ZONING DRAWING

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

2022 CALIFORNIA ADMINISTRATIVE CODE

2022 CALIFORNIA BUILDING CODE 2022 CALIFORNIA ELECTRIC CODE

2022 CALIFORNIA MECHANICAL CODE

2022 CALIFORNIA PLUMBING CODE

2022 CALIFORNIA FIRE CODE ANY LOCAL BUILDING CODE AMENDMENTS TO THE ABOVE

8. CITY/COUNTY ORDINANCES

HANDICAP REQUIREMENTS:

FACILITY IS UNMANNED AND NOT FOR HUMAN HABITATION AND IS EXEMPT FROM ACCESSIBILITY REQUIREMENTS IN ACCORDANCE WITH 2022 CALIFORNIA BUILDING CODE SECTION 11B-203.5

CODE COMPLIANCE

THE FACILITY IS UNMANNED AND NOT FOR HUMAN HABITATION. A TECHNICIAN WILL VISIT THE SITE AS REQUIRED FOR ROUTINE MAINTENANCE. THE PROJECT WILL NOT RESULT IN ANY SIGNIFICANT DISTURBANCE OR EFFECT ON DRAINAGE; NO SANITARY SEWER SERVICE, POTABLE WATER, OR TRASH DISPOSAL IS REQUIRED AND NO COMMERCIAL SIGNAGE IS NEW.

GENERAL NOTES



TO OBTAIN LOCATION OF PARTICIPANTS UNDERGROUND FACILITIES BEFORE YOU DIG IN CALIFORNIA (SOUTH), CALL OLL FREE: 1-800-422-4133 OR www.digalert.org CALIFORNIA STATUTE

WORKING DAYS NOTICE

BEFORE YOU EXCAVATE

Call before you dig.

PROPERTY OWNER: AMERICAN RENTALS 88 W. VICTORIA ST., LONG BEACH, CA 90805 PHONE: (562) 630-5896

APPLICANT: 1452 EDINGER AVENUE

TUSTIN, CA 92780 APPLICANT REPRESENTATIVE: EUKON GROUP 65 POST, SUITE 1000

LATITUDE (NAD 83): 33° 51′ 48.19″ N

(33.863386°)

LONGITUDE (NAD 83): 118° 12' 03.25" W (-118.200902°)

GROUND ELEVATION (NAVD 88): 50.6' AMSL

7306-022-054

ZONING JURISDICTION: CITY OF LONG BEACH

LEASE AREA: 338.8 SQ.FT. OCCUPANCY TYPE:

CONSTRUCTION TYPE:

SITE INFORMATION

V-B

IRVINE, CA 92618

ROJECT MANAGER: AT&T MOBILITY, LA MARKET 1452 EDINGER AVENUE, 3RD FLOOR TUSTIN, CA 92780 CONTACT: TAYIIKA ATTUID LOGAN BURKS

PHONE: (925) 549-4671 EMAIL: tI784a@att.com LEASING: EUKON

IRVINE, CA 92618 CONTACT: JOHN MCDONALD PHONE: (949) 994-0363 EMAIL: john.McDonald@eukongroup.com

65 POST, SUITE 1000

1452 EDINGER AVENUE, 3RD FLOOR TUSTIN, CA 92780 CONTACT: SANDEEP MANGAT PHONE: (530) 540-4201 EMAIL: sm2840@att.com

A&E CONTACT: EUKON 65 POST, SUITE 1000 IRVINE, CA 92618 CONTACT: RICH BRUNET

UNMANNED TELCOMMUNICATIONS FACILITY

PHONE: 866-55-EUKON EX. 1013 EMAIL: rich.brunet@eukongroup.com EUKON

65 POST, SUITE 1000 IRVINE, CA 92618 CONTACT: JOHN MCDONALD PHONE: (949) 994-0363 EMAIL: john.McDonald@eukongroup.co

1452 EDINGER AVE. TUSTIN, CA 92780 CONTACT: ANDRE CAMOU PHONE: (562) 293-6236 EMAIL: ac2960@att.com

PROJECT TEAM

SITE NUMBER: CLL01429

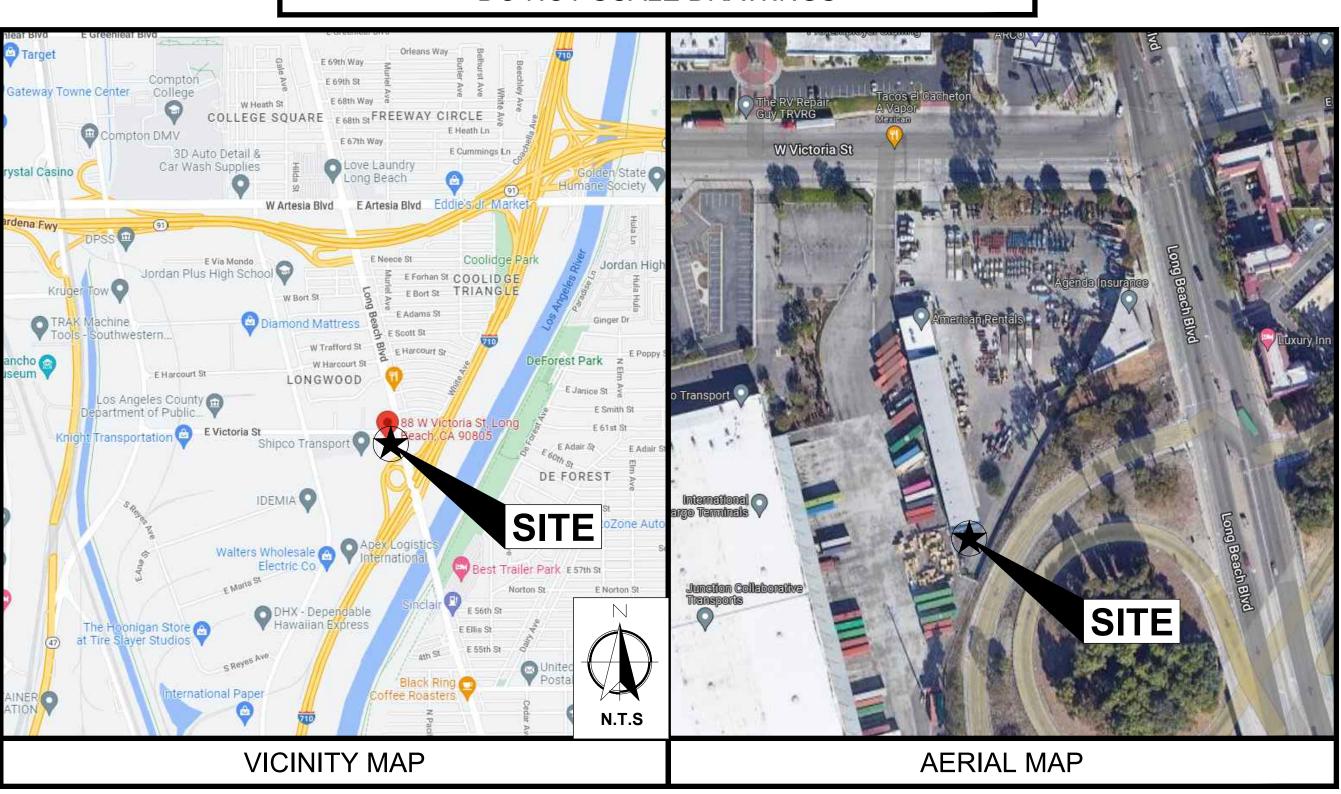
PACE#: MRLOS094197 FA#: 13024032 USID#:



