attachment 3

Field not completed.

Email not displaying correctly? [View it in your browser.](#)

Kristyn Saunders

From: Molloy <molloy4700@gmail.com>
Sent: Wednesday, August 14, 2024 5:50 PM
To: Planning; D3Supervisor; mindysheyosha@yahoo.com
Subject: Verizon tower Permit application, Aug. 15

Some people who received this message don't often get email from molloy4700@gmail.com. [Learn why this is important](#)

Caution: This email originated from outside of Navajo County.

To Planning and Zoning / Development:

My name is Melinda H. Wilson.

I live at 8333 Rockin 'R Ranch Trail, House No. 3, Snowflake, Arizona 85937.

Regarding the request for a Special Use Permit to put a cell tower at the corner of Concho Highway and White Antelope Road:

I request that the permit be denied.

In 2008, while living in a high-tech urban area with many cell phone towers and repeater antennas, on tops of buildings, I became sensitive to such antennas and to cell phones.

Suddenly I could no longer use my cell phone without incurring a long-lasting nauseating headache.

And then, I could no longer use computers.

Through a short chain of referrals that included the Dean Emeritas of the School of Public Health at Albany, NY, I found this community near Snowflake that I now live in.

Most residents of this community of chemically and electrically sensitive people own their own houses on 20 acres.

But the housing I live in is one of four units for low-income people with chemical and electrical sensitivities.

This housing was funded by the Arizona Department of Housing.

In the 12 years I've lived here, I have gotten well enough to use a computer a few hours.

But new cell phone towers keep closing in and I am still too sensitive to use a cell phone.

Currently the nearest towers are five-six miles away.

The proposed tower would be 2-2.5 or miles from my housing.

I am gravely concerned that it will impair me further.

Sincerely,

Melinda H. Wilson

Kristyn Saunders

From: Dianna Suslo <diannas18@gmail.com>
Sent: Wednesday, August 14, 2024 5:26 PM
To: Planning
Subject: 8/15/24 meeting

Some people who received this message don't often get email from diannas18@gmail.com. [Learn why this is important](#)

Caution: This email originated from outside of Navajo County.

The meeting of August 15, 2024

Re: SUP 24-006 SBA White Antelope Wireless Communication Facility, District III

To: The Navajo County Board of Supervisors and Planning and Zoning Commission:

Hello, members of the Planning and Zoning Commission. Thank you for taking the time to read my letter. I am sorry that I cannot be there in person. I have severe chemical and electrical sensitivities that prevent me from being in many buildings. I requested to appear telephonically or by video, but was told that that technology was not available in order to accommodate that request.

I would first like to share a bit about myself, in hopes that you can have a personal way to relate to why I object to the proposed cell tower placement. After becoming chemically injured in 2012, my health crashed. Since I became reactive to so many things, finding suitable housing was a significant challenge. Ultimately, in order to find tolerable housing, I had to move to Snowflake Arizona, where I could afford a large lot of land that gives me a buffer from chemicals and electromagnetic fields, and where I found a home that was built with the intention of housing someone with my severe allergies. Before becoming ill, I was a social worker at the Phoenix Veterans Administration hospital.

When I am exposed to excessive and certain radio frequencies, I get headaches, heart palpitations, chest pain, shortness of breath, and other symptoms. A letter of support from my doctor was submitted via email. I understand that this condition sounds unusual and hard to relate to for most people, maybe even crazy. It is possible that I would have felt the same way before I got sick myself. As other people will also be explaining, Snowflake, AZ is a very unique place that currently offers some amount of refuge to people with related conditions.

I am very concerned about the proposed cell tower at the intersection of white antelope and Concho highway. I am worried that the increase of exposure to electromagnetic fields will cause my illness to get worse. It is possible that I will no longer be able to stop and get my mail. My safe place will no longer be safe.

It is my understanding that 15 years ago, a topographical study was done that established that the best place for a cell tower was on Black Mesa. I am wondering why this cell tower cannot be placed there? I hope that the Verizon contractor/representative can please answer this question. I have three reasons to object to the planned cell tower.

Firstly, I am aware that the planning and zoning commission cannot consider health issues to deny the placement of a cell tower due to the 1996 law that prevents this. However, this is a special situation, a community of disabled people. Chemical and electrical sensitivities are recognized federally, under the American disabilities act. I hope that the cell tower company and the Planning and Zoning Commission can consider that under ADA guidelines, it is problematic to deny disabled

people access to their mailboxes and safe access to their homes. Under the ADA, companies and public entities are required to avoid actions that disproportionately harm individuals with disabilities. This means:

1. Conducting a Thorough Environmental Impact Assessment
2. Engaging in Meaningful Consultation
3. Demonstrating Due Diligence in Site Selection
4. Complying with Legal Standards

Another health and safety concern is whether the use of pesticides will be employed. I would ask that they are not used, and that instead, mechanical measures such as trimming grasses and weeds and hand pulling them are used, if the tower is constructed. Those of us who have chemical sensitivities cannot be around pesticides, and this would put our health at risk. My doctors have verified this in writing.

My second concern is that my property value will plummet if that cell tower is erected in the location that is planned for. This is because my home was specially made for people with illnesses like mine. I paid more for my house than I would have if I did not have my unique health needs. A significant portion of its value comes from the special construction. However, if this neighborhood is no longer considered environmentally safe, people with our condition will no longer want to move here. Over time, our community will fall apart, because new community members will not come here. I was told that the property value issue is better addressed by the Board of Supervisors, but I hope that the applicant can take this into consideration in an effort to work with the community.

My third objection is aesthetics. I consider an 120 foot tall cell tower at the entrance to the neighborhood an unwelcoming eyesore. It feels disrespectful to those of us who live here. I hope that this will be taken into consideration.

Cody Cooper was kind enough to speak to Scott Killingsworth and I prior to this meeting, and he said that the goal is not to make people's lives worse. My hope is that the County, the SPC, and all parties involved can work together to come up with a viable solution.

I would like to suggest tabling this issue. Our community only found out about the proposed cell tower one week ago. We are scrambling to learn what we can, make arrangements to attend the meeting (for those who can do so), put our thoughts on paper, and communicate about this proposal. There has been no opportunity for the cell tower company to hear the community's concern, and very little opportunity for the Planning and Zoning Commission, land owner, and other relevant entities and individuals to discuss solutions and options.

Thank you for taking this matter into serious consideration. I appreciate your future efforts to work with us to ensure our continued peaceful enjoyment of our properties.

Dianna Suslo

Dianna Suslo, LCSW

(602) 770-4843 cell text only

(928)536-2803

Kristyn Saunders

From: Dianna Suslo <diannas18@gmail.com>
Sent: Thursday, August 8, 2024 9:20 PM
To: Planning; D3Supervisor
Subject: [SUSPECTED SPAM] proposed cell tower at the corner of White Antelope and Concho Highway

Follow Up Flag: Flag for follow up
Flag Status: Flagged

Some people who received this message don't often get email from diannas18@gmail.com. [Learn why this is important](#)

Caution: This email originated from outside of Navajo County.

Hello.

I heard, by word of mouth, just yesterday, that there is a proposed cell tower at the location where my mailbox, and the mailboxes of a number of Environmentally Ill people is. This poses a significant health threat to myself and others. I plan to forward a doctor's letter to testify to this fact, for myself personally, as soon as the doctor has composed it.

My understanding is that there is a guideline that requires that community members be informed two weeks in advance of meetings of this nature. Is this correct? Unfortunately, we have been given inadequate, if any, notice.

I spoke with Mr. Tyler on the phone today, and requested reasonable accommodations for my disability, to attend the meeting telephonically or by video. I was told that this would be discussed with his manager, Cody Cooper, when he returns on Monday. I hope this is enough time to arrange for this needed accommodation.

Ideally, it would be best to postpone the meeting so that the community would have been given two weeks notice, and so that reasonable accommodation could be arranged. Could you please kindly consider this?

There are a number of us that moved to Snowflake, AZ due to our specific health issues, which include disease states that are triggered by excessive exposure to radio frequencies. As such, we are hoping that the cell tower can find a new location. If the tower is erected at the proposed location, we will have to be exposed to the tower regularly, as we need to drive by there to get in and out of the neighborhood, and need to stop there to get our mail.

Thank you for your kind consideration. I look forward to hearing back from you.

Dianna Suslo
(602) 770-4843 cell text only
(928)536-2803

Your body is boundless. It is channeling the energy, creativity, and intelligence of the entire universe. The design is divine.

Kristyn Saunders

From: Dianna Suslo <diannas18@gmail.com>
Sent: Friday, August 9, 2024 3:31 PM
To: Planning; D3Supervisor
Subject: Medical letter, proposed cell tower
Attachments: Cell Tower letter.pdf

Follow Up Flag: Flag for follow up
Flag Status: Flagged

Some people who received this message don't often get email from diannas18@gmail.com. [Learn why this is important](#)

Caution: This email originated from outside of Navajo County.

*Dianna Suslo
(602) 770-4843 cell text only
(928)536-2803*

Your body is boundless. It is channeling the energy, creativity, and intelligence of the entire universe. The design is divine.

66 Avenida Aldea
Santa Fe NM 87507

Russ Canfield MD



Phone (505) 795-7111
Fax (505) 795-7112

8/09/2024

To: Navajo County Planning and
Zoning Committee
RE: Dianna Suslo, County Resident.

I understand that the county is seeking approval for a new cell phone tower at the road intersection where Ms. Suslo's mailbox is located. She is very electromagnetically sensitive and it is likely that if she's exposed to more significant EMFs from a new cell phone antenna, this will likely worsen her underlying mast cell activation syndrome and overall health.

It would be appreciated if this cell tower could be located further from this county resident for medical reasons.

Sincerely,
Russell Canfield

A handwritten signature in black ink that reads "Russ Canfield MD". The signature is written in a cursive, flowing style.

Russ Canfield MD
Board Certified Family Physician
NM Lic. 98-233

Kristyn Saunders

From: marlene schmidt <compassionms@yahoo.com>
Sent: Monday, August 12, 2024 3:14 PM
To: Planning
Subject: For the Meeting of August 15, 2024 Title: SUP 24-006 SBA White Antelope Wireless Communication Facility, District III

Some people who received this message don't often get email from compassionms@yahoo.com. [Learn why this is important](#)

Caution: This email originated from outside of Navajo County.

For the Meeting of August 15, 2024

Title: SUP 24-006 SBA White Antelope Wireless Communication Facility, District III

To: Navajo County Planning and Zoning Commission:

I am writing in reference to the request for a Special Use Permit to put a cell tower at the corner of Concho Highway and White Antelope Road.

I request that the permit be denied, and following are my reasons. I am a resident in the area of this proposed cell tower location. This area is the home of several Chemically and Electromagnetically Sensitive people. The one way in and out of our neighborhood is through the proposed site. A cell tower placed close to this area could affect health, causing debilitating symptoms for many. It will have to be entirely avoided by some of the people for whom it poses a more serious threat, making trips into town out of the question.

I moved here 10 years ago after reading that in this area, there were no cell towers close to the housing where I was intending to move. This community, through the Arizona Department of Housing, had built 4 housing units on an old organic farm, for people who have Chemical and Electromagnetic Sensitivities as well as mobility impairments. There are fewer than twenty units like this in the entire nation, and we have a waiting list several years

long to get in. More housing of this type is needed urgently, as more people become sensitive to the electromagnetic and radio frequencies emitted from modern technologies.

Below is an article which may be of interest, concerning the impact on a cattle herd after a 4G tower was put up on farm land.

