



SENT VIA EMAIL **ONLY**: Nai.Saephan@dcd.cccounty.us

September 19, 2024

Nai Saephan, Planner I
Contra Costa County
Department of Conservation and Development
Community Development Division
30 Muir Road
Martinez, CA 94553

RE: **Courtesy Information Notice** – Equipment Disposition

OWNER: HJSCMB-Donovan, LLC, a California limited liability company
Sprint Entity: Sprint Spectrum Realty Company LLC
Sprint Site ID: FN03XC166
Site Address: 5982 Kirker Pass Rd, Concord, CA 94521

Dear Sir/Madam

As a courtesy, we are informing you that Sprint removed the engineer specified transmission radios, cabinets, batteries and hazardous materials, including any fuel cell, generator or other material that may contain a registration number and transferred ownership of the remaining equipment to property owner. Please refer to enclosed plans (CDs) and Close Out Package (COP) for further details.

If additional taxes are levied due to equipment formerly owned by Sprint's equipment, Sprint is no longer responsible for additional tax once its equipment is removed.

If you have any questions, please contact T-Mobile via email at PropertyManagement@T-Mobile.com or via our toll-free Landlord Solutions team at 800-357-7641. When calling, please have the Sprint Site ID (referenced above) available for reference.

Sincerely,

Michele Brod

Michele Brod
Project Manager, Leasing



6220 Sprint Parkway - Mailstop KSOPHD0101-Z2650
Overland Park, KS 66251-2650



DX START: 12/1/2022 – DX COMPLETE: 12/1/2022

Radio Hazmat Closeout Package

| | |
|--------------|--|
| Customer ID: | FN03XC166 |
| Site Type: | TOWER (MONOPOLE) |
| Address: | 5982 Kirker Pass Rd Concord, CA 94521 |
| Lat& Long: | 37°59'26.7"N -121°53'45.6"W |
| Market: | WEST COAST |
| Region: | NORTHERN CALIFORNIA |
| Date: | 12/05/2022 |

TABLE OF CONTENTS

Closeout Package Contents

| Item | Status | Special Notes |
|--|-----------------|---------------|
| Final Site Pricing with all Exception | Mandatory | INCLUDED |
| Permit or No Building Permit on Vendor letter head | Included or N/A | INCLUDED |
| Permit Final Approval attached (if applicable) | Included or N/A | N/A |
| Power Meter Number and Utility Company | Mandatory | INCLUDED |
| Release of lien Form GC and SUB's | Mandatory | INCLUDED |
| Battery Recycling Form | Included or N/A | INCLUDED |
| Pre-Photos of Deconstruction | Mandatory | INCLUDED |
| Post-Photos of Deconstruction | Mandatory | INCLUDED |

DECONSTRUCTION PO REQUEST FORM

| TEG TELKOM ENGINEERING GROUP | | | | | | |
|--|-------------------|-------------------|-------------------|-------------------------|-------------------|-----------|
| PO Request Form | | | | | | |
| Security ID | PO Number | PO Revision | Date | | | |
| Work Order Type | Request PO Number | Request PO Amount | Request PO Amount | | | |
| Deconstruction CO Request | | | | | | |
| All Site Deconstruction Services Pricing | | | | | | |
| Deconstruction Type | Item by Site Item | | | Site Type Pricing | PO Status | |
| Electrical Wiring | Quantity | Unit Price | Subtotal | | | |
| Plumbing | | | | | | |
| Structural Steel | | | | | | |
| Roofing | | | | | | |
| Interior Finishes | | | | | | |
| Exterior Finishes | | | | | | |
| Site Preparation | | | | | | |
| Subtotal | | | | | | |
| Deconstruction Exceptions Pricing | | | | | | |
| Deconstruction Exception | Item by Site Item | | | Quantity & Unit Pricing | Exception Pricing | PO Status |
| Structural Steel | Quantity | Unit Price | Subtotal | | | |
| Plumbing | | | | | | |
| Electrical | | | | | | |
| Roofing | | | | | | |
| Interior Finishes | | | | | | |
| Exterior Finishes | | | | | | |
| Site Preparation | | | | | | |
| Subtotal | | | | | | |
| Deconstruction Total of Scope Pricing (All Pricing Includes Material) | | | | | | |
| Deconstruction Total of Scope | Item by Site Item | | | Quantity & Unit Pricing | Exception Pricing | PO Status |
| Structural Steel | Quantity | Unit Price | Subtotal | | | |
| Plumbing | | | | | | |
| Electrical | | | | | | |
| Roofing | | | | | | |
| Interior Finishes | | | | | | |
| Exterior Finishes | | | | | | |
| Site Preparation | | | | | | |
| Subtotal | | | | | | |
| Deconstruction Total of Scope Pricing (All Pricing Includes Material) | | | | | | |
| Deconstruction Total of Scope Pricing (All Pricing Includes Material) | Item by Site Item | | | Quantity & Unit Pricing | Exception Pricing | PO Status |
| Structural Steel | Quantity | Unit Price | Subtotal | | | |
| Plumbing | | | | | | |
| Electrical | | | | | | |
| Roofing | | | | | | |
| Interior Finishes | | | | | | |
| Exterior Finishes | | | | | | |
| Site Preparation | | | | | | |
| Subtotal | | | | | | |
| Subtotal | | | | | | |
| | | | Subtotal | | | |
| Total Amount of \$2,100.00 | | | | | | |