PROJECT: NSB + C-BAND SITE TYPE: RAWLAND SITE ADDRESS: 88 W. VICTORIA STREET LONG BEACH, CA 90805

SUBCONTRACTOR SHALL VERIFY ALL PLANS & EXISTING DIMENSIONS & CONDITIONS ON THE JOB SITE & SHALL IMMEDIATELY NOTIFY THE ENGINEER IN WRITING OF ANY DISCREPANCIES BEFORE PROCEEDING WITH THE WORK OR BE RESPONSIBLE FOR SAME

DO NOT SCALE DRAWINGS



DIRECTIONS FROM AT&T OFFICE:

TURN RIGHT TOWARD AT&T, TURN LEFT ONTO EDINGER AVE, TURN LEFT TO MERGE ONTO CA-55 S/STATE RTE 55S, MERGE ONTO CA-55 S/STATE RTE 55 S, TAKE EXIT 6A TO MERGE ONTO I-405 N, KEEP LEFT TO STAY ON I-405 N, TAKE EXIT 32A TO MERGE ONTO I-710 N TOWARD PASADENA, TAKE EXIT 7 FOR LONG BEACH BLVD, TURN LEFT ONTO N LONG BEACH BLVD, TURN LEFT ONTO W VICTORIA ST, DESTINATION WILL BE ON THE LEFT.

DRIVING DIRECTIONS

THE FOLLOWING PARTIES HEREBY APPROVE AND ACCEPT THESE DOCUMENTS & AUTHORIZE THE SUBCONTRACTOR TO PROCEED WITH THE CONSTRUCTION DESCRIBED HEREIN. ALL DOCUMENTS ARE SUBJECT TO REVIEW BY THE LOCAL BUILDING DEPARTMENT & MAY IMPOSE CHANGES OR

APPROVED BY:	INITIALS:	DATE:
AT&T RF ENGINEER:		
AT&T OPERATIONS:		
SITE ACQUISITION MANAGER:		
PROJECT MANAGER:		
LEASING VENDOR:		
CONSTRUCTION MANAGER:		
PROPERTY OWNER:		

APPROVALS

AT&T WIRELESS PROPOSES TO CONSTRUCT A WIRELESS INSTALLATION. THE SCOPE WILL CONSIST OF THE

OUTDOOR EQUIPMENT

INSTALL 75' HIGH MONOPOLE INSTALL (12) AT&T PANEL ANTENNAS

INSTALL (36) AT&T REMOTE RADIO UNITS (RRU)

INSTALL (1) AT&T 7' HIGH CMU WALL ENCLOSURE INSTALL (6) AT&T DC9 SURGE SUPPRESSORS

INSTALL (1) PPC/ATS w/ CAMLOCK

INSTALL (1) AT&T DISCONNECT INSTALL (1) AT&T TELCO BOX

INSTALL (1) AT&T CIENA

INSTALL (1) AT&T SERVICE METER INSTALL (1) AT&T TRANSFORMER

INSTALL (5) AT&T DC12 SURGE SUPPRESSORS INSTALL (1) AT&T POWER PLANT

INSTALL (2) PURCELL CABINETS (STACKED) ON CONCRETE PAD

INSTALL (1) AT&T 20kW BACKUP GENERATOR WITH 54gal DIESEL TANK ON CONCRETE PAD INSTALL (2) AT&T GPS ANTENNAS RELOCATE (1) SEWER LINE

PROJECT DESCRIPTION

SHEET	DESCRIPTION	REV
T-1	TITLE SHEET	5
LS-1	SITE SURVEY	2
LS-2	SITE SURVEY	2
A-1	SITE PLAN	5
A-2	ENLARGED SITE PLAN	5
A-3	PROPOSED COMPOUND PLAN	5
A-4	PROPOSED ANTENNA PLAN / ANTENNA AND RRU SCHEDULE	5
A-5	PROPOSED SOUTH AND WEST ELEVATIONS	5
	SHEET INDEX	

APPLICANT 3RD FLOOR TUSTIN, CA 92780 **ENGINEER:**

Attachment A

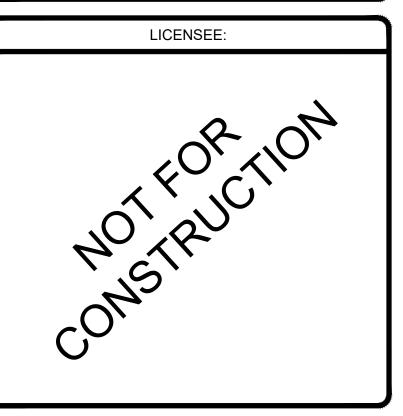
65 POST, SUITE 1000 **IRVINE**, CA 92618 TEL: (949) 553-8566