The Special Use Permit being requested here, at this time, might be expected to have an impact on the local herds as well as on some of us people, who have gone through a lot to rebuild our lives here.

Thank you for taking the time to review my request in regards to this cell tower proposal .

Sincerely,
Marlene Schmidt
Rocking R Ranch Road, Snowflake, AZ 85937

[French farmer wins battle to turn off 4G antenna after claims of damaging cow herd's health](#)

French court orders 4G turn off after 40 cow deaths

8th June 2022

[World](#)

[Livestock health](#)

[Farming](#)



[By John Sleigh](#) Editor

Journalists news from the The Scottish Farmer

Journalists news from the The Scottish Farmer

A French farmer has won his battle to temporarily turn off a 4G antenna after he claimed it was damaging his cow herd's health.

The administrative court in Clermont-Ferrand ordered the two month switch-off after Frédéric Salgues, a farmer in Haute-Loire, said he suspected that it was damaging his herd's health.

The court stated: "It is appropriate to order the temporary cessation of the operation of this antenna for a period of two months, taking into account its general impact, with monitoring, by the judicial expert, of the behaviour of the herd, and of the dairy cows in particular, during this period."

Mobile network operator Orange now has three months to act in accordance with the ruling, including stopping the antenna's operation but must ensure phone coverage continues for their customers in the area affected.

After the decision, Mr Salgues told the French Press that he hoped his cows would be able to 'recover as soon as possible' and called the case ruling 'a major relief and a victory'.

Mr Salgues said that since the antenna's installation in July 2021 – 200 metres away from his farm in Mazeyrat-d'Allier (Haute-Loire) – around 40 of his normally-200-strong herd had died, and milk production had decreased by 15 to 20% within days of the antenna being switched on.

He claimed: "There are no medical elements that could [otherwise] explain this brutal drop in milk production."

Philippe Molh  rat, the mayor of Mazeyrat-d'Allier, who had previously authorised the antenna's installation, testified in favour of the farmer.

He said that he feared 'a catastrophe on a human level' and that his 'concerns' were growing for the 1500 inhabitants of his village.

Yet lawyers for the mobile operators affected by the ruling, which as well as Orange also included Free and Bouygues Telecom, said that there was 'no scientific evidence' that there is a link between animal health problems and electromagnetic fields surrounding mobile phone antennas.

Please confirm email ..

The Committee has chosen to publish material submitted to its inquiry into broadband and 5G. Publication does not indicate any endorsement of the views expressed or validate any claims within that material.

You can read about our inquiry here: <https://committees.parliament.uk/work/89/broadband-and-the-road-to-5g/publications/>

Full Fact have published information about 5G conspiracies: <https://fullfact.org/online/5g-and-coronavirus-conspiracy-theories-came/>

You can find out how to spot false information online here: <https://sharechecklist.gov.uk/>

Written evidence submitted by The Beacon

Five Gee Health Risks, Surveillance and Bio-weaponry

5G, also known as the 5th generation cellular communications technology has unique properties that sets it apart from all the other generations. The introduction of new millimetre wave bandwidths within the microwave spectrum and the introduction of new delivery systems and propagation techniques, such as beam forming technologies, phased arrays, and others without limit.

5G was a military industrial weapon. It was designed in the early 1900s. It was military radar equipment, used by the military, studied by the military and extensively studied on biological effects. Microwave sickness was a prevalent phenomenon amongst the radar operators. Today, the industry will deny electro-sensitivity exists.

5G is a quantum leap in terms of exposing our entire earth to microwaves. It's not just introducing a handful of microwaves. The FCC (the Federal Communications Commission) are supposed to be the regulatory agent that designates which frequencies are allotted to be used in the USA.

5 G encompasses the entire microwave spectrum. (0.3 GHz – 300 GHz)

2G = approx. 10 new frequencies.

3G = approx 10 new frequencies

4G = approx. 5 new frequencies (with some overlap)

5G = approx = 3000 potential new frequencies.

3000/10 per "G" = 300 potential "G"s

300 G – 3 existing Gs = 297

5G should be called 297 G !

Commercial industry gave permission for each generation to use about 10 frequencies. 1G 2G 3G 4G, what's the difference with 5G? If you listen to Tom Wheeler in June 2015, he says: "we're opening up the entire microwave spectrum, that's 3000 frequencies". Every single one of these frequencies does not belong on earth. These frequencies are blocked by the earth's ionosphere, absorbed by the molecules up in the higher stratosphere and beyond, for a reason.

There is no electromagnetic radiation frequency that is life-giving.

People are sick from being exposed to the combination of 5G on top of 4G. People already sick from 4G and 3G. You are adding 5G, which is an unlimited number of frequencies because the FCC says we can increase the world's opportunities by unleashing this.

The FCC has come up with so many myths and tried to debunk real science, they try to debunk the Bio-initiative report of 2012. It is the best report from scientists who have come up with negative

effects of exposures. The ranges and levels are so low. The numbers are as follows: The Bio-initiative report states: 6 micro watts / meter squared. The FCC state: 10 million micro watts / meter squared.

5G should really be called 297 G. There is misconception with 5G. People say it's only millimetre waves. It's the entire spectrum of microwaves: low band, mid band, high band. It's the entire range, from 300 MHz – 300 GHz.

2G, 3G, 4G had a limit. They've also introduced 6G which uses the terahertz, which rips apart your DNA. There are science studies that prove that. They are hoping to use that for health products, devices and electronic equipment.

We do not give our consent to any procedure we are not in agreement with.

Microwaves penetrate our bodies.

We are being exposed to various lengths of waves all at the same time. The significance of this is the lengths of the waves resonate with the size of the organs. In schools, kids are exposed to 2 inch – 5 inch waves; that's the size of the brain. 2 inches is the eyeball, the kidneys, the testes, the ovaries. The millimetre waves are a quarter of an inch; super, super high frequency, almost complete 100% absorption onto your skin. It's going to make you very sick. You absorb through certain systems ; your nervous system, blood vessels and the Brillouin precursor effect.

5G is not about faster speed. It is so they can control every single thing about you. It is about Brain/computer interfaces, artificial intelligence, augmented health-care. (nothing to do with individual health care) Masterminded by UN and UNESCO and WHO.

Who else could fast track 5G to microwave our planet with this high voltage machinery, saying this is going to help?

This is ushering in a future almost nobody wants. Augmented and mixed reality. This is beyond I-o-T, biometrics and facial recognition, scanning, social credit system; they want to create a complete virtual reality where we don't even know what reality means, augmented taste; interactions between humans and smart cities. Centrally controlled melding of humans and city. Smart cloud controlling smart objects, smart textiles, human sensory substitution augmentation and fusion, holograms and smart glasses, exoskeletons and super-human technologies, bionics and biomechanics.

We do not consent to this.

I don't want to see anything more deployed. If anything I want to get rid of what we already have down to a much safer level.

Kristyn Saunders

From: Molloy <molloy4700@gmail.com>
Sent: Wednesday, August 14, 2024 5:06 PM
To: D3Supervisor; Planning; Deb Smeltzer
Subject: Special Use Permit Verizon, Aug. 15, 2024
Attachments: 5G- Deb to P&Z.pdf

Follow Up Flag: Flag for follow up
Flag Status: Flagged

Caution: This email originated from outside of Navajo County.

Dear Planning and Development Staff and Supervisor Whiting,
Attached please see an article about the development, qualities, and health effects of 5-G.

Thank you very much.

Deb Schmeltzer

Cedar Hills Neighborhood

Kristyn Saunders

From: Melissa Buckley
Sent: Monday, August 12, 2024 10:32 AM
To: Nicole Riggs
Cc: marlene schmidt; Molloy; D3Supervisor; Cody Cooper
Subject: RE: 5-G cell tower at Old Concho hwy and White Antelope

Nicole,
Thank you for your email. I have forwarded your object to our Planning & Development Services for the upcoming meeting with P&Z.

Thank you,

Melissa W. Buckley, MMC

Clerk of the Board
Navajo County, AZ



Email: melissa.buckley@navajocountyaz.gov

Web: www.navajocountyaz.gov **Address:** 100 East Code Talkers Drive, Holbrook, AZ 86025

Teamwork | Accountability | Integrity | Excellence | Innovation

To ensure compliance with the Open Meeting Law, recipients of this message should not forward it to other members of the Board. Members of the Board may reply to this message, but they should not send a copy of their reply to other members.

From: Nicole Riggs <nicole.riggs.1980@gmail.com>
Sent: Sunday, August 11, 2024 9:09 PM
To: planning@navajocountyaz.gov; D3Supervisor <D3Supervisor@navajocountyaz.gov>
Cc: marlene schmidt <compassionms@yahoo.com>; Molloy <molloy4700@gmail.com>
Subject: Re: 5-G cell tower at Old Concho hwy and White Antelope

Some people who received this message don't often get email from nicole.riggs.1980@gmail.com. [Learn why this is important](#)

Caution: This email originated from outside of Navajo County.

To Whom It May Concern,

My name is Nicole Riggs, I was a case manager for Old Concho Community Assistance Center. I was the case manager for 8333 Rocking R Ranch road. This group of houses is unique to the area as they are set up for Multi Chemical Sensitivity or MCS for short. This property was a prime location as it was close to town, but far enough out that the clients do not take in all the toxic chemicals or EMF. The ladies at this property contacted me personally to inform you that building this tower essentially in their backyard would be extremely detrimental to their health.

This property and surrounding area are home to many people with MCS. They moved to this area due to the lack of major EMF (electrical magnetic frequencies). EMF affects people and animals alike without them even realizing it. There is a lot more research being done today on the effects of constant EMF exposure. The amount of EMF exposure to these individuals with MCS can be extremely toxic and can even cause death in some cases. While I understand you wanting to grow and be able to cover areas with

no cell phone or internet access, I urge you to please reconsider the location of this tower. People's lives depend on it.

Please feel free to contact me if you have any questions regarding this email at:

nicole.riggs.1980@gmail.com

Thank You,

Nicole Riggs

Kristyn Saunders

From: kperrin@nccn.net
Sent: Wednesday, August 14, 2024 3:19 PM
To: Planning
Subject: White Antelope cell tower

[Some people who received this message don't often get email from kperrin@nccn.net. Learn why this is important at <https://aka.ms/LearnAboutSenderIdentification>]

Caution: This email originated from outside of Navajo County.

To the Navajo County Planning Commission:

I'm very concerned by the proposed White Antelope cell tower. I live 2 miles from the site, but these are unobstructed miles with nothing to absorb the RF radiation in between. I would be less concerned if the acceptable levels of RF radiation exposure in the U.S. were 1/10 or even 1/100 of current acceptable levels.

A number of other countries DO have RF limits that are 1/10 or 1/100 of those of the U.S. These countries include Italy, India, Belgium, Serbia, and Bulgaria. Even Russia and China have lower limits as they recognize the biological effects.

I don't see any environmental impact studies in the Application that would include the effects of RF cell tower radiation on plants and animals. Indeed, such a study convinced India to lower their allowed levels to 1/10 of what they had been before.

I can't find an estimate of the RF radiation to be released by the tower. My only comparison is my exposure to Wi-Fi from my computer's modem.

It was left on for an unknown period of time as my computer said it was off. During this time, my immune response plummeted, and I developed shingles. When I discovered the Wi-Fi was on, I had it turned off. My shingles went away, and I started feeling much better.