Insert Final Site Pricing with all Exceptions.



RELEASE OF LIEN FORM/ AND SUBS



CONTRACTOR'S RELEASE OF LIENS AND CERTIFICATE OF PAYMENT

With reference to the Master Construction Service Agreement dated as of November 2, 2015, (the "Agreement") as it may heretofore have been amended, between T-MOBILE USA, INC. (the "Owner") and TELCOM ENGINEERING GROUP LLC ("Contractor"), for the all services, labor and material ("Work") performed or provided at SPRINT_FN03XC166 - 5982 Kirker Pass Road, Concord, CA ("Property"), whether by Contractor or any of its subcontractors, sub-subcontractors, laborers, materialmen or other individuals or entities ("Subcontractors").

- 1) Contractor hereby certifies and represents that it has received full payment of all costs, charges and expenses incurred for Work at the Property except \$0.00, such sum (if any) to be paid pursuant to the terms of the Agreement.
- 2) Contractor hereby releases and forever discharges Owner, the Owner's construction lender, the owner of the Property and their respective properties from all claims, mechanic's and materialman's liens and obligations of every nature whether choate or inchoate and including, without limitation, all mechanic's and materialman's liens and other liens and claims now, or which in the future may be owned, claimed or asserted by Contractor or any subcontractor against the aforesaid land and improvements (including personal property related thereto) arising out of or in connection with the performance of the said Agreement and all amendments thereto.
- 3) Contractor agrees to the fullest extent of the law to indemnify and hold harmless the Owner, Owner's construction lender, if any, and the owner of the Property from and against all costs, losses, damages, claims, causes of action, judgments and expenses, including attorney's fees, arising out of or in connection with the claims or liens against the Owner which arise out of the performance of the work under this Agreement and which may be asserted by the Contractor or any of its direct or indirect suppliers, subcontractors or any of their representatives, officers, agents or employees except for claims arising out of the sole negligence or willful misconduct of the party indemnified or held harmless.
- 4) Contractor hereby unconditionally releases and forever discharges Owner from all other claims of every nature arising out of or in connection with the performance of the said Agreement and all amendments thereto up to the date hereof with the sole exception of the following:

(if any, to be signed off and approved by Owner's Legal Department prior to any further distribution of funds to Contractor)

- 5) CONTRACTOR DOES HEREBY ATTEST TO AND SWEAR THAT (A) the names set out below is a complete and true list of all Subcontractors who performed or provided Work to the Property, and (B) all Subcontractors have been fully paid all monies due for their Work on the Property:

a) NO SUBCONTRACTOR



The foregoing shall not relieve Contractor of its obligations under the provisions of this Agreement, which by nature survive completion of the Work, including, without limitation, all warranties, guarantees and indemnities.

Executed this 11th day of October 2022.

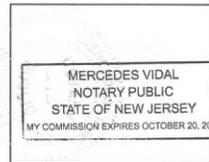


Contractor

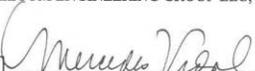
By: NICHOLAS LEONE - COO
(Title)

STATE OF NEW JERSEY §
COUNTY OF HUDSON §

SWORN TO AND SUBSCRIBED before me this 11th day of October, 2022, by Nicholas Leone, the COO of TELCOM ENGINEERING GROUP LLC, on behalf of said Contractor.