THIS PAGE CONTAINS CONFIDENTIAL, PROPRIETAR' OR TRADE SECRET INFORMATION EXEMPT FROM DISCLOSURE UNDER APPLICABLE LAW.

www.eukongroup.com

DRAWN BY:		AG/JJD
CHECKED BY:		AG
	REVISIONS:	

	REVISIONS:				
5	07/03/23	ZONING COMMENTS			
4	05/09/23	REVISED ENCLOSURE DESIGN			
3	02/18/23	GPR RESULTS			
2	01/06/23	LL COMMENTS			
1	11/14/22	DRM COMMENTS			
0	11/08/22	100% ZONING DRAWING			
В	10/18/22	LL COMMENTS			
Α	10/10/22	90% ZONING DRAWING			
REV	DATE	DESCRIPTION			



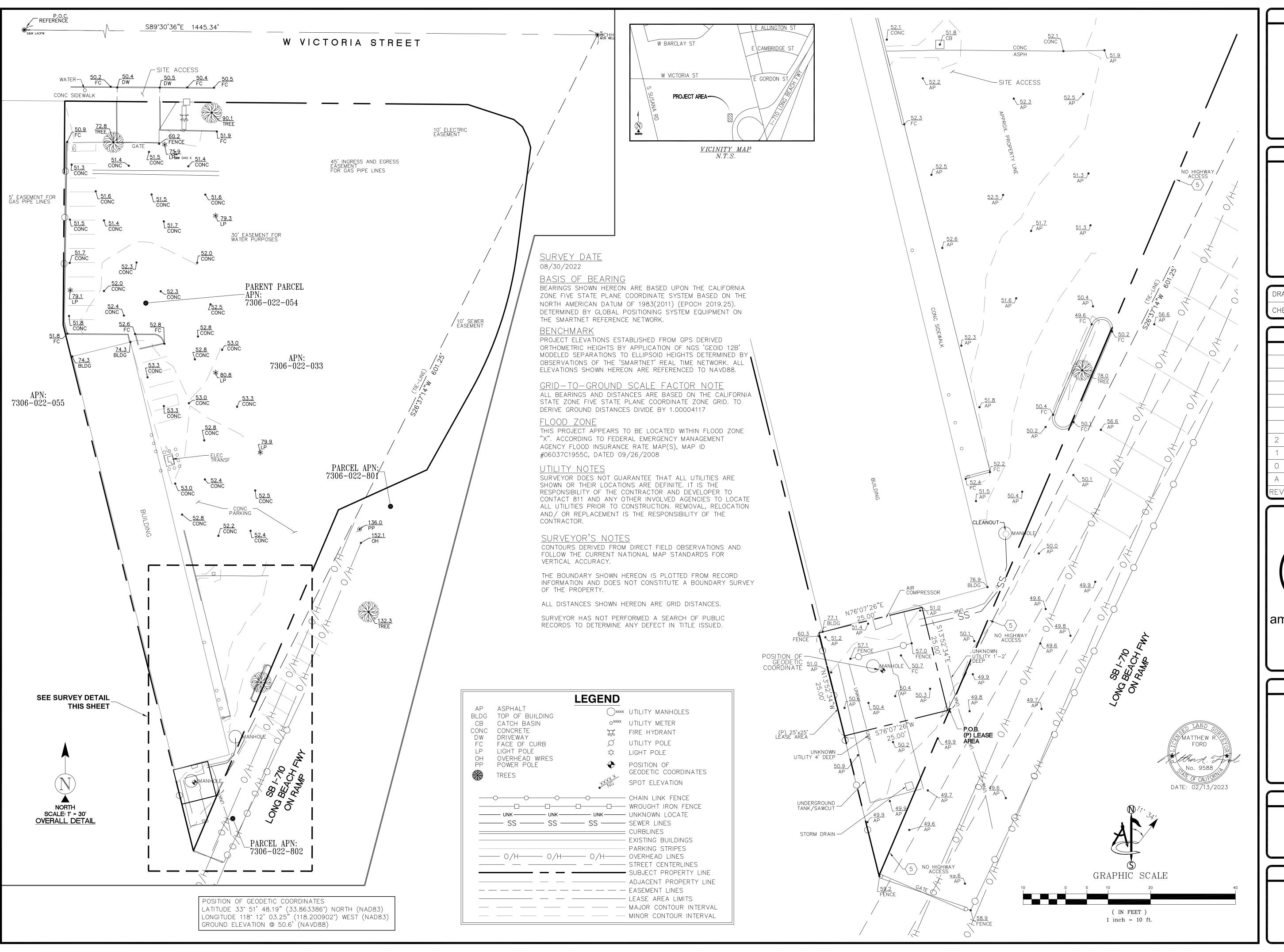
PROJECT INFORMATION:

CLL01429

88 W. VICTORIA STREET LONG BEACH, CA 90805

SHEET TITLE:

TITLE SHEET



APPLICANT:



3RD FLOOR TUSTIN, CA 92780

ENGINEER:



65 POST, SUITE 1000 IRVINE, CA 92618 TEL: (949) 553-8566 www.eukongroup.com

DRAWN BY: RR

CHECKED BY: MF

Í			REVISIONS:	ų.
	2	02/10/23	LOCATE (C)	(SB)
	1	11/03/22	SITE NUMBER	(MF)
	0	10/31/22	TITLE/DESIGN/LEGAL	(RR)
	А	09/11/22	PRELIMINARY	(RR)
	REV	DATE	DESCRIPTION	ì

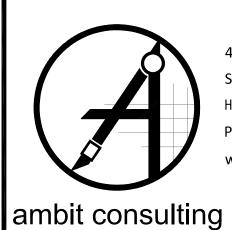
428 MAIN STREET

PH. (480) 659-4072

HUNTINGTON BEACH, CA 92648

www.ambitconsulting.us

SUITE 206



PROJECT INFORMATION:

CLL01429

88 W VICTORIA STREET LONG BEACH, CA 90805

LOS ANGELES COUNTY

SHEET TITLE:

SITE SURVEY

SHEET NUMBER:

LS-1

LESSOR'S LEGAL DESCRIPTION

ALL THAT CERTAIN REAL PROPERTY SITUATED IN THE CITY OF LONG BEACH, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, DESCRIBED