As far-field health data are not considered, I will focus on the area nearer to the tower. The mailboxes across the road are a huge concern. It takes 5 minutes to pick up mail, or a half hour a week. Radiation is cumulative, and that will matter to chemically and electrically sensitive people. I urge the applicant to move the tower site to the other side of the 50-acre parcel or assist in other measures to protect electrically hypersensitive individuals. Also, the use of chemicals on the site, as herbicides or pesticides, would negatively affect the health of chemically sensitive people.

Thank you for your attention to this letter.

Sincerely,
Karen Perrin
8559 Garden Home Trail
Snowflake, AZ
928 536-5606

Proposed tower is much too close to White Antelope Rd! At the very least it should be placed in the S.E. corner of the property

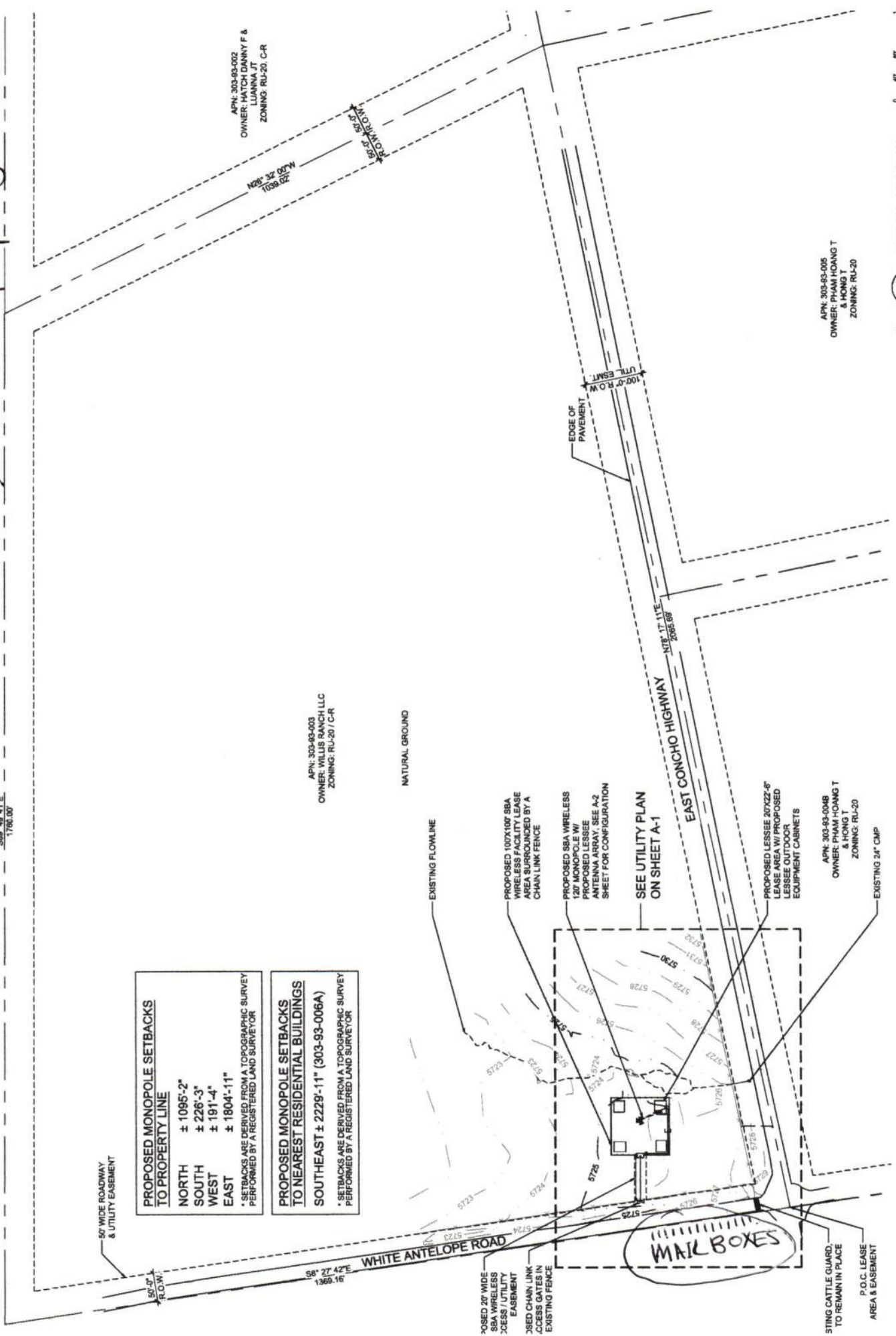
889' 42" N1E
1786.00'

PROPOSED MONOPOLE SETBACKS TO PROPERTY LINE	
NORTH	± 1095'-2"
SOUTH	± 226'-3"
WEST	± 191'-4"
EAST	± 1804'-11"
* SETBACKS ARE DERIVED FROM A TOPOGRAPHIC SURVEY PERFORMED BY A REGISTERED LAND SURVEYOR	
PROPOSED MONOPOLE SETBACKS TO NEAREST RESIDENTIAL BUILDINGS	
SOUTHEAST ± 2229'-11" (303-93-006A)	
* SETBACKS ARE DERIVED FROM A TOPOGRAPHIC SURVEY PERFORMED BY A REGISTERED LAND SURVEYOR	

APN: 303-93-002
OWNER: HATCH DANNY F &
LIANNA JT
ZONING: RU-20 C-R

APN: 303-93-003
OWNER: WILLIS RANCH LLC
ZONING: RU-20 / C-R

APN: 303-93-008
OWNER: PHAM HOANG T
& HONG T
ZONING: RU-20



Kristyn Saunders

From: Molloy <molloy4700@gmail.com>
Sent: Wednesday, August 14, 2024 5:21 PM
To: Planning; D3Supervisor; Molloy
Subject: Thurs. PandZ Mtg., Special Use Permit for 5-G Installation

Some people who received this message don't often get email from molloy4700@gmail.com. [Learn why this is important](#)

Caution: This email originated from outside of Navajo County.

To Planning and Development / Zoning Staff and Supervisor Whiting,

I urgently ask that you postpone further work toward installation of communications equipment on the corner of Concho Highway and North White Antelope Road.

I request at a minimum one month for neighborhood residents to study ways we might be able to mitigate the effects on us of the new equipment.

Several of us are vulnerable to exposures to what may seem quite ordinary to the rest of the population.

Thank you for your consideration.

Susan Molloy
8657 Hansa Trail
Snowflake, AZ 85937
928 536 4625

Kristyn Saunders

From: Naomi Larson <naomi.larson4@gmail.com>
Sent: Wednesday, August 14, 2024 5:46 PM
To: Planning
Subject: Cell tower permit at Concho Highway/White Antelope in Navajo County

Some people who received this message don't often get email from naomi.larson4@gmail.com. [Learn why this is important](#)

Caution: This email originated from outside of Navajo County.

To all concerned: I oppose the approval of the permit for the cell tower by SBA Communications near the intersection of Concho Highway and White Antelope. I own a home about three miles north of there at 8675 Hansa Trail. This would negatively affect property values in the area. I and several of my neighbors have sensitivities to electromagnetic radiation. Radiation is carcinogenic. The proposed location of this tower is too close to where we stop to pick up our mail. It is also where school children are picked up and dropped off to ride the school bus. It is also possible that animals (pets, horses, cattle, wildlife) may suffer adverse effects from the radiation. Please consider a location that is farther away to prevent unsafe exposure to the radiation that would be coming from this tower.

See <https://mdsafetech.org> to learn more about this issue by a group called Physicians for Safe Technology.

Call me at land line 928-536-6633 if you wish to discuss this in person. Thank you for your consideration.

Sincerely,

Naomi Larson

Kristyn Saunders

From: Scott Killingsworth <scottkillingsworth@yahoo.com>
Sent: Wednesday, August 14, 2024 4:48 PM
To: Planning
Subject: Letter regarding Re: SUP 24-006 SBA White Antelope Wireless Communication Facility, District III, for meeting August 15th
Attachments: Proposed Cell Tower Site.jpg

Some people who received this message don't often get email from scottkillingsworth@yahoo.com. [Learn why this is important](#)

Caution: This email originated from outside of Navajo County.

For the meeting of August 15, 2024

Re: SUP 24-006 SBA White Antelope Wireless Communication Facility, District III

To: The Navajo County Board of Supervisors and Planning and Zoning Commission:

My name is Scott Killingsworth, and I've lived in a home that I own off north White Antelope road since 2017. This area has been a haven for people like me since the early 90s. This refuge allows us to live away from air pollution and the radiation from cell towers and wi-fi, and we are a well-established part of the greater Snowflake community. I honestly don't know where—or if—I would be if not for this community. We are the only community of its kind in the world, so the proposal by SBA to build a multi-carrier cell tower here really represents a special situation that is different from the typical tower approval.

First, this tower would unquestionably make some of us sick, and might force some residents to have to move under duress. I know the county isn't legally allowed to

consider direct health effects when voting on this, but I believe it's still important to recognize this reality.

This tower would also hurt our property values in a special way. We built our houses with specific features to meet our health needs, such as custom electrical features to minimize emf, and special non-paint wall coverings such as tile walls and ceilings. So these homes were built for people with unique needs, and when those people don't want to move here anymore because of the tower then it shrinks our potential market and lowers our property values.

Being legally disabled, we have the right to not have a tower built that will limit or deny us access to our mailboxes and perhaps our homes when there are other options that will meet the need for expanded cellular service in our area. Cell service is a wonderful tool in many ways, and I'm generally in favor of expanded service. And I'm confident that Verizon and SBA could find another workable site that's further from our community. In the 2000s a topographical analysis convinced Cellular One that Black Mesa was the site with the best coverage in our area, and they placed their tower there after originally planning a site closer to us.

So my strong position as a local property owner is that SBA find another site nearby—but no closer to our homes—that will meet the coverage needs of our area. However if the tower were built on the proposed Willis site then it seems entirely reasonable as a desire of SBA to be a good neighbor and concession to our unique needs that the tower be sited on the southeast corner of the Willis lot rather than the southwest corner

as proposed. The attached diagram shows the lot so you can see what I'm talking about.

Thank you very much for working with our community and other stakeholders to find a solution that will meet everybody's needs.

Sincerely,

Scott Killingsworth

Kristyn Saunders

From: Dawn G. <dawnleslie5@yahoo.com>
Sent: Wednesday, August 14, 2024 4:49 PM
To: Planning; D3supervisor@navajocounty.gov
Subject: Proposed tower, North White Antelope

Some people who received this message don't often get email from dawnleslie5@yahoo.com. [Learn why this is important](#)

Caution: This email originated from outside of Navajo County.

Good Afternoon,

I own property near the intersection of North White Antelope and Old School Bus Trail. I bought this property specifically because of the quiet, peaceful neighborhood and the dark skies. I believe development at this intersection may negatively impact my property values. I'm asking that you specify that this project not be allowed to display flashing lights at night, now and in the future, and that any security lighting be minimal, be aimed downwards, and meet International Dark Sky Association (IDA) guidelines. I also have concerns about the safety of schoolchildren who wait for the bus at this intersection. I'm asking that you specify that the tower be erected at the east end of the property, as far away as possible from the intersection and mailboxes at North White Antelope. Thank you for your consideration.

Dawn Grenier Foster

Kristyn Saunders

From: Melissa Buckley
Sent: Tuesday, August 13, 2024 12:55 PM
To: Sharon Casjens; Planning
Cc: D3Supervisor
Subject: RE: SUP 24-006 SBA White Antelope Wireless Communication Facility, District III

Good afternoon Sharon,

Thank you for your email. I have forwarded your objection to our Planning & Development Services for the upcoming Planning & Zoning Meeting.