(Use this space for notary stamp/seal)



Notary Public
Print Name MERCEDES VIDAL
My commission expires 10-20-2027

INVOICES



Phone: (919) 661-6351
 Fax: (919) 661-6350
 Email: dianas@tepgroup.net

Bill To
 Telcom Engineering Group Inc
 LLC
 Attn: Accounts Payable 120
 Commerce Rd.
 Carlstadt, NJ 7072

Remit To
 TEP OPCO, LLC
 PO Box 6743
 Carol Stream, IL 60197-6743

Invoice

Invoice Date 5/27/2022
Invoice Number SIN088103
Customer Telcom Engineering Group Inc LLC
Terms Net 30
Due Date 6/26/2022
PO Number 18704
Client Contact Chris D Elliott
Customer Site ID FN03XC166

| Line | Project Name | D.O.S. | Qty | Rate | Tax Rate % | Tax Value | Net Value |
|------------------|-----------------------------------|--------------|-----|---------|------------|-----------|------------|
| 1.00 | Kirker Pass FN03XC166 L-701594 | Design Visit | 1 | 1000.00 | 6.62 | 0.00 | 1000.00 |
| Subtotal | | | | | | | \$1,000.00 |
| Tax Total | | | | | | | \$0.00 |
| Total | | | | | | | \$1,000.00 |

APPROVED
 By Chris Elliott at 11:49 am, May 30, 2022

22-01230

The South Dakota v. Wayfair court decision has expanded our Sales Tax collection obligations. If tax was assessed, but you are Sales Tax-exempt, please provide documentation.

- All invoices or batches of invoices totaling over \$1,000 paid with a CC are subject to a fee of 3%.
- A finance chart of 1 1/2% per month shall be added to the unpaid balance of invoices not paid per terms specified.
- All costs of Collection and Attorney fees shall be added.
- This rate shall be applied to all Prejudgment and postjudgment balances.
- Fees not disputed in writing within 10-days of the invoice date shall be considered final.

Professional engineering and land surveying services will be contracted with and performed by one of the following entities as necessary to maintain professional licensing compliance within the jurisdiction of the services to be performed: Tower Engineering Professionals, Inc., TEP Engineering, PLLC, and M&H Engineering, PLLC



Phone: (919) 661-6351
 Fax: (919) 661-6350
 Email: dianas@tepgroup.net

Bill To
 Telcom Engineering Group Inc
 LLC
 Attn: Accounts Payable 120
 Commerce Rd.
 Carlstadt, NJ 7072

Remit To
 TEP OPCO, LLC
 PO Box 6743
 Carol Stream, IL 60197-6743

Invoice

Invoice Date 5/31/2022
Invoice Number SIN089889
Customer Telcom Engineering Group Inc LLC
Terms Net 30
Due Date 6/30/2022
PO Number 18704
Client Contact Chris D Elliott
Customer Site ID FN03XC166

| Line | Project Name | D.O.S. | Qty | Rate | Tax Rate % | Tax Value | Net Value |
|------------------|-----------------------------------|-----------|-----|---------|------------|-----------|------------|
| 2.00 | Kirker Pass FN03XC166 L-701659 | Decom CDs | 1 | 1500.00 | 6.62 | 0.00 | 1500.00 |
| Subtotal | | | | | | | \$1,500.00 |
| Tax Total | | | | | | | \$0.00 |
| Total | | | | | | | \$1,500.00 |

APPROVED
 By Chris Elliott at 3:25 am, Jun 05, 2022

22-01230

The South Dakota v. Wayfair court decision has expanded our Sales Tax collection obligations. If tax was assessed, but you are Sales Tax-exempt, please provide documentation.

- All invoices or batches of invoices totaling over \$1,000 paid with a CC are subject to a fee of 3%.
- A finance chart of 1 1/2% per month shall be added to the unpaid balance of invoices not paid per terms specified.
- All costs of Collection and Attorney fees shall be added.
- This rate shall be applied to all Prejudgment and postjudgment balances.
- Fees not disputed in writing within 10-days of the invoice date shall be considered final.