ADJUSTED LEGAL DESCRIPTION AS SHOWN IN PARCEL 1 ON THOSE CERTAIN DOCUMENTS ENTITLED "GRANT OF CERTIFICATE OF COMPLIANCE IN CONJUNCTION WITH A LOT LINE ADJUSTMENT" RECORDED JULY 25, 2014 AS INSTRUMENT NO. 2014-773212 AND AS INSTRUMENT NO. 2014-773213 OF OFFICIAL RECORDS. IN THE CITY OF LONG BEACH, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THAT PORTION OF PARCEL 1 AS SHOWN ON RECORD OF SURVEY RECORDED IN BOOK 126, PAGE 35 OF RECORD OF SURVEYS, IN THE OFFICE OF THE COUNTY RECORDER, COUNTY OF LOS ANGELÉS, STATE OF CALIFORNIA, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID PARCEL 1:

THENCE SOUTH 89° 41' 40" EAST 89.17 FEET ALONG THE NORTHERLY LINE OF SAID PARCEL 1, SAID NORTHERLY LINE ALSO BEING THE SOUTHERLY LINE OF VICTORIA STREET AS SHOWN ON SAID RECORD OF SURVEY TO THE TRUE POINT OF BEGINNING;

THENCE LEAVING SAID NORTHERLY LINE, SOUTH 00° 13' 12" WEST, 158.09 FEET;

THENCE SOUTH 14° 05' 00" EAST, 382.76 FEET TO A POINT ON THE EASTERLY LINE OF SAID PARCEL 1

THENCE ALONG THE EASTERLY AND NORTHERLY BOUNDARY LINE OF SAID PARCEL 1 THE FOLLOWING COURSES:

(1) NORTH 22° 51' 59" EAST, 261.76 FEET;

(2) THENCE NORTH 65° 27' 46" EAST, 68.62 FEET;

(3) THENCE NORTH 29°00'09" EAST, 63.91 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE WESTERLY HAVING A RADIUS OF 275.00 FEET;

(4) THENCE NORTHERLY 104.52 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 21° 46' 38";

(5) THENCE NORTH 07° 13′ 31″ EAST 73.85 FEET;

(6) THENCE NORTH 16° 49' 22" WEST, 7.22 FEET;

(7) THENCE NORTH 25° 52' 21" WEST 8.54 FEET;

(8) THENCE NORTH 50° 12' 47" WEST 8.00 FEET;

(9) THENCE NORTH 72° 01' 28" WEST, 34.08 FEET;

(10) THENCE NORTH 89° 41' 40" WEST 284.87 FEET TO THE TRUE POINT OF BEGINNING

EXCEPT ALL MINERALS OIL, AND OTHER HYDROCARBON SUBSTANCES WITHOUT, HOWEVER, THE RIGHT OF ENTRY ON THE SURFACE OF THE LAND FOR THE PRODUCTION THEREOF, BUT WITH THE RIGHT TO PRODUCE ANY OF THE SAME FROM ANY PORTION OF THE PROPERTY WHICH IS 500 FEET OR MORE BELOW THE GROUND SURFACE AND ALSO WITH THE RIGHT TO DRILL UNDER OR THROUGH THE PROPERTY AT ANY POINT OR POINTS 500 FEET OR MORE BELOW THE GROUND SURFACE. DRILLING SITES FOR ANY OF SAID OPERATIONS SHALL BE LOCATED AT LEAST 500 FEET FROM ANY EXTERIOR BOUNDARY OF SAID LAND, AS RESERVED BY CARSON ESTATE COMPANY, A CORPORATION, IN THE DEED RECORDED DECEMBER 3, 1953 AS INSTRUMENT NO. 1614, IN BOOK 43298, PAGE 318, OFFICIAL RECORDS AND BY DOMINGUEZ ESTATE COMPANY, A CORPORATION, IN THE DEED RECORDED DECEMBER 1953, AS INSTRUMENT NO. 1615, IN BOOK 43298, PAGE 320, OFFICIAL RECORDS AND IN THE DEED FROM CARSON ESTATE COMPANY. A CORPORATION, RECORDED NOVEMBER 28, 1952, AS INSTRUMENT NO. 2931, IN BOOK 40409, PAGE 76, OFFICIAL RECORDS.

APN: 7306-022-033 & 7306-022-054

LEASE AREA LEGAL DESCRIPTION THAT PORTION OF PARCEL 1 AS SHOWN ON RECORD OF SURVEY RECORDED IN BOOK 126, PAGE 35 OF RECORD OF SURVEYS, IN THE OFFICE OF THE COUNTY RECORDER, COUNTY OF LOS ANGELES, STATE OF

CALIFORNIA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A FOUND MONUMENT IN THE CENTERLINE INTERSECTION OF W VICTORIA STREET AND LONG BEACH BOULEVARD AS SHOWN ON RECORD OF SURVEY RECORDED IN BOOK 126, PAGE 35, IN THE CITY OF LONG BEACH, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, SAID MONUMENT BEING SOUTH 89°30'36" EAST, 1445.34 FEET FROM A MONUMENT FOUND AT THE INTERSECTION OF W VICTORIA STREET AND SUSANA ROAD AS SHOWN ON RECORD OF SURVEY RECORDED IN BOOK 126, PAGE 35, IN THE CITY OF LONG BEACH, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA; THENCE SOUTH 26°37'14" WEST, 601.25 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 76°07'26" WEST, 25.00 FEET TO A POINT ON THE WEST LINE OF PARCEL 1 OF THAT CERTAIN LOT LINE ADJUSTMENT 1311-13 RECORDED JULY 25, 2014 AS INSTRUMENT NO. 2014.773213 OFFICIAL RECORDS OF SAID COUNTY; THENCE ALONG SAID WEST LINE, NORTH 13°52'34" WEST, 25.00 FEET; THENCE DEPARTING SAID WEST LINE, NORTH 76°07'26" EAST, 25.00 FEET; THENCE SOUTH 13°52'34" EAST, 25.00 FEET TO THE POINT OF BEGINNING.