Thank you,

Melissa W. Buckley, MMC

Clerk of the Board
Navajo County, AZ



Email: melissa.buckley@navajocountyaz.gov

Web: www.navajocountyaz.gov Address: 100 East Code Talkers Drive, Holbrook, AZ 86025

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To ensure compliance with the Open Meeting Law, recipients of this message should not forward it to other members of the Board. Members of the Board may reply to this message, but they should not send a copy of their reply to other members.

From: Sharon Casjens <casjensslc@yahoo.com>
Sent: Tuesday, August 13, 2024 12:38 PM
To: D3Supervisor <D3Supervisor@navajocountyaz.gov>
Subject: SUP 24-006 SBA White Antelope Wireless Communication Facility, District III

Some people who received this message don't often get email from casjensslc@yahoo.com. [Learn why this is important](#)

Caution: This email originated from outside of Navajo County.

I vote NO to the placement of cell towers along Concho Hwy. There is a Community of very ill people who have purchased specialized homes in the area due to their debilitating illnesses. Four Homes were built for Chemically and Electromatic illnesses.

I live on Hay Hollow Road for this same reason. I am 100 per cent disabled and in very poor health due to all the electronic devices in my area.

These devices are manufactured, implemented without biological testing or risk assessment done.

Senator Blumenthal asked the companies during a hearing before Congress why this testing was not done to protect humans, animal birds and insects. Their reply was not cost effective to do the testing.

To this day NO testing has been done.

Please consider our future generations when making you decisions that concern our health and well being.

You will ask if I am so ill and electromagnetically sensitive how can I use a computer. Mine was specially made for people like myself 20 years ago but are no longer in production I use al landline fr my service.

Please respond!

Thank you,

Sharon Casjens

Kristyn Saunders

From: Sue Bozzo <bozzosc@yahoo.com>
Sent: Monday, August 12, 2024 8:51 AM
To: D3Supervisor; Planning
Subject: proposed cell tower: SUP 24-006 SBA White Antelope Wireless Communication Facility, District III

Some people who received this message don't often get email from bozzosc@yahoo.com. [Learn why this is important](#)

Caution: This email originated from outside of Navajo County.

For the meeting of August 15, 2024

Re: SUP 24-006 SBA White Antelope Wireless Communication Facility, District III

To: The Navajo County Board of Supervisors and Planning and Zoning Commission:

I am writing in reference to the request for a Special Use Permit to put a cell tower at the corner of Concho Highway and White Antelope Road.

I request that the permit be denied, and my reasons for this follow:

I am a resident on North White Antelope, and I myself have Multiple Chemical Sensitivities (MCS) and Electrical Hypersensitivity (EHS). I have several neighbors, here on North White Antelope, who also have MCS and EHS. Many of them are more severely sensitive than me. We all moved to Snowflake, because it is so rural, and there is less air pollution here, and fewer cell phone towers. Many of the people here need to live miles from the nearest cell phone tower, in order to not be adversely affected. There are approximately 40 households of people here, who moved here precisely because of MCS and EHS. They left their families, their homes, their jobs -- they left everything, to find a place to live that they could tolerate. Please take into account this long-established community (started in the mid-1990's), and the needs of its disabled residents.

I personally think the "high road," the moral thing to do, is to create swaths of the country where it is safe for people with MCS and EHS to live. There is such a range of sensitivity, in the human population, and all the different ranges of sensitivity should have a safe place to live. People with MCS and EHS should be able to participate in their own society and communities.

It is my hope that the proposed cell tower is not allowed to be placed so close to this community.

If possible, could you please confirm that my comments here will be included with the public comments for this proposed tower?

Thank you for your consideration and any accommodation.

Sincerely,
Sue Bozzo
Rockin R Ranch Road, Snowflake, AZ 85937

Cody Cooper

From: Molloy <molloy4700@gmail.com>
Sent: Wednesday, August 14, 2024 5:50 PM
To: Planning; D3Supervisor; mindysheyosha@yahoo.com
Subject: Verizon tower Permit application, Aug. 15

Some people who received this message don't often get email from molloy4700@gmail.com. [Learn why this is important](#)

Caution: This email originated from outside of Navajo County.

To Planning and Zoning / Development:

My name is Melinda H. Wilson.

I live at 8333 Rockin 'R Ranch Trail, House No. 3, Snowflake, Arizona 85937.

Regarding the request for a Special Use Permit to put a cell tower at the corner of Concho Highway and White Antelope Road:

I request that the permit be denied.

In 2008, while living in a high-tech urban area with many cell phone towers and repeater antennas, on tops of buildings, I became sensitive to such antennas and to cell phones.

Suddenly I could no longer use my cell phone without incurring a long-lasting nauseating headache.

And then, I could no longer use computers.

Through a short chain of referrals that included the Dean Emeritas of the School of Public Health at Albany, NY, I found this community near Snowflake that I now live in.

Most residents of this community of chemically and electrically sensitive people own their own houses on 20 acres.

But the housing I live in is one of four units for low-income people with chemical and electrical sensitivities.

This housing was funded by the Arizona Department of Housing.

In the 12 years I've lived here, I have gotten well enough to use a computer a few hours.

But new cell phone towers keep closing in and I am still too sensitive to use a cell phone.

Currently the nearest towers are five-six miles away.

The proposed tower would be 2-2.5 or miles from my housing.

I am gravely concerned that it will impair me further.

Sincerely,

Melinda H. Wilson

Cody Cooper

From: Naomi Larson <naomi.larson4@gmail.com>
Sent: Wednesday, August 14, 2024 5:46 PM
To: Planning
Subject: Cell tower permit at Concho Highway/White Antelope in Navajo County

Some people who received this message don't often get email from naomi.larson4@gmail.com. [Learn why this is important](#)

Caution: This email originated from outside of Navajo County.

To all concerned: I oppose the approval of the permit for the cell tower by SBA Communications near the intersection of Concho Highway and White Antelope. I own a home about three miles north of there at 8675 Hansa Trail. This would negatively affect property values in the area. I and several of my neighbors have sensitivities to electromagnetic radiation. Radiation is carcinogenic. The proposed location of this tower is too close to where we stop to pick up our mail. It is also where school children are picked up and dropped off to ride the school bus. It is also possible that animals (pets, horses, cattle, wildlife) may suffer adverse effects from the radiation. Please consider a location that is farther away to prevent unsafe exposure to the radiation that would be coming from this tower.

See <https://mdsafetech.org> to learn more about this issue by a group called Physicians for Safe Technology.

Call me at land line 928-536-6633 if you wish to discuss this in person. Thank you for your consideration.

Sincerely,

Naomi Larson

Cody Cooper

From: Dianna Suslo <diannas18@gmail.com>
Sent: Wednesday, August 14, 2024 5:26 PM
To: Planning
Subject: 8/15/24 meeting

Some people who received this message don't often get email from diannas18@gmail.com. [Learn why this is important](#)

Caution: This email originated from outside of Navajo County.

The meeting of August 15, 2024

Re: SUP 24-006 SBA White Antelope Wireless Communication Facility, District III

To: The Navajo County Board of Supervisors and Planning and Zoning Commission:

Hello, members of the Planning and Zoning Commission. Thank you for taking the time to read my letter. I am sorry that I cannot be there in person. I have severe chemical and electrical sensitivities that prevent me from being in many buildings. I requested to appear telephonically or by video, but was told that that technology was not available in order to accommodate that request.

I would first like to share a bit about myself, in hopes that you can have a personal way to relate to why I object to the proposed cell tower placement. After becoming chemically injured in 2012, my health crashed. Since I became reactive to so many things, finding suitable housing was a significant challenge. Ultimately, in order to find tolerable housing, I had to move to Snowflake Arizona, where I could afford a large lot of land that gives me a buffer from chemicals and electromagnetic fields, and where I found a home that was built with the intention of housing someone with my severe allergies. Before becoming ill, I was a social worker at the Phoenix Veterans Administration hospital.

When I am exposed to excessive and certain radio frequencies, I get headaches, heart palpitations, chest pain, shortness of breath, and other symptoms. A letter of support from my doctor was submitted via email. I understand that this condition sounds unusual and hard to relate to for most people, maybe even crazy. It is possible that I would have felt the same way before I got sick myself. As other people will also be explaining, Snowflake, AZ is a very unique place that currently offers some amount of refuge to people with related conditions.

I am very concerned about the proposed cell tower at the intersection of white antelope and Concho highway. I am worried that the increase of exposure to electromagnetic fields will cause my illness to get worse. It is possible that I will no longer be able to stop and get my mail. My safe place will no longer be safe.

It is my understanding that 15 years ago, a topographical study was done that established that the best place for a cell tower was on Black Mesa. I am wondering why this cell tower cannot be placed there? I hope that the Verizon contractor/representative can please answer this question. I have three reasons to object to the planned cell tower.

Firstly, I am aware that the planning and zoning commission cannot consider health issues to deny the placement of a cell tower due to the 1996 law that prevents this. However, this is a special situation, a community of disabled people. Chemical and electrical sensitivities are recognized federally, under the American disabilities act. I hope that the cell tower company and the Planning and Zoning Commission can consider that under ADA guidelines, it is problematic to deny disabled

people access to their mailboxes and safe access to their homes. Under the ADA, companies and public entities are required to avoid actions that disproportionately harm individuals with disabilities.

This means:

1. Conducting a Thorough Environmental Impact Assessment
2. Engaging in Meaningful Consultation
3. Demonstrating Due Diligence in Site Selection
4. Complying with Legal Standards

Another health and safety concern is whether the use of pesticides will be employed. I would ask that they are not used, and that instead, mechanical measures such as trimming grasses and weeds and hand pulling them are used, if the tower is constructed. Those of us who have chemical sensitivities cannot be around pesticides, and this would put our health at risk. My doctors have verified this in writing.

My second concern is that my property value will plummet if that cell tower is erected in the location that is planned for. This is because my home was specially made for people with illnesses like mine. I paid more for my house than I would have if I did not have my unique health needs. A significant portion of its value comes from the special construction. However, if this neighborhood is no longer considered environmentally safe, people with our condition will no longer want to move here. Over time, our community will fall apart, because new community members will not come here. I was told that the property value issue is better addressed by the Board of Supervisors, but I hope that the applicant can take this into consideration in an effort to work with the community.

My third objection is aesthetics. I consider an 120 foot tall cell tower at the entrance to the neighborhood an unwelcoming eyesore. It feels disrespectful to those of us who live here. I hope that this will be taken into consideration.

Cody Cooper was kind enough to speak to Scott Killingsworth and I prior to this meeting, and he said that the goal is not to make people's lives worse. My hope is that the County, the SPC, and all parties involved can work together to come up with a viable solution.

I would like to suggest tabling this issue. Our community only found out about the proposed cell tower one week ago. We are scrambling to learn what we can, make arrangements to attend the meeting (for those who can do so), put our thoughts on paper, and communicate about this proposal. There has been no opportunity for the cell tower company to hear the community's concern, and very little opportunity for the Planning and Zoning Commission, land owner, and other relevant entities and individuals to discuss solutions and options.

Thank you for taking this matter into serious consideration. I appreciate your future efforts to work with us to ensure our continued peaceful enjoyment of our properties.