Professional engineering and land surveying services will be contracted with and performed by one of the following entities as necessary to maintain professional licensing compliance within the jurisdiction of the services to be performed: Tower Engineering Professionals, Inc., TEP Engineering, PLLC, and M&H Engineering, PLLC

NTP – T-MOBILE



T-Mobile Site Decommissioning Team

Notice to Proceed Site Deconstruction

General Contractor:
TEG (Tristrux)

Site Information-

Site ID: FN03XC166

Collocated Site:

Site Name: KIRKER PASS

Structure Type: Tower-Monopole

Site Address: 5982 Kirker Pass Rd, Concord, CA, 94521

Site has multiple landlords:

Lease Landlord:

Complete Scope of Work: Radio & Hazmat

Exceptions:

Access Information: Access_Type_1: Road gate~Lock_1: Combo Lock~Combo_1:

7778~Lock_1b: ~Combo_1b: ~Note_Point_1: Green gate at top of pass on

right.~Access_Type_2: Compound gate~Lock_2: Combo Lock~Combo_2: 7778~Lock_2b:

~Combo_2b: ~Note_Point_2: Fenced compound.~Access_Type_3: Cabinet Door~Lock_3:

Keyed Lock~Combo_3: ~Lock_3b: ~Combo_3b: ~Note_Point_3: Key inside Tracess vault

inside compound.~Access_Type_4: Cabinet Door~Lock_4: Combo Lock~Combo_4:

7778~Lock_4b: ~Combo_4b: ~Note_Point_4: PPC

Cabinet~Gate:7778Door:TracasShelter:Lockbox/Key:Non-Standard Access: Danger!

Rattlesnakes! The road is not passable in bad weather. PG&E meter is located on the west side

of Kirker Pass Rd approximately 200 yards from the equipment. All access gates combos =

7778. The BTS,PWR, and Propane tank are 7778.



12920 SE 38th Street, Bellevue, WA 98006
www.T-Mobile.com
Page 1 of 2



Gate Combination:

Cabinet Combination:

Do Not Start Before Date:

Must DX Complete By: November 30, 2022

Construction Date Notes:

Equipment to Remain on Site:

T-Mobile Approver: Hector Sanchez

Date: November 16, 2022

Detailed Scope:

NTP: FN03XC166-A-001_NTP

Landlord Contact and Access Information

Landlord Entity:

Landlord Site ID: KIRKERPASS

LL Contact: Daniel Burke

LL Phone: 925-890-3626

LL Email: dburke@network-development.com

Special Conditions or Comments: Signed LTA for Pay and Walk. Everything can stay. Remove Radio, Hazmat and any fuel cell, generator or other material that may contain a registration number.



12920 SE 38th Street, Bellevue, WA 98006
www.T-Mobile.com
Page 2 of 2

EQUIPMENT RETURN FORM

Cell Site Decom Equipment Return Form

| | | | | | | | |
|---------------------------------|--|---|--|--|-----------------|------------------------|------------------------|
| Contractor Company Name: | | TEG | | This form is to be used by the T-Mobile Contractors to list Cell Site Decom Equipment to be returned to the T-Mobile Warehouse. | | | |
| Contractor POC Name : | | Adrian Lopez | | | | | |
| Contractor Email: | | AELopez@teg1.com | | | | | |
| Contractor POC Phone #: | | 925 897 8756 | | | | | |
| Site Cascade ID | Sprint's unique identifier (IMN) for a given part | Enter one Atlas Serial Number per line | Enter the quantity if item is not a serialized part | Enter this information if the Sprint Item Master Number is not listed | | | |
| Site Cascade ID | Item Master Number (IMN) | Atlas Serial Number | Quantity | Description | Mfg Name | Mfg Part Number | Notes/ Comments |
| FN03XC166 | | 122871172141.00 | 1 | SMARTPACK RECTIFIER | ELTEK | 242100.118 | |
| FN03XC166 | | 123471137564.00 | 1 | FLATPACK2 RECTIFIER | ELTEK | 241115.105 | |
| FN03XC166 | | 123471105707.00 | 1 | FLATPACK2 RECTIFIER | ELTEK | 241115.105 | |
| FN03XC166 | | 123471105920.00 | 1 | FLATPACK2 RECTIFIER | ELTEK | 241115.105 | |
| FN03XC166 | | 123471137654.00 | 1 | FLATPACK2 RECTIFIER | ELTEK | 241115.105 | |
| FN03XC166 | | 123471137697.00 | 1 | FLATPACK2 RECTIFIER | ELTEK | 241115.105 | |
| FN03XC166 | | 123471137677.00 | 1 | FLATPACK2 RECTIFIER | ELTEK | 241115.105 | |
| FN03XC166 | | 123471137698.00 | 1 | FLATPACK2 RECTIFIER | ELTEK | 241115.105 | |
| | | | | | | | |
| | | | | | | | |
| | | | | | | | |