CONTAINING 625.0 SQUARE FEET (0.01435 ACRES) OF LAND, MORE OR

SCHEDULE "B" NOTE

(AS SHOWN ON SURVEY)

(AS SHOWN ON SURVEY)

(AS SHOWN ON SURVEY)

AFFECTS: A PORTION OF SAID LAND

REFERENCE IS MADE TO THE TITLE REPORT ORDER NO. 92018783-920-CMM-CM8, GUARANTEE NO. CA-SFXFC-IMP-81G28-1-22-92018783, ISSUED BY COMMONWEALTH LAND TITLE INSURANCE COMPANY. DATED AUGUST 18, 2022. ALL EASEMENTS CONTAINED WITHIN SAID TITLE REPORT AFFECTING THE IMMEDIATE AREA SURROUNDING THE LEASE HAVE BEEN PLOTTED. ITEMIZED NOTES:

- WATER RIGHTS, CLAIMS OR TITLE TO WATER, WHETHER OR NOT DISCLOSED BY THE PUBLIC RECORDS. (BLANKET IN NATURE)
- EASEMENTS FOR ZANJAS, DITCHES, FLUMES, PIPES OR OTHER WATER CONDUITS OVER SAID LAND, AS PROVIDED BY THE FINAL DECREE OF PARTITION HAD IN CASE NO. 3284 OF THE (UNDERLYING DOCUMENT NOT PROVIDED - NOT SHOWN)
- EASEMENT(S) FOR THE PURPOSE(S) SHOWN BELOW AND RIGHTS INCIDENTAL THERETO AS SET FORTH IN A DOCUMENT: PURPOSE: GAS LINE AND INCIDENTAL PURPOSES RECORDING NO: BOOK 15398, PAGE 275 OF OFFICIAL RECORDS AFFECTS: A PORTION OF SAID LAND (AS SHOWN ON SURVEY)
- EASEMENT(S) FOR THE PURPOSE(S) SHOWN BELOW AND RIGHTS INCIDENTAL THERETO AS SET FORTH IN A DOCUMENT: PURPOSE: GAS LINE AND INCIDENTAL PURPOSES RECORDING NO: BOOK 15473, PAGE 277 OF OFFICIAL RECORDS AFFECTS: A PORTION OF SAID LAND DOCUMENT(S) DECLARING MODIFICATIONS THEREOF RECORDED AS BOOK 15547, PAGE 228 OF OFFICIAL RÈĆORDS.
- THE OWNERSHIP OF SAID LAND DOES NOT INCLUDE RIGHTS OF ACCESS TO OR FROM THE STREET, HIGHWAY, OR FREEWAY ABUTTING SAID LAND, SUCH RIGHTS HAVING BEEN RELINQUISHED BY THE DOCUMENT RECORDING DATE: JULY 12, 1956 RECORDING NO: 4201 OF OFFICIAL RECORDS AFFECTS: A PORTION OF SAID LAND
- 6. EASEMENT(S) FOR THE PURPOSE(S) SHOWN BELOW AND RIGHTS INCIDENTAL THERETO, AS GRANTED IN A DOCUMENT: GRANTED TO: SOUTHERN CALIFORNIA EDISON COMPANY, A CORPORATION PURPOSE: OVERHEAD ELECTRICAL SUPPLY SYSTEMS AND COMMUNICATION SYSTEMS AND INCIDENTAL PURPOSES RECORDING DATE: JULY 8, 1988 RECORDING NO: 88-1074822 OF OFFICIAL RECORDS
- COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS BUT OMITTING ANY COVENANTS OR RESTRICTIONS, IF ANY, INCLUDING BUT NOT LIMITED TO THOSE BASED UPON AGE, RACE, COLOR, RELIGION, SEX, GENDER, GENDER IDENTITY, GENDER EXPRESSION, SEXUAL ORIENTATION, MARITAL STATUS, NATIONAL ORIGIN, ANCESTRY, FAMILIAL STATUS, SOURCE OF INCOME, DISABILITY, ÆTERAN OR MILITARY STATUS, GENETIC INFORMATION, MEDICAL CONDITION, CITIZENSHIF PRIMARY LANGUAGE, AND IMMIGRATION STATUS, AS SET FORTH IN APPLICABLE STATE OR FEDERAL LAWS, EXCEPT TO THE EXTENT THAT SAID COVENANT OR RESTRICTION IS PERMITTED BY APPLICABLE LAW, AS SET FORTH IN THE DOCUMENT RECORDING DATE: MAY 28, 1992 RECORDING NO: 92-962801 OF OFFICIAL RECORDS SAID COVENANTS, CONDITIONS AND RESTRICTIONS PROVIDE THAT A VIOLATION THEREOF SHALL NOT DEFEAT THE LIEN OF ANY MORTGAGE OR DEED OF TRUST MADE IN GOOD FAITH AND FOR AN EASEMENT AS CONTAINED IN THE ABOVE DOCUMENT. FOR: PEDESTRIAN, VEHICULAR AND EQUIPMENT ACCESS, INGRESS, EGRESS FOR THE PURPOSE TO

ASSURE THE INVESTIGATION AND REMEDIATION IS BEING CONDUCTED AND PERFORMED IN

ACCORDANCE WITH THE REMEDIATION AGREEMENT BETWEEN ROBERTSHAW CONTROLS COMPANY

- 8. EASEMENT(S) FOR THE PURPOSE(S) SHOWN BELOW AND RIGHTS INCIDENTAL THERETO, AS GRANTED IN A DOCUMENT GRANTED TO: SOUTHERN CALIFORNIA GAS COMPANY, A CALIFORNIA CORPORATION PURPOSE: PIPELINES AND CONDUITS FOR THE TRANSPORTATION OF GAS, ENERGY COMMUNICATIONS AND PETROLEUM PRODUCTS AND INCIDENTAL PURPOSES RECORDING DATE: FEBRUARY 23, 2000 RECORDING NO: 2000-268325 OF OFFICIAL RECORDS.
- MATTERS CONTAINED IN THAT CERTAIN DOCUMENT ENTITLED: GRANT OF CERTIFICATE OF COMPLIANCE IN CONJUNCTION WITH A LOT LINE ADJUSTMENT DATED: NOVEMBER 28, 2012 EXECUTED BY: BELL BUSINESS CENTER, L.P. RECORDING DATE: NOVEMBER 30, 2012 RECORDING NO: 2012-1830114 OF OFFICIAL RECORDS REFERENCE IS HEREBY MADE TO SAID DOCUMENT FOR FULL PARTICULARS. AND RECORDING DATE: NOVEMBER 30, 2012 AND RECORDING NO: 2012-1830115 OF OFFICIAL RECORDS

AND THE CITY OF LONG BEACH AND INCIDENTAL PURPOSES.