Dianna Suslo

Dianna Suslo, LCSW

(602) 770-4843 cell text only

(928)536-2803

Cody Cooper

From: Molloy <molloy4700@gmail.com>
Sent: Wednesday, August 14, 2024 5:21 PM
To: Planning; D3Supervisor; Molloy
Subject: Thurs. PandZ Mtg., Special Use Permit for 5-G Installation

Some people who received this message don't often get email from molloy4700@gmail.com. [Learn why this is important](#)

Caution: This email originated from outside of Navajo County.

To Planning and Development / Zoning Staff and Supervisor Whiting,

I urgently ask that you postpone further work toward installation of communications equipment on the corner of Concho Highway and North White Antelope Road.

I request at a minimum one month for neighborhood residents to study ways we might be able to mitigate the effects on us of the new equipment.

Several of us are vulnerable to exposures to what may seem quite ordinary to the rest of the population.

Thank you for your consideration.

Susan Molloy
8657 Hansa Trail
Snowflake, AZ 85937
928 536 4625

Cody Cooper

From: Molloy <molloy4700@gmail.com>
Sent: Wednesday, August 14, 2024 5:06 PM
To: D3Supervisor; Planning; Deb Smeltzer
Subject: Special Use Permit Verizon, Aug. 15, 2024
Attachments: 5G- Deb to P&Z.pdf

Follow Up Flag: Flag for follow up
Flag Status: Flagged

Caution: This email originated from outside of Navajo County.

Dear Planning and Development Staff and Supervisor Whiting,
Attached please see an article about the development, qualities, and health effects of 5-G.

Thank you very much.

Deb Schmeltzer

Cedar Hills Neighborhood

Cody Cooper

From: Dawn G. <dawnleslie5@yahoo.com>
Sent: Wednesday, August 14, 2024 4:49 PM
To: Planning; D3supervisor@navajocounty.gov
Subject: Proposed tower, North White Antelope

Some people who received this message don't often get email from dawnleslie5@yahoo.com. [Learn why this is important](#)

Caution: This email originated from outside of Navajo County.

Good Afternoon,

I own property near the intersection of North White Antelope and Old School Bus Trail. I bought this property specifically because of the quiet, peaceful neighborhood and the dark skies. I believe development at this intersection may negatively impact my property values. I'm asking that you specify that this project not be allowed to display flashing lights at night, now and in the future, and that any security lighting be minimal, be aimed downwards, and meet International Dark Sky Association (IDA) guidelines. I also have concerns about the safety of schoolchildren who wait for the bus at this intersection. I'm asking that you specify that the tower be erected at the east end of the property, as far away as possible from the intersection and mailboxes at North White Antelope. Thank you for your consideration.

Dawn Grenier Foster

Cody Cooper

From: Scott Killingsworth <scottkillingsworth@yahoo.com>
Sent: Wednesday, August 14, 2024 4:48 PM
To: Planning
Subject: Letter regarding Re: SUP 24-006 SBA White Antelope Wireless Communication Facility, District III, for meeting August 15th
Attachments: Proposed Cell Tower Site.jpg

Some people who received this message don't often get email from scottkillingsworth@yahoo.com. [Learn why this is important](#)

Caution: This email originated from outside of Navajo County.

For the meeting of August 15, 2024

Re: SUP 24-006 SBA White Antelope Wireless Communication Facility, District III

To: The Navajo County Board of Supervisors and Planning and Zoning Commission:

My name is Scott Killingsworth, and I've lived in a home that I own off north White Antelope road since 2017. This area has been a haven for people like me since the early 90s. This refuge allows us to live away from air pollution and the radiation from cell towers and wi-fi, and we are a well-established part of the greater Snowflake community. I honestly don't know where—or if—I would be if not for this community. We are the only community of its kind in the world, so the proposal by SBA to build a multi-carrier cell tower here really represents a special situation that is different from the typical tower approval.

First, this tower would unquestionably make some of us sick, and might force some residents to have to move under duress. I know the county isn't legally allowed to

consider direct health effects when voting on this, but I believe it's still important to recognize this reality.

This tower would also hurt our property values in a special way. We built our houses with specific features to meet our health needs, such as custom electrical features to minimize emf, and special non-paint wall coverings such as tile walls and ceilings. So these homes were built for people with unique needs, and when those people don't want to move here anymore because of the tower then it shrinks our potential market and lowers our property values.

Being legally disabled, we have the right to not have a tower built that will limit or deny us access to our mailboxes and perhaps our homes when there are other options that will meet the need for expanded cellular service in our area. Cell service is a wonderful tool in many ways, and I'm generally in favor of expanded service. And I'm confident that Verizon and SBA could find another workable site that's further from our community. In the 2000s a topographical analysis convinced Cellular One that Black Mesa was the site with the best coverage in our area, and they placed their tower there after originally planning a site closer to us.

So my strong position as a local property owner is that SBA find another site nearby—but no closer to our homes—that will meet the coverage needs of our area. However if the tower were built on the proposed Willis site then it seems entirely reasonable as a desire of SBA to be a good neighbor and concession to our unique needs that the tower be sited on the southeast corner of the Willis lot rather than the southwest corner

as proposed. The attached diagram shows the lot so you can see what I'm talking about.

Thank you very much for working with our community and other stakeholders to find a solution that will meet everybody's needs.

Sincerely,

Scott Killingsworth

Cody Cooper

From: kperrin@nccn.net
Sent: Wednesday, August 14, 2024 3:19 PM
To: Planning
Subject: White Antelope cell tower

[Some people who received this message don't often get email from kperrin@nccn.net. Learn why this is important at <https://aka.ms/LearnAboutSenderIdentification>]

Caution: This email originated from outside of Navajo County.

To the Navajo County Planning Commission:

I'm very concerned by the proposed White Antelope cell tower. I live 2 miles from the site, but these are unobstructed miles with nothing to absorb the RF radiation in between. I would be less concerned if the acceptable levels of RF radiation exposure in the U.S. were 1/10 or even 1/100 of current acceptable levels.

A number of other countries DO have RF limits that are 1/10 or 1/100 of those of the U.S. These countries include Italy, India, Belgium, Serbia, and Bulgaria. Even Russia and China have lower limits as they recognize the biological effects.

I don't see any environmental impact studies in the Application that would include the effects of RF cell tower radiation on plants and animals. Indeed, such a study convinced India to lower their allowed levels to 1/10 of what they had been before.

I can't find an estimate of the RF radiation to be released by the tower. My only comparison is my exposure to Wi-Fi from my computer's modem.

It was left on for an unknown period of time as my computer said it was off.

During this time, my immune response plummeted, and I developed shingles.

When I discovered the Wi-Fi was on, I had it turned off. My shingles went away, and I started feeling much better.

As far-field health data are not considered, I will focus on the area nearer to the tower. The mailboxes across the road are a huge concern. It takes 5 minutes to pick up mail, or a half hour a week.

Radiation is cumulative, and that will matter to chemically and electrically sensitive people. I urge the applicant to move the tower site to the other side of the 50-acre parcel or assist in other measures to protect electrically hypersensitive individuals. Also, the use of chemicals on the site, as herbicides or pesticides, would negatively affect the health of chemically sensitive people

Thank you for your attention to this letter.

Sincerely,
Karen Perrin
8559 Garden Home Trail
Snowflake, AZ
928 536-5606

Cody Cooper

From: Melissa Buckley
Sent: Monday, August 12, 2024 10:32 AM
To: Nicole Riggs
Cc: marlene schmidt; Molloy; D3Supervisor; Cody Cooper
Subject: RE: 5-G cell tower at Old Concho hwy and White Antelope

Nicole,
Thank you for your email. I have forwarded your object to our Planning & Development Services for the upcoming meeting with P&Z.

Thank you,

Melissa W. Buckley, MMC

Clerk of the Board
Navajo County, AZ



Email: melissa.buckley@navajocountyaz.gov

Web: www.navajocountyaz.gov **Address:** 100 East Code Talkers Drive, Holbrook, AZ 86025

Teamwork | Accountability | Integrity | Excellence | Innovation

To ensure compliance with the Open Meeting Law, recipients of this message should not forward it to other members of the Board. Members of the Board may reply to this message, but they should not send a copy of their reply to other members.

From: Nicole Riggs <nicole.riggs.1980@gmail.com>
Sent: Sunday, August 11, 2024 9:09 PM
To: planning@navajocountyaz.gov; D3Supervisor <D3Supervisor@navajocountyaz.gov>
Cc: marlene schmidt <compassionms@yahoo.com>; Molloy <molloy4700@gmail.com>
Subject: Re: 5-G cell tower at Old Concho hwy and White Antelope

Some people who received this message don't often get email from nicole.riggs.1980@gmail.com. [Learn why this is important](#)

Caution: This email originated from outside of Navajo County.

To Whom It May Concern,

My name is Nicole Riggs, I was a case manager for Old Concho Community Assistance Center. I was the case manager for 8333 Rocking R Ranch road. This group of houses is unique to the area as they are set up for Multi Chemical Sensitivity or MCS for short. This property was a prime location as it was close to town, but far enough out that the clients do not take in all the toxic chemicals or EMF. The ladies at this property contacted me personally to inform you that building this tower essentially in their backyard would be extremely detrimental to their health.

This property and surrounding area are home to many people with MCS. They moved to this area due to the lack of major EMF (electrical magnetic frequencies). EMF affects people and animals alike without them even realizing it. There is a lot more research being done today on the effects of constant EMF exposure. The amount of EMF exposure to these individuals with MCS can be extremely toxic and can even cause death in

some cases. While I understand you wanting to grow and be able to cover areas with no cell phone or internet access, I urge you to please reconsider the location of this tower. People's lives depend on it.

Please feel free to contact me if you have any questions regarding this email at:

nicole.riggs.1980@gmail.com

Thank You,

Nicole Riggs

Cody Cooper

From: marlene schmidt <compassionms@yahoo.com>
Sent: Monday, August 12, 2024 3:14 PM
To: Planning
Subject: For the Meeting of August 15, 2024 Title: SUP 24-006 SBA White Antelope Wireless Communication Facility, District III

Some people who received this message don't often get email from compassionms@yahoo.com. [Learn why this is important](#)

Caution: This email originated from outside of Navajo County.

For the Meeting of August 15, 2024

Title: SUP 24-006 SBA White Antelope Wireless Communication Facility, District III

To: Navajo County Planning and Zoning Commission:

I am writing in reference to the request for a Special Use Permit to put a cell tower at the corner of Concho Highway and White Antelope Road.

I request that the permit be denied, and following are my reasons. I am a resident in the area of this proposed cell tower location. This area is the home of several Chemically and Electromagnetically Sensitive people. The one way in and out of our neighborhood is through the proposed site. A cell tower placed close to this area could affect health, causing debilitating symptoms for many. It will have to be entirely avoided by some of the people for whom it poses a more serious threat, making trips into town out of the question.

I moved here 10 years ago after reading that in this area, there were no cell towers close to the housing where I was intending to move. This community, through the Arizona Department of Housing, had built 4 housing units on an old organic farm, for people who have Chemical and Electromagnetic Sensitivities as well as mobility impairments. There are fewer than twenty units like this in the entire nation, and we have a waiting list several years

long to get in. More housing of this type is needed urgently, as more people become sensitive to the electromagnetic and radio frequencies emitted from modern technologies.

Below is an article which may be of interest, concerning the impact on a cattle herd after a 4G tower was put up on farm land.

The Special Use Permit being requested here, at this time, might be expected to have an impact on the local herds as well as on some of us people, who have gone through a lot to rebuild our lives here.