BATTERY RECYCLING ORDER FORM



T-MOBILE/SPRINT RECYCLING ORDER

| Section 1 Contractor - Please complete and provide answers to the right | |
|--|--|
| Logistics Option: "Delivery" or "Pick-up" | Pick Up |
| For Delivery Only | N/A |
| Zip Code: (required to determine nearest Distributor) | |
| For Pickup Only | |
| Pick-up requests must be over 2000/lbs. | |
| Address for Pick-up: | Rickerbacker Circle, Livermore, CA 94551 |
| Loading Hours: | 8am – 3pm pst |
| Pallet Count: | Kim Duch & Evan Pueliu |
| Onsite contact name & number: | No |
| Lift gate required for pickup? | 925-365-8632 |
| Company Name: | No |
| Your Name / Email Address: | Telecom Engineering Group Jason Garretson – jasong@teg1.com |
| Site ID(s) where batteries were removed w/quantity per location Example: (IBTX00578-4 Each) | FN03XC166 – 16EA |
| TOTAL Estimated Weight: | 1,600 LBS |
| Section 2 Interstate Battery Corporate will complete this section: | |
| RNAC Order Number: | Interstate warehouse address for delivery: |
| | |
| Section 3 Interstate Battery Distributor will complete this section: | |
| PAYMENT NOT REQUIRED | |
| Distributor - Please verify distributorship address listed above is correct. If not, please update Section 2 and notify IBR @ RecycleBatteries@ibsa.com | Gross Weight: Pallet count: Print Name: Date: |

STEPS

1. Contractor completes section 1 (If multiple sites will be delivered together, please complete one form)
2. Email request form to: RecycleBatteries@ibsa.com Allow up to 24-hours for request to be processed.
3. Interstate Corporate populates Section 2 with the RNAC Order Number and address of distributor where the batteries are to be "delivered"; or coordinates a "pick-up" for qualifying request.
4. If delivering batteries, contractor prints the form and provides it to the distributor.
5. Distributor completes Section 3 and returns a copy to the Contractor.
6. Contractor emails signed proof of delivery to: RecycleBatteries@ibsa.com

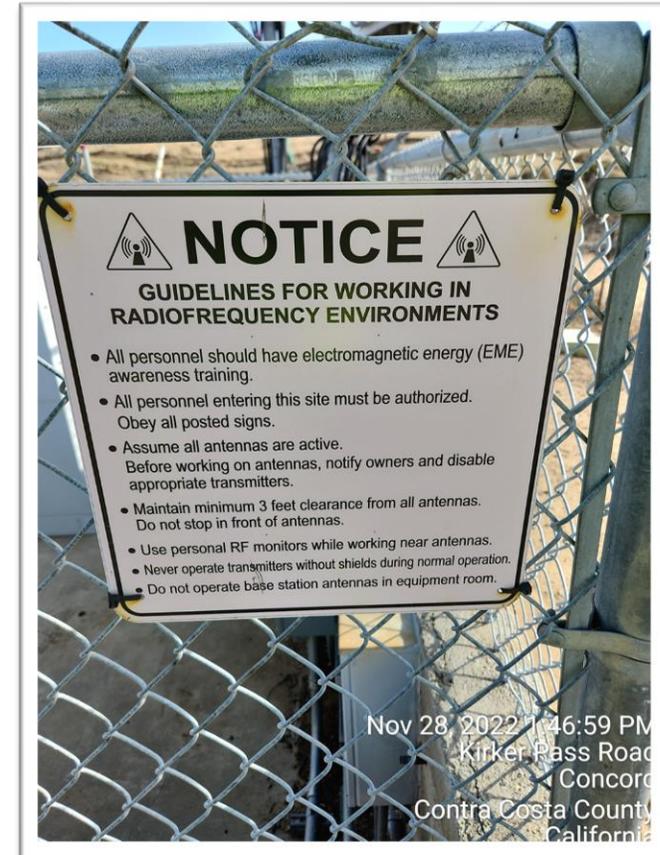
PHOTO INSTRUCTIONS:

- Please take photos of the pre and post **from the same point of view** for COP review and clarification
- Photos need to be **date and Time stamped with in 7 days of DX Complete**
- Please review your photos AS dark or Fuzzy photos will be rejected
- Image Resolution should be at a minimum 1600 x 1200/ 2.0 Megapixel
- Please label all special / Supplemental photos as needed