(DOES NOT AFFECT PARENT PARCEL - NOT SHOWN)

(DOES NOT AFFECT PARENT PARCEL - NOT SHOWN)

AFFECTS: A PORTION OF SAID LAND

10. MATTERS CONTAINED IN THAT CERTAIN DOCUMENT ENTITLED: NOTICE OF COVENANT AND ENVIRONMENTAL RESTRICTION ON PROPERTY DATED: FEBRUARY 28, 2013 EXECUTED BY: BELL BUSINESS CENTER, L.P., A CALIFORNIA LIMITED LIABILITY COMPANY PARTNERSHIP RECORDING DATE: APRIL 9, 2013 RECORDING NO: 2013-522183 OF OFFICIAL RECORDS.

REFERENCE IS HEREBY MADE TO SAID DOCUMENT FOR FULL PARTICULARS.

11. A DEED OF TRUST TO SECURE AN INDEBTEDNESS IN THE AMOUNT SHOWN BELOW, AMOUNT: \$1,607,500.00 DATED: MAY 5, 2014 TRUSTOR/GRANTOR AMERICAN RENTALS PROPERTY MANAGEMENT LLC, A CALIFORNIA LIMITED LIABILITY COMPANY

TRUSTEE: JPMORGAN CHASE BANK, NA. BENEFICIARY: JPMORGAN CHASE BANK, NA.

LOAN NO .: NONE SHOWN

(AS SHOWN ON SURVEY)

(BLANKET IN NATURE)

RECORDING DATE: MAY 8, 2014 RECORDING NO: 2014-477107 OF OFFICIAL RECORDS THE DOCUMENT ENTITLED "PARTIAL RECONVEYANCE"

RECORDING DATE: AUGUST 4, 2014

- RECORDING NO.: 2014-805724 OF OFFICIAL RECORDS (NOT A SURVEY MATTER - NOT SHOWN) 12. IF A WORK OF IMPROVEMENT WAS RECENTLY COMPLETED OR WILL BE COMPLETED PRIOR TO THE
- 13. INFORMATION HAS BEEN PROVIDED TO THE COMPANY WHICH DISCLOSES THAT A WORK OF IMPROVEMENT IS CONTEMPLATED, IN PROGRESS OR RECENTLY COMPLETED. TO ASSIST THE COMPANY IN DETERMINING IF IT CAN GIVE THE PRIORITY COVERAGE CONTAINED WITHIN THE POLICY CONTEMPLATED BY THIS REPORT, PLEASE PROVIDE THE FOLLOWING: a) CURRENT FINANCIAL STATEMENT AND/OR CURRENT LOAN APPLICATION.

CLOSE OF THIS TRANSACTION, THE COMPANY WILL REQUIRE THAT A VALID NOTICE OF

AND MUST BE RECORDED WITHIN 15 DAYS OF THE ACTUAL COMPLETION DATE.

COMPLETION BE RECORDED. THIS NOTICE MUST BE SIGNED BY AN OWNER OF THE PROPERTY

(THE EXCEPTION IS A STANDARD EXCEPTION AND NOT THE TYPE TO BE DEPICTED HEREON)

<u>SCHEDULE "B" NOTE</u> (CONTINUED)

b) PROJECT COST BREAKDOWN. c) completed loss of priority questionnaire. (this form furnished by the company.)

e) IF WORK HAS COMMENCED PRIOR TO THE RECORDATION OF THE CONSTRUCTION DEED OF TRUST, THERE WILL BE FURTHER REQUIREMENTS AND THE CLOSING OF THE TRANSACTION

COULD BE DELAYED.

h) name of fund control/disbursement agent work may include, among other things, any preparation of the site for the planned CONSTRUCTION, DELIVERY OF CONSTRUCTION MATERIALS OR EQUIPMENT AND ANY LABOR FURNISHED.

REQUIREMENTS AFTER REVIEW OF THE REQUESTED DOCUMENTATION.

14. ANY CLAIMS FOR CONSTRUCTION LIENS ON SAID LAND THAT MAY BE RECORDED, BY REASON OF A RECENT WORK OF IMPROVEMENT THAT IS DISCLOSED BY THE DOCUMENT SHOWN BELOW ENTITLED: CONSTRUCTION DEED OF TRUST, ASSIGNMENT OD LEASES AND RENTS, SECURITY AGREEMENT AND FINANCING STATEMENT

RECORDING NO: 2014-477107 OF OFFICIAL RECORDS

EXECUTED BY: AMERICAN RENTALS PROPERTY MANAGEMENT LLC, A CALIFORNIA LIMITED LIABILITY COMPANY IN FAVOR OF: CITY OF LONG BEACH

WHICH AMONG OTHER THINGS PROVIDES: AS PROVIDED THEREIN REFERENCE IS HEREBY MADE TO SAID DOCUMENT FOR FULL PARTICULARS.