Thank you for taking the time to review my request in regards to this cell tower proposal .

Sincerely,
Marlene Schmidt
Rocking R Ranch Road, Snowflake, AZ 85937

[French farmer wins battle to turn off 4G antenna after claims of damaging cow herd's health](#)

French court orders 4G turn off after 40 cow deaths

8th June 2022

[World](#)

[Livestock health](#)

[Farming](#)



[By John Sleigh](#) Editor

Journalists news from the The Scottish Farmer

Journalists news from the The Scottish Farmer

A French farmer has won his battle to temporarily turn off a 4G antenna after he claimed it was damaging his cow herd's health.

The administrative court in Clermont-Ferrand ordered the two month switch-off after Frédéric Salgues, a farmer in Haute-Loire, said he suspected that it was damaging his herd's health.

The court stated: "It is appropriate to order the temporary cessation of the operation of this antenna for a period of two months, taking into account its general impact, with monitoring, by the judicial expert, of the behaviour of the herd, and of the dairy cows in particular, during this period."

Mobile network operator Orange now has three months to act in accordance with the ruling, including stopping the antenna's operation but must ensure phone coverage continues for their customers in the area affected.

After the decision, Mr Salgues told the French Press that he hoped his cows would be able to 'recover as soon as possible' and called the case ruling 'a major relief and a victory'.

Mr Salgues said that since the antenna's installation in July 2021 – 200 metres away from his farm in Mazeyrat-d'Allier (Haute-Loire) – around 40 of his normally-200-strong herd had died, and milk production had decreased by 15 to 20% within days of the antenna being switched on.

He claimed: "There are no medical elements that could [otherwise] explain this brutal drop in milk production."

Philippe Molh  rat, the mayor of Mazeyrat-d'Allier, who had previously authorised the antenna's installation, testified in favour of the farmer.

He said that he feared 'a catastrophe on a human level' and that his 'concerns' were growing for the 1500 inhabitants of his village.

Yet lawyers for the mobile operators affected by the ruling, which as well as Orange also included Free and Bouygues Telecom, said that there was 'no scientific evidence' that there is a link between animal health problems and electromagnetic fields surrounding mobile phone antennas.

Please confirm email ..

Cody Cooper

From: Dianna Suslo <diannas18@gmail.com>
Sent: Friday, August 9, 2024 3:31 PM
To: Planning; D3Supervisor
Subject: Medical letter, proposed cell tower
Attachments: Cell Tower letter.pdf

Follow Up Flag: Flag for follow up
Flag Status: Flagged

Some people who received this message don't often get email from diannas18@gmail.com. [Learn why this is important](#)

Caution: This email originated from outside of Navajo County.

*Dianna Suslo
(602) 770-4843 cell text only
(928)536-2803*

Your body is boundless. It is channeling the energy, creativity, and intelligence of the entire universe. The design is divine.

Cody Cooper

From: Dianna Suslo <diannas18@gmail.com>
Sent: Thursday, August 8, 2024 9:20 PM
To: Planning; D3Supervisor
Subject: [SUSPECTED SPAM] proposed cell tower at the corner of White Antelope and Concho Highway

Follow Up Flag: Flag for follow up
Flag Status: Flagged

Some people who received this message don't often get email from diannas18@gmail.com. [Learn why this is important](#)

Caution: This email originated from outside of Navajo County.

Hello.

I heard, by word of mouth, just yesterday, that there is a proposed cell tower at the location where my mailbox, and the mailboxes of a number of Environmentally Ill people is. This poses a significant health threat to myself and others. I plan to forward a doctor's letter to testify to this fact, for myself personally, as soon as the doctor has composed it.

My understanding is that there is a guideline that requires that community members be informed two weeks in advance of meetings of this nature. Is this correct? Unfortunately, we have been given inadequate, if any, notice.

I spoke with Mr. Tyler on the phone today, and requested reasonable accommodations for my disability, to attend the meeting telephonically or by video. I was told that this would be discussed with his manager, Cody Cooper, when he returns on Monday. I hope this is enough time to arrange for this needed accommodation.

Ideally, it would be best to postpone the meeting so that the community would have been given two weeks notice, and so that reasonable accommodation could be arranged. Could you please kindly consider this?

There are a number of us that moved to Snowflake, AZ due to our specific health issues, which include disease states that are triggered by excessive exposure to radio frequencies. As such, we are hoping that the cell tower can find a new location. If the tower is erected at the proposed location, we will have to be exposed to the tower regularly, as we need to drive by there to get in and out of the neighborhood, and need to stop there to get our mail.

Thank you for your kind consideration. I look forward to hearing back from you.

Dianna Suslo
(602) 770-4843 cell text only
(928)536-2803

Your body is boundless. It is channeling the energy, creativity, and intelligence of the entire universe. The design is divine.

Cody Cooper

From: Melissa Buckley
Sent: Wednesday, August 14, 2024 2:42 PM
To: Planning
Cc: Leah Thomas
Subject: FW: Online Form Submittal: Contact Navajo County

Follow Up Flag: Follow up
Flag Status: Flagged

This one is for you Cody.

Thank you,

Melissa W. Buckley, MMC

Clerk of the Board
Navajo County, AZ



Email: melissa.buckley@navajocountyaz.gov

Web: www.navajocountyaz.gov **Address:** 100 East Code Talkers Drive, Holbrook, AZ 86025

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From: noreply@civicplus.com <noreply@civicplus.com>
Sent: Wednesday, August 14, 2024 2:18 PM
To: BOSWebMail <BOSWebMail@navajocountyaz.gov>
Subject: Online Form Submittal: Contact Navajo County

Caution: This email originated from outside of Navajo County.

Contact Navajo County

Select Department or Function	Board of Supervisors
-------------------------------	----------------------

First Name	Paula
------------	-------

Last Name	Winskye
-----------	---------

Phone	7013020413
-------	------------

Email	author.winskye@gmail.com
-------	--

Comments

Re: The proposed cell phone tower near the intersection of Concho Highway and White Antelope Road.

To whom it may concern, I am opposed to a cell tower of any kind, especially a 5g tower, being built anywhere near White Antelope Road. People from across the country have moved to that area to escape chemicals & electronic pollution so common in cities. The state even built special housing for environmentally sensitive people in that area. To erect a 5g tower anywhere near their homes is outrageous.

I am opposed to this tower, even though it might mean I have a more reliable cell phone signal. I am willing to make that sacrifice for the sake of their health.

Attachment 1

Field not completed.

Attachment 2

Field not completed.

Attachment 3

Field not completed.

Email not displaying correctly? [View it in your browser.](#)

Cody Cooper

From: Sue Bozzo <bozzosc@yahoo.com>
Sent: Monday, August 12, 2024 8:51 AM
To: D3Supervisor; Planning
Subject: proposed cell tower: SUP 24-006 SBA White Antelope Wireless Communication Facility, District III

Some people who received this message don't often get email from bozzosc@yahoo.com. [Learn why this is important](#)

Caution: This email originated from outside of Navajo County.

For the meeting of August 15, 2024

Re: SUP 24-006 SBA White Antelope Wireless Communication Facility, District III

To: The Navajo County Board of Supervisors and Planning and Zoning Commission:

I am writing in reference to the request for a Special Use Permit to put a cell tower at the corner of Concho Highway and White Antelope Road.

I request that the permit be denied, and my reasons for this follow:

I am a resident on North White Antelope, and I myself have Multiple Chemical Sensitivities (MCS) and Electrical Hypersensitivity (EHS). I have several neighbors, here on North White Antelope, who also have MCS and EHS. Many of them are more severely sensitive than me. We all moved to Snowflake, because it is so rural, and there is less air pollution here, and fewer cell phone towers. Many of the people here need to live miles from the nearest cell phone tower, in order to not be adversely affected. There are approximately 40 households of people here, who moved here precisely because of MCS and EHS. They left their families, their homes, their jobs -- they left everything, to find a place to live that they could tolerate. Please take into account this long-established community (started in the mid-1990's), and the needs of its disabled residents.

I personally think the "high road," the moral thing to do, is to create swaths of the country where it is safe for people with MCS and EHS to live. There is such a range of sensitivity, in the human population, and all the different ranges of sensitivity should have a safe place to live. People with MCS and EHS should be able to participate in their own society and communities.

It is my hope that the proposed cell tower is not allowed to be placed so close to this community.

If possible, could you please confirm that my comments here will be included with the public comments for this proposed tower?

Thank you for your consideration and any accommodation.

Sincerely,
Sue Bozzo
Rockin R Ranch Road, Snowflake, AZ 85937

Cody Cooper

From: Melissa Buckley
Sent: Tuesday, August 13, 2024 12:55 PM
To: Sharon Casjens; Planning
Cc: D3Supervisor
Subject: RE: SUP 24-006 SBA White Antelope Wireless Communication Facility, District III

Good afternoon Sharon,

Thank you for your email. I have forwarded your objection to our Planning & Development Services for the upcoming Planning & Zoning Meeting.

Thank you,

Melissa W. Buckley, MMC

Clerk of the Board
Navajo County, AZ



Email: melissa.buckley@navajocountyaz.gov

Web: www.navajocountyaz.gov Address: 100 East Code Talkers Drive, Holbrook, AZ 86025

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To ensure compliance with the Open Meeting Law, recipients of this message should not forward it to other members of the Board. Members of the Board may reply to this message, but they should not send a copy of their reply to other members.

From: Sharon Casjens <casjensslc@yahoo.com>
Sent: Tuesday, August 13, 2024 12:38 PM
To: D3Supervisor <D3Supervisor@navajocountyaz.gov>
Subject: SUP 24-006 SBA White Antelope Wireless Communication Facility, District III

Some people who received this message don't often get email from casjensslc@yahoo.com. [Learn why this is important](#)

Caution: This email originated from outside of Navajo County.

I vote NO to the placement of cell towers along Concho Hwy. There is a Community of very ill people who have purchased specialized homes in the area due to their debilitating illnesses. Four Homes were built for Chemically and Electromatic illnesses.

I live on Hay Hollow Road for this same reason. I am 100 per cent disabled and in very poor health due to all the electronic devices in my area.

These devices are manufactured, implemented without biological testing or risk assessment done.

Senator Blumenthal asked the companies during a hearing before Congress why this testing was not done to protect humans, animal birds and insects. Their reply was not cost effective to do the testing.

To this day NO testing has been done.

Please consider our future generations when making you decisions that concern our health and well being.

You will ask if I am so ill and electromagnetically sensitive how can I use a computer. Mine was specially made for people like myself 20 years ago but are no longer in production I use al landline fr my service.

Please respond!

Thank you,

Sharon Casjens

Cody Cooper

From: kperrin@nccn.net
Sent: Wednesday, August 14, 2024 3:19 PM
To: Planning
Subject: White Antelope cell tower

[Some people who received this message don't often get email from kperrin@nccn.net. Learn why this is important at <https://aka.ms/LearnAboutSenderIdentification>]

Caution: This email originated from outside of Navajo County.

To the Navajo County Planning Commission:

I'm very concerned by the proposed White Antelope cell tower. I live 2 miles from the site, but these are unobstructed miles with nothing to absorb the RF radiation in between. I would be less concerned if the acceptable levels of RF radiation exposure in the U.S. were 1/10 or even 1/100 of current acceptable levels.

A number of other countries DO have RF limits that are 1/10 or 1/100 of those of the U.S. These countries include Italy, India, Belgium, Serbia, and Bulgaria. Even Russia and China have lower limits as they recognize the biological effects.