DECONSTRUCTION PHOTO LOG

Site Entrance w/signage Pre-Photo

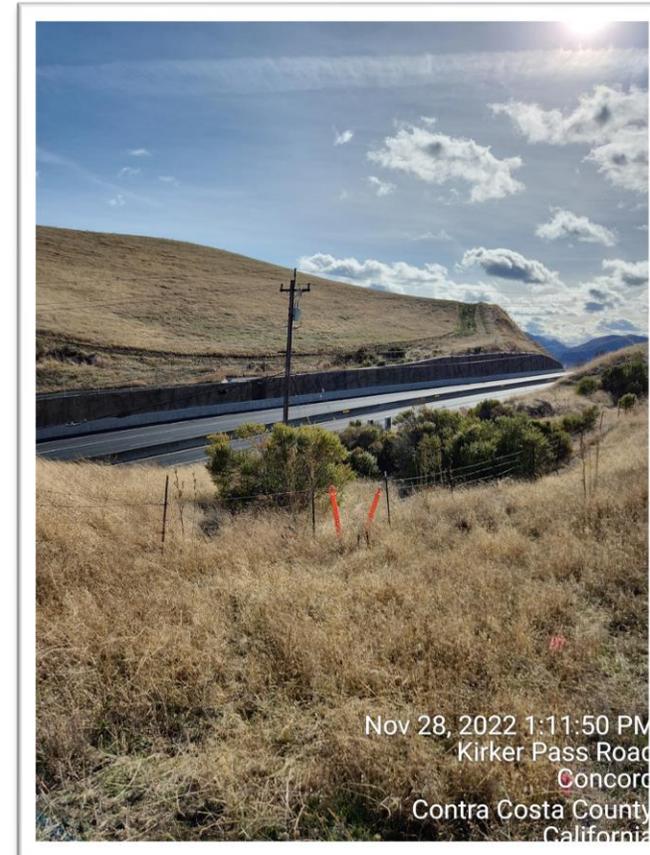
Site Entrance w/signage Post-Photo



DECONSTRUCTION PHOTO LOG

Site Access Road Pre-Photo

Site Access Road Post-Photo



DECONSTRUCTION PHOTO LOG

Entire view of structure Pre-Photo

Entire view of structure Post-Photo



DECONSTRUCTION PHOTO LOG

Lease area showing all equipment Pre-Photo

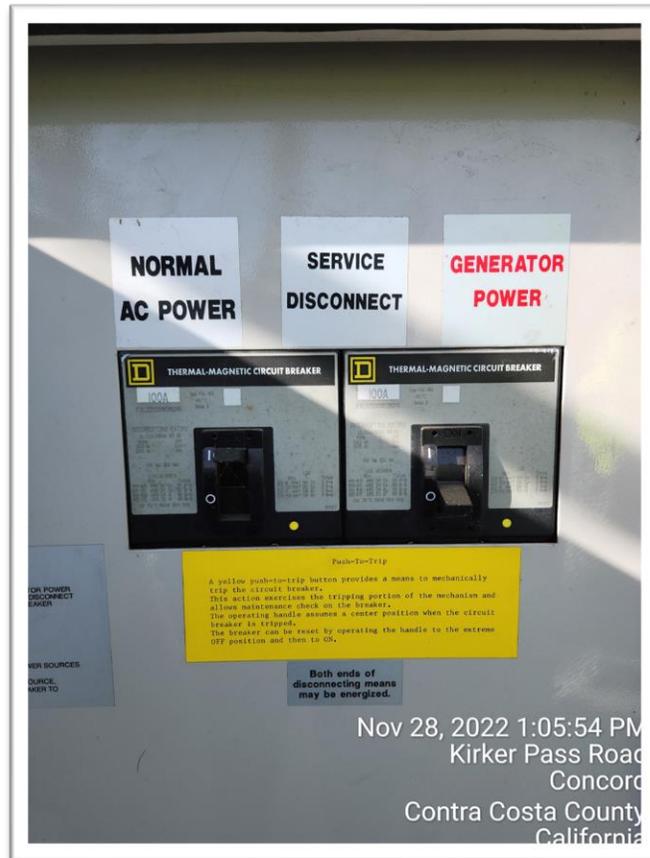
Lease area showing all equipment Post-Photo



DECONSTRUCTION PHOTO LOG

Meter & Disconnect Pre-Photo

Meter & Disconnect Post-Photo



DECONSTRUCTION PHOTO LOG

Battery cabinet and cabling Pre-Photo



Battery cabinet and cabling Post-Photo



DECONSTRUCTION PHOTO LOG

Rectifier Pre-Photo



Rectifier Post-Photo