OWNERS, ENCUMBRANCERS, THEIR SUCCESSORS OR ASSIGNS, AND SHALL CONTINUE IN EFFECT UNTIL THE ADVISORY AGENCY APPROVES TERMINATION. (NOT A SURVEY MATTER - NOT SHOWN)

16. DISCREPANCIES, CONFLICTS IN BOUNDARY LINES, SHORTAGE IN AREA, ENCROACHMENTS, OR ANY OTHER MATTERS SHOWN ON MAP: RECORD OF SURVEY

17. A DEED OF TRUST TO SECURE AN INDEBTEDNESS IN THE AMOUNT SHOWN BELOW,

TRUSTOR/GRANTOR AMERICAN RENTALS PROPERTY MANAGEMENT LLC, A CALIFORNIA LIMITED

TRUSTEE: FIRST AMERICAN TITLE COMPANY

ASSIGNS LOAN NO.: 66689950-03

ASSIGNEE: U.S. SMALL BUSINESS ADMINISTRATION, A UNITED STATES GOVERNMENT INDEPENDENT AGENCY

RECORDING DATE: FEBRUARY 6, 2015 RECORDING NO: 2015-137305 OF OFFICIAL RECORDS

(NOT A SURVEY MATTER - NOT SHOWN)

18. AN UNRECORDED LEASE WITH CERTAIN TERMS, COVENANTS, CONDITIONS AND PROVISIONS SET FORTH THEREIN AS DISCLOSED BY THE DOCUMENT ENTITLED: MEMORANDUM OF LEASE LESSOR: AMERICAN RENTALS PROPERTY MANAGEMENT LLC, A CALIFORNIA LIMITED LIABILITY LESSEE: AMERICAN TRUCK & TOOL RENTALS, INC., A CALIFORNIA CORPORATION RECORDING DATE: FEBRUARY 6, 2015

AFFECTING THE INTEREST OF THE LESSEE ARE NOT SHOWN HEREIN. (BLANKET IN NATURE)

19. AN UNRECORDED LEASE WITH CERTAIN TERMS, COVENANTS, CONDITIONS AND PROVISIONS SET FORTH THEREIN AS DISCLOSED BY THE DOCUMENT

LESSOR: AMERICAN RENTALS PROPERTY MANAGEMENT LLC, A CALIFORNIA LIMITED LIABILITY COMPANY LESSEE: AMERICAN TRUCK & TOOL RENTALS, INC., A CALIFORNIA CORPORATION

RECORDING NO: 2015-137308 OF OFFICIAL RECORDS THE PRESENT OWNERSHIP OF THE LEASEHOLD CREATED BY SAID LEASE AND OTHER MATTERS AFFECTING THE INTEREST OF THE LESSEE ARE NOT SHOWN HEREIN. THE DOCUMENT ENTITLED "ASSIGNMENT OF COLLATERAL ASSIGNMENT OF LEASE"

(NOT A SURVEY MATTER - NOT SHOWN)

20. MATTERS CONTAINED IN THAT CERTAIN DOCUMENT

DATED: JANUARY 19, 2015 RECORDING DATE: FEBRUARY 6, 2015 RECORDING NO: 2015—137310 OF OFFICIAL RECORDS

AMERICAN RENTALS PROPERTY MANAGEMENT, LLC, A CALIFORNIA LIMITED LIABILITY COMPANY AND AMERICAN TRUCK & TOOL RENTALS, INC., A CALIFORNIA CORPORATION RECORDING DATE: FEBRUARY 6, 2015

RECORDING NO: 2015-137313 OF OFFICIAL RECORDS REFERENCE IS HEREBY MADE TO SAID DOCUMENT FOR FULL PARTICULARS.

RECORDING DATE: FEBRUARY 6, 2015

(NOT A SURVEY MATTER - NOT SHOWN)

THE COMPANY RESERVES THE RIGHT TO EXCEPT ADDITIONAL ITEMS AND/OR MAKE ADDITIONAL REQUIREMENTS AFTER REVIEWING SAID DOCUMENTS. (THE EXCEPTION IS A STANDARD EXCEPTION AND NOT THE TYPE TO BE DEPICTED HEREON)

) A FULLY EXECUTED INDEMNITY AGREEMENT. (THIS FORM FURNISHED BY THE COMPANY.)

COPY OF CURRENT APPRAISAL

COPY OF LOAN AGREEMENT AND DISBURSEMENT SCHEDULES

THE COMPANY RESERVES THE RIGHT TO ADD ADDITIONAL ITEMS AND/OR MAKE FURTHER (NOT A SURVEY MATTER - NOT SHOWN)

RECORDING DATE: MAY 8, 2014

(NOT A SURVEY MATTER - NOT SHOWN)

15. AN INSTRUMENT ENTITLED "COVENANT AND AGREEMENT REGARDING ON-SITE LID BMP MAINTENANCE"

RECORDING DATE: JUNE 25, 2014

RECORDING NO: 2014-657814 OF OFFICIAL RECORDS

THIS COVENANT AND AGREEMENT PROVIDES THAT IT SHALL BE BINDING UPON ANY FUTURE

RECORDING DATE: SEPTEMBER 11, 2014

RECORDING NO: 2014-963102 OF RECORD OF SURVEY (BLANKET IN NATURE)

AMOUNT: \$1,326,000.00

DATED: JANUARY 19, 2015 LIABILITY COMPANY

BENEFICIARY: AMPAC TRI-STATE CDC, INC., A CALIFORNIA NON-PROFIT CORPORATION AND ITS

RECORDING DATE: FEBRUARY 6, 2015

RECORDING NO: 2015-137304 OF OFFICIAL RECORDS

AN ASSIGNMENT OF THE BENEFICIAL INTEREST UNDER SAID DEED OF TRUST WHICH NAMES:

LOAN NO.: 66689950-03

THE PRESENT OWNERSHIP OF THE LEASEHOLD CREATED BY SAID LEASE AND OTHER MATTERS

ENTITLED: COLLATERAL ASSIGNMENT OF LEASE

RECORDING DATE: FEBRUARY 6, 2015

RECORDING DATE: FEBRUARY 6, 2015 RECORDING NO.: 2015-137309 OF OFFICIAL RECORDS

ENTITLED: THIRD PARTY LENDER AGREEMENT EXECUTED BY: JPMORGAN CHASE BANK, N.A. AND AMPAC TRI-STATE CDC, INC.