I don't see any environmental impact studies in the Application that would include the effects of RF cell tower radiation on plants and animals. Indeed, such a study convinced India to lower their allowed levels to 1/10 of what they had been before.

I can't find an estimate of the RF radiation to be released by the tower. My only comparison is my exposure to Wi-Fi from my computer's modem.

It was left on for an unknown period of time as my computer said it was off.

During this time, my immune response plummeted, and I developed shingles.

When I discovered the Wi-Fi was on, I had it turned off. My shingles went away, and I started feeling much better.

As far-field health data are not considered, I will focus on the area nearer to the tower. The mailboxes across the road are a huge concern. It takes 5 minutes to pick up mail, or a half hour a week.

Radiation is cumulative, and that will matter to chemically and electrically sensitive people. I urge the applicant to move the tower site to the other side of the 50-acre parcel or assist in other measures to protect electrically hypersensitive individuals. Also, the use of chemicals on the site, as herbicides or pesticides, would negatively affect the health of chemically sensitive people

Thank you for your attention to this letter.

Sincerely,
Karen Perrin
8559 Garden Home Trail
Snowflake, AZ
928 536-5606

Cody Cooper

From: Melissa Buckley
Sent: Wednesday, August 14, 2024 2:42 PM
To: Planning
Cc: Leah Thomas
Subject: FW: Online Form Submittal: Contact Navajo County

Follow Up Flag: Follow up
Flag Status: Flagged

This one is for you Cody.

Thank you,

Melissa W. Buckley, MMC

Clerk of the Board
Navajo County, AZ



Email: melissa.buckley@navajocountyaz.gov

Web: www.navajocountyaz.gov **Address:** 100 East Code Talkers Drive, Holbrook, AZ 86025

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From: noreply@civicplus.com <noreply@civicplus.com>
Sent: Wednesday, August 14, 2024 2:18 PM
To: BOSWebMail <BOSWebMail@navajocountyaz.gov>
Subject: Online Form Submittal: Contact Navajo County

Caution: This email originated from outside of Navajo County.

Contact Navajo County

Select Department or Function	Board of Supervisors
-------------------------------	----------------------

First Name	Paula
------------	-------

Last Name	Winskye
-----------	---------

Phone	7013020413
-------	------------

Email	author.winskye@gmail.com
-------	--

Comments

Re: The proposed cell phone tower near the intersection of Concho Highway and White Antelope Road.

To whom it may concern, I am opposed to a cell tower of any kind, especially a 5g tower, being built anywhere near White Antelope Road. People from across the country have moved to that area to escape chemicals & electronic pollution so common in cities. The state even built special housing for environmentally sensitive people in that area. To erect a 5g tower anywhere near their homes is outrageous.

I am opposed to this tower, even though it might mean I have a more reliable cell phone signal. I am willing to make that sacrifice for the sake of their health.

Attachment 1

Field not completed.

Attachment 2

Field not completed.

Attachment 3

Field not completed.

Email not displaying correctly? [View it in your browser.](#)

Cody Cooper

From: Melissa Buckley
Sent: Tuesday, August 13, 2024 12:55 PM
To: Sharon Casjens; Planning
Cc: D3Supervisor
Subject: RE: SUP 24-006 SBA White Antelope Wireless Communication Facility, District III

Good afternoon Sharon,

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Thank you,

Melissa W. Buckley, MMC

Clerk of the Board
Navajo County, AZ



Email: melissa.buckley@navajocountyaz.gov

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From: Sharon Casjens <casjensslc@yahoo.com>
Sent: Tuesday, August 13, 2024 12:38 PM
To: D3Supervisor <D3Supervisor@navajocountyaz.gov>
Subject: SUP 24-006 SBA White Antelope Wireless Communication Facility, District III

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Please respond!

Thank you,

Sharon Casjens

Cody Cooper

From: marlene schmidt <compassionms@yahoo.com>
Sent: Monday, August 12, 2024 3:14 PM
To: Planning
Subject: For the Meeting of August 15, 2024 Title: SUP 24-006 SBA White Antelope Wireless Communication Facility, District III

Some people who received this message don't often get email from compassionms@yahoo.com. [Learn why this is important](#)

Caution: This email originated from outside of Navajo County.

For the Meeting of August 15, 2024

Title: SUP 24-006 SBA White Antelope Wireless Communication Facility, District III

To: Navajo County Planning and Zoning Commission:

I am writing in reference to the request for a Special Use Permit to put a cell tower at the corner of Concho Highway and White Antelope Road.

I request that the permit be denied, and following are my reasons. I am a resident in the area of this proposed cell tower location. This area is the home of several Chemically and Electromagnetically Sensitive people. The one way in and out of our neighborhood is through the proposed site. A cell tower placed close to this area could affect health, causing debilitating symptoms for many. It will have to be entirely avoided by some of the people for whom it poses a more serious threat, making trips into town out of the question.

I moved here 10 years ago after reading that in this area, there were no cell towers close to the housing where I was intending to move. This community, through the Arizona Department of Housing, had built 4 housing units on an old organic farm, for people who have Chemical and Electromagnetic Sensitivities as well as mobility impairments. There are fewer than twenty units like this in the entire nation, and we have a waiting list several years

long to get in. More housing of this type is needed urgently, as more people become sensitive to the electromagnetic and radio frequencies emitted from modern technologies.

Below is an article which may be of interest, concerning the impact on a cattle herd after a 4G tower was put up on farm land.

The Special Use Permit being requested here, at this time, might be expected to have an impact on the local herds as well as on some of us people, who have gone through a lot to rebuild our lives here.

Thank you for taking the time to review my request in regards to this cell tower proposal .

Sincerely,
Marlene Schmidt
Rocking R Ranch Road, Snowflake, AZ 85937

[French farmer wins battle to turn off 4G antenna after claims of damaging cow herd's health](#)

French court orders 4G turn off after 40 cow deaths

8th June 2022

[World](#)

[Livestock health](#)

[Farming](#)



[By John Sleigh](#) Editor

Journalists news from the The Scottish Farmer

Journalists news from the The Scottish Farmer

A French farmer has won his battle to temporarily turn off a 4G antenna after he claimed it was damaging his cow herd's health.

The administrative court in Clermont-Ferrand ordered the two month switch-off after Frédéric Salgues, a farmer in Haute-Loire, said he suspected that it was damaging his herd's health.

The court stated: "It is appropriate to order the temporary cessation of the operation of this antenna for a period of two months, taking into account its general impact, with monitoring, by the judicial expert, of the behaviour of the herd, and of the dairy cows in particular, during this period."

Mobile network operator Orange now has three months to act in accordance with the ruling, including stopping the antenna's operation but must ensure phone coverage continues for their customers in the area affected.

After the decision, Mr Salgues told the French Press that he hoped his cows would be able to 'recover as soon as possible' and called the case ruling 'a major relief and a victory'.

Mr Salgues said that since the antenna's installation in July 2021 – 200 metres away from his farm in Mazeyrat-d'Allier (Haute-Loire) – around 40 of his normally-200-strong herd had died, and milk production had decreased by 15 to 20% within days of the antenna being switched on.

He claimed: "There are no medical elements that could [otherwise] explain this brutal drop in milk production."

Philippe Molh  rat, the mayor of Mazeyrat-d'Allier, who had previously authorised the antenna's installation, testified in favour of the farmer.

He said that he feared 'a catastrophe on a human level' and that his 'concerns' were growing for the 1500 inhabitants of his village.

Yet lawyers for the mobile operators affected by the ruling, which as well as Orange also included Free and Bouygues Telecom, said that there was 'no scientific evidence' that there is a link between animal health problems and electromagnetic fields surrounding mobile phone antennas.

Please confirm email ..

Cody Cooper

From: Dianna Suslo <diannas18@gmail.com>
Sent: Thursday, August 8, 2024 9:20 PM
To: Planning; D3Supervisor
Subject: [SUSPECTED SPAM] proposed cell tower at the corner of White Antelope and Concho Highway

Follow Up Flag: Flag for follow up
Flag Status: Flagged

Some people who received this message don't often get email from diannas18@gmail.com. [Learn why this is important](#)

Caution: This email originated from outside of Navajo County.

Hello.

I heard, by word of mouth, just yesterday, that there is a proposed cell tower at the location where my mailbox, and the mailboxes of a number of Environmentally Ill people is. This poses a significant health threat to myself and others. I plan to forward a doctor's letter to testify to this fact, for myself personally, as soon as the doctor has composed it.

My understanding is that there is a guideline that requires that community members be informed two weeks in advance of meetings of this nature. Is this correct? Unfortunately, we have been given inadequate, if any, notice.

I spoke with Mr. Tyler on the phone today, and requested reasonable accommodations for my disability, to attend the meeting telephonically or by video. I was told that this would be discussed with his manager, Cody Cooper, when he returns on Monday. I hope this is enough time to arrange for this needed accommodation.

Ideally, it would be best to postpone the meeting so that the community would have been given two weeks notice, and so that reasonable accommodation could be arranged. Could you please kindly consider this?

There are a number of us that moved to Snowflake, AZ due to our specific health issues, which include disease states that are triggered by excessive exposure to radio frequencies. As such, we are hoping that the cell tower can find a new location. If the tower is erected at the proposed location, we will have to be exposed to the tower regularly, as we need to drive by there to get in and out of the neighborhood, and need to stop there to get our mail.

Thank you for your kind consideration. I look forward to hearing back from you.

Dianna Suslo
(602) 770-4843 cell text only
(928)536-2803

Your body is boundless. It is channeling the energy, creativity, and intelligence of the entire universe. The design is divine.

Cody Cooper

From: Melissa Buckley
Sent: Monday, August 12, 2024 10:32 AM
To: Nicole Riggs
Cc: marlene schmidt; Molloy; D3Supervisor; Cody Cooper
Subject: RE: 5-G cell tower at Old Concho hwy and White Antelope

Nicole,
Thank you for your email. I have forwarded your object to our Planning & Development Services for the upcoming meeting with P&Z.

Thank you,

Melissa W. Buckley, MMC

Clerk of the Board
Navajo County, AZ



Email: melissa.buckley@navajocountyaz.gov

Web: www.navajocountyaz.gov **Address:** 100 East Code Talkers Drive, Holbrook, AZ 86025

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From: Nicole Riggs <nicole.riggs.1980@gmail.com>
Sent: Sunday, August 11, 2024 9:09 PM
To: planning@navajocountyaz.gov; D3Supervisor <D3Supervisor@navajocountyaz.gov>
Cc: marlene schmidt <compassionms@yahoo.com>; Molloy <molloy4700@gmail.com>
Subject: Re: 5-G cell tower at Old Concho hwy and White Antelope

Some people who received this message don't often get email from nicole.riggs.1980@gmail.com. [Learn why this is important](#)

Caution: This email originated from outside of Navajo County.

To Whom It May Concern,

My name is Nicole Riggs, I was a case manager for Old Concho Community Assistance Center. I was the case manager for 8333 Rocking R Ranch road. This group of houses is unique to the area as they are set up for Multi Chemical Sensitivity or MCS for short. This property was a prime location as it was close to town, but far enough out that the clients do not take in all the toxic chemicals or EMF. The ladies at this property contacted me personally to inform you that building this tower essentially in their backyard would be extremely detrimental to their health.

This property and surrounding area are home to many people with MCS. They moved to this area due to the lack of major EMF (electrical magnetic frequencies). EMF affects people and animals alike without them even realizing it. There is a lot more research being done today on the effects of constant EMF exposure. The amount of EMF exposure to these individuals with MCS can be extremely toxic and can even cause death in

some cases. While I understand you wanting to grow and be able to cover areas with no cell phone or internet access, I urge you to please reconsider the location of this tower. People's lives depend on it.

Please feel free to contact me if you have any questions regarding this email at:

nicole.riggs.1980@gmail.com

Thank You,

Nicole Riggs

Cody Cooper

From: Sue Bozzo <bozzosc@yahoo.com>
Sent: Monday, August 12, 2024 8:51 AM
To: D3Supervisor; Planning
Subject: proposed cell tower: SUP 24-006 SBA White Antelope Wireless Communication Facility, District III

Some people who received this message don't often get email from bozzosc@yahoo.com. [Learn why this is important](#)

Caution: This email originated from outside of Navajo County.

For the meeting of August 15, 2024

Re: SUP 24-006 SBA White Antelope Wireless Communication Facility, District III

To: The Navajo County Board of Supervisors and Planning and Zoning Commission:

I am writing in reference to the request for a Special Use Permit to put a cell tower at the corner of Concho Highway and White Antelope Road.

I request that the permit be denied, and my reasons for this follow:

I am a resident on North White Antelope, and I myself have Multiple Chemical Sensitivities (MCS) and Electrical Hypersensitivity (EHS). I have several neighbors, here on North White Antelope, who also have MCS and EHS. Many of them are more severely sensitive than me. We all moved to Snowflake, because it is so rural, and there is less air pollution here, and fewer cell phone towers. Many of the people here need to live miles from the nearest cell phone tower, in order to not be adversely affected. There are approximately 40 households of people here, who moved here precisely because of MCS and EHS. They left their families, their homes, their jobs -- they left everything, to find a place to live that they could tolerate. Please take into account this long-established community (started in the mid-1990's), and the needs of its disabled residents.

I personally think the "high road," the moral thing to do, is to create swaths of the country where it is safe for people with MCS and EHS to live. There is such a range of sensitivity, in the human population, and all the different ranges of sensitivity should have a safe place to live. People with MCS and EHS should be able to participate in their own society and communities.

It is my hope that the proposed cell tower is not allowed to be placed so close to this community.

If possible, could you please confirm that my comments here will be included with the public comments for this proposed tower?

Thank you for your consideration and any accommodation.

Sincerely,
Sue Bozzo
Rockin R Ranch Road, Snowflake, AZ 85937

Cody Cooper

From: Dianna Suslo <diannas18@gmail.com>
Sent: Friday, August 9, 2024 3:31 PM
To: Planning; D3Supervisor
Subject: Medical letter, proposed cell tower
Attachments: Cell Tower letter.pdf

Follow Up Flag: Flag for follow up
Flag Status: Flagged

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Caution: This email originated from outside of Navajo County.

Dianna Suslo
(602) 770-4843 cell text only
(928)536-2803

Your body is boundless. It is channeling the energy, creativity, and intelligence of the entire universe. The design is divine.



NAVAJO COUNTY PUBLIC WORKS DEPARTMENT
PLANNING & DEVELOPMENT

STAFF REPORT

PLANNING AND ZONING

COMMISSION

Hearing Date: August 15th, 2024
Case No: SUP 24-006
Action: Special Use Permit
Applicant/Owner: SBA Communications/Willis Ranch LLC
Project Name: SBA WHITE ANTELOPE WIRELESS COMMUNICATION FACILITY

EXECUTIVE SUMMARY

Recommendation: Staff recommends approval of the Special Use Permit, subject to the conditions of this Staff Report.

Location: The property is located east of Snowflake, on APN# 303-93-003.

Size: One (1) parcel totaling 51.16 acres.

Supervisor District: III.

Zoning: Commercial-Residential (C-R).

Property Owners: Willis Ranch LLC.

Applicant: SBA Communications.

Representative: Reg Destree.

REQUEST DESCRIPTION:

Consideration of a request by SBA Communications for a Special Use Permit to allow for the construction and operation of a 120' multi-carrier, monopole communication tower and associated facilities, located east of Snowflake. **APN#:** 303-93-003, T13N, R22E, S01 of the GSRM. **Owner:** Willis Ranch LLC. **Agent:** Reg Destree.

GENERAL CHARACTER OF NEIGHBORHOOD:

The subject property is located east of Snowflake. Adjoining this property to the south is the E. Concho

Highway. To the west and the north of this property is State Land. To the east and south of this property are other vacant, Commercial-Residential (C-R) zoned properties.

BACKGROUND/HISTORY:

Historically, the subject property and neighboring properties have been utilized for grazing purposes.

This proposal would allow for one (1) 120' monopole wireless communication tower and associated facilities on a 51.16-acre parcel. The proposal would be an appropriate usage within the Navajo County Zoning Ordinance, if approved for a Special Use Permit.

PROJECT DESCRIPTION:

The proposed project is a 120' monopole wireless communication tower and its associated facilities. This tower will be located at least 191' away from all property lines on APN# 303-93-003. The tower and all associated equipment will be in a 100'x100' area, surrounded by an 8' high chain link fence, with associated utility and access easements.

ZONING DISTRICT:

ARTICLE 15 – (C-R) – COMMERCIAL-RESIDENTIAL ZONING DISTRICT

Section 1501 – Purpose

The principal purpose of this zoning district is to provide for shops and services in convenient locations to meet the daily needs of families in the immediate residential neighborhoods and wholesaling or distribution activities in locations where there is adequate access to major streets or highways. Principal uses permitted in this zoning district include retail and wholesale commerce, commercial entertainment, and some uses of a light manufacturing nature.

ZONING ORDINANCE:

Article 20 – Special Uses and Planned Unit Developments

Section 2001 – Special Uses

The Board of Supervisors may permit as a Special Use the following uses in zoning districts from which they are otherwise prohibited by this Ordinance, unless any such use is further prohibited by this Article.

34. Television, wireless towers, and radio transmitter towers and stations, subject to approval by Federal Regulatory Agencies.

Article 25 – General Provisions

Section 2521 – Wireless Communication Facilities

The purpose of this Section is to establish rules and regulations for the siting of wireless communication facilities. The goals of this Section are to provide for the development of wireless communication services County-wide by:

1. Considering public safety, health, and welfare.
2. Considering impact on adjacent properties.
3. Encouraging configuration which minimizes additional visual impact through proper siting, design, landscape, and camouflage techniques.

COMPREHENSIVE PLAN/AREA PLAN:

Comprehensive Plan

Land Use Element

Goal 6: Maintain compatible land use patterns while encouraging free market development.

Policy 6-B: Consider, if needed, providing for buffers between different land uses including, but not limited to, setbacks, walls or fences, and landscaping.

- The applicant has indicated they will set back their wireless communication tower a minimum of 191' from all property lines, which exceeds the requirements of the Navajo County Zoning Ordinance for facilities located on parcels that are not residentially designated. Additionally, the applicant has indicated they will construct an 8ft. chain link fence, acting as a buffer between the proposed tower and adjacent properties.

Goal 9: Actively plan to accommodate growth in Navajo County in an appropriate manner.

Policy 9-F: Encourage development/installation of technology improvements including, but not limited to, high speed Internet lines and other communications improvements in Navajo County.

- The applicant is proposing the addition of this wireless communication tower and associated facilities to improve rural broadband and overall connectivity.

Analysis:

The proposed special use meets all relevant goals and policies of the Navajo County Zoning Ordinance and the Navajo County Comprehensive Plan as described above. This project, and its submittal, meet all requirements of Section 2521 of the Navajo County Zoning Ordinance, which regulates wireless communication facilities.

Planning and Development Services Staff have received no public comments for the project as of August 6th, 2024.

FINDINGS OF FACT:

1. The item has been properly noticed and posted in compliance with Arizona Revised Statutes and Article 29.

This item was posted in the July 31st, 2024, edition of the Holbrook Tribune. Postcards were mailed to neighbors within 300 feet of the property. The property was posted with public hearing notices, in accordance with the Navajo County Zoning Ordinance and Arizona Revised Statutes.

2. The proposal is in compliance with the Comprehensive Plan.

The proposed project meets all applicable goals within Navajo County's Comprehensive Plan, as noted within this report.

3. The proposed use is compatible with the permissible uses in the zoning district in which the property is located.

The proposed use is compatible with permissible uses within the Commercial-Residential zoning district.

4. The proposed use is compatible with the current and likely future uses of properties in the vicinity of the proposed use.

The proposed use has been determined to be compatible with current and likely future uses per the Navajo County Zoning Ordinance.

5. The proposed use will have minimal adverse effects on the public health, safety, and general welfare of properties in the vicinity of the proposed use.

Given the nature of the property and the zoning in the area, there should be minimal adverse effects on the public health, safety, and general welfare of properties in the vicinity of the proposed use.

PUBLIC WORKS AND OTHER COUNTY DEPARTMENTS' COMMENTS:

COUNTY ATTORNEY:

Initial: B.C. Date:

ENGINEERING AND TRAFFIC:

Initial: W.F. Date:

DRAINAGE & FLOOD CONTROL:

Initial: D.P. Date:

PLANNING AND DEVELOPMENT:

Initial: C.C. Date:

PLANNING AND DEVELOPMENT SERVICES RECOMMENDATION:

Navajo County Planning and Development Services Staff recommend approval of the Special Use Permit, subject to the following conditions:

1. This Special Use Permit shall permit 1 (one) monopole wireless communication tower, not to exceed 120 feet in height, and accessory structures necessary for operation of the tower on the subject property.
2. The applicant shall obtain a Building Permit from Navajo County for such tower and facilities prior to commencing construction.
3. The applicant shall meet all State and Federal requirements concerning communication towers prior to any building permits being issued.
4. The tower shall be constructed as a monopole, as indicated in the supplied plans. The owner of the tower shall maintain the tower, antennae as necessary.
5. A fence of material acceptable to the Planning and Development Services Director shall be constructed to enclose the base of the tower and necessary accessory structures.
6. A Geotechnical Report for the Access Easement shall be submitted and approved.
7. The permitted Special Use shall be allowed to occur per the attached/approved site plan. Any expansion or change of the Special Use shall require an amendment to this permit.
8. If the permitted Special Use is not utilized within a twelve (12) month period, from the date of Board approval, this permit shall become null and void.
9. Should the operator decide to abandon the use of the tower, they shall notify Navajo County Planning and Development Services that the tower is no longer being utilized.
10. If the tower is no longer being utilized, the property owner shall cause, at their expense, the removal of all components of this tower within a 90-day period.
11. The owner shall provide reasonable cooperation to other public and private users who may be interested in collocation on this tower and shall consider such collocation upon commercially reasonable terms, unless such collocation is not technically feasible.
12. This Special Use Permit shall be personal to the permittee and applicable only to the specific use and to the specific property for which it is issued. Upon completion and final inspection by the Planning and Development Services Director (or designee) of any authorized structures, signifying that all zoning and site development requirements imposed in connection with the permit have been satisfied, the Special Use Permit shall thereafter be transferable and shall run with the land, whereupon the maintenance of special conditions imposed by the permit, as well as the compliance with other provisions of this title, shall be the responsibility of the property owner.
13. This Special Use Permit and the subject site shall be reviewed and inspected by Planning and Development Staff on the fifth (5th) anniversary of Board of Supervisors approval and every five (5) years thereafter to ensure the site is being utilized as approved and is in compliance with all conditions contained herein. If the subject site is found to be out of compliance with these conditions, this Special Use Permit and its privileges may be revoked.