REFERENCE IS HEREBY MADE TO SAID DOCUMENT FOR FULL PARTICULARS. (NOT A SURVEY MATTER - NOT SHOWN)

21. MATTERS CONTAINED IN THAT CERTAIN DOCUMENT ENTITLED: AGREEMENT WITH LANDLORD

DATED: JANUARY 19, 2015 EXECUTED BY: AMPAC TRI-STATE CDC, INC., A CALIFORNIA NON-PROFIT CORPORATION,

THE DOCUMENT ENTITLED "ASSIGNMENT OF AGREEMENT WITH LANDLORD"

RECORDING NO.: 2015-137314 OF OFFICIAL RECORDS

22. ANY RIGHTS OF THE PARTIES IN POSSESSION OF A PORTION OF, OR ALL OF, SAID LAND, WHICH RIGHTS ARE NOT DISCLOSED BY THE PUBLIC RECORDS. THE COMPANY WILL REQUIRE, FOR REVIEW, A FULL AND COMPLETE COPY OF ANY UNRECORDED AGREEMENT, CONTRACT, LICENSE AND/OR LEASE, TOGETHER WITH ALL SUPPLEMENTS, ASSIGNMENTS AND AMENDMENTS THERETO, BEFORE ISSUING ANY POLICY OF TITLE INSURANCE WITHOUT EXCEPTING THIS ITEM FROM

> MATTHEW R. FORD ther A. No. 9588 DATE: 02/13/2023

APPLICANT:



ENGINEER:

TUSTIN, CA 92780



65 POST, SUITE 1000 IRVINE, CA 92618 TEL: (949) 553-8566 www.eukongroup.com

DRAWN BY CHECKED BY:

REVISIONS: |02/10/23|LOCATE(C)| 11/03/22 | SITE NUMBER (MF) 0 | 10/31/22 | TITLE/DESIGN/LEGAL A | 09/11/22 | PRELIMINARY DESCRIPTION



428 MAIN STREET HUNTINGTON BEACH, CA 92648 PH. (480) 659-4072 www.ambitconsulting.us

ambit consulting

PROJECT INFORMATION:

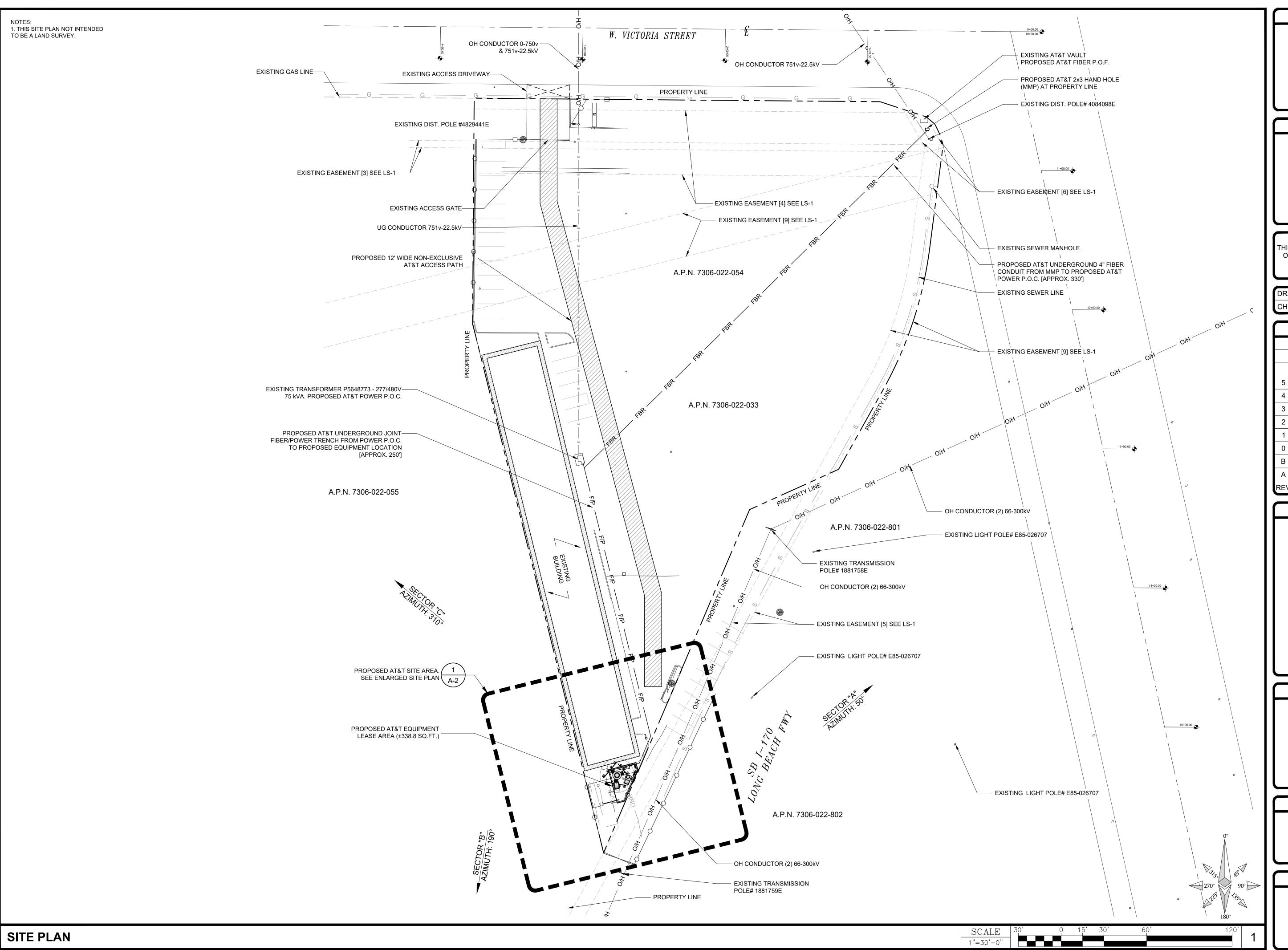
CLL01429

88 W VICTORIA STREET LONG BEACH, CA 90805

LOS ANGELES COUNTY

SHEET TITLE:

NOTES



The new at&t

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3RD FLOOR
TUSTIN, CA 92780

an SFC Communications, Inc. Company
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IRVINE, CA 92618
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		REVISIONS:
5	07/03/23	ZONING COMMENTS
4	05/09/23	REVISED ENCLOSURE DESIGN
3	02/18/23	GPR RESULTS
2	01/06/23	LL COMMENTS
1	11/14/22	DRM COMMENTS
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В	10/18/22	LL COMMENTS
А	10/10/22	90% ZONING DRAWING
REV	DATE	DESCRIPTION

LICENSEE:

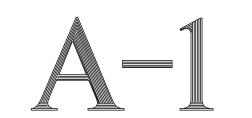
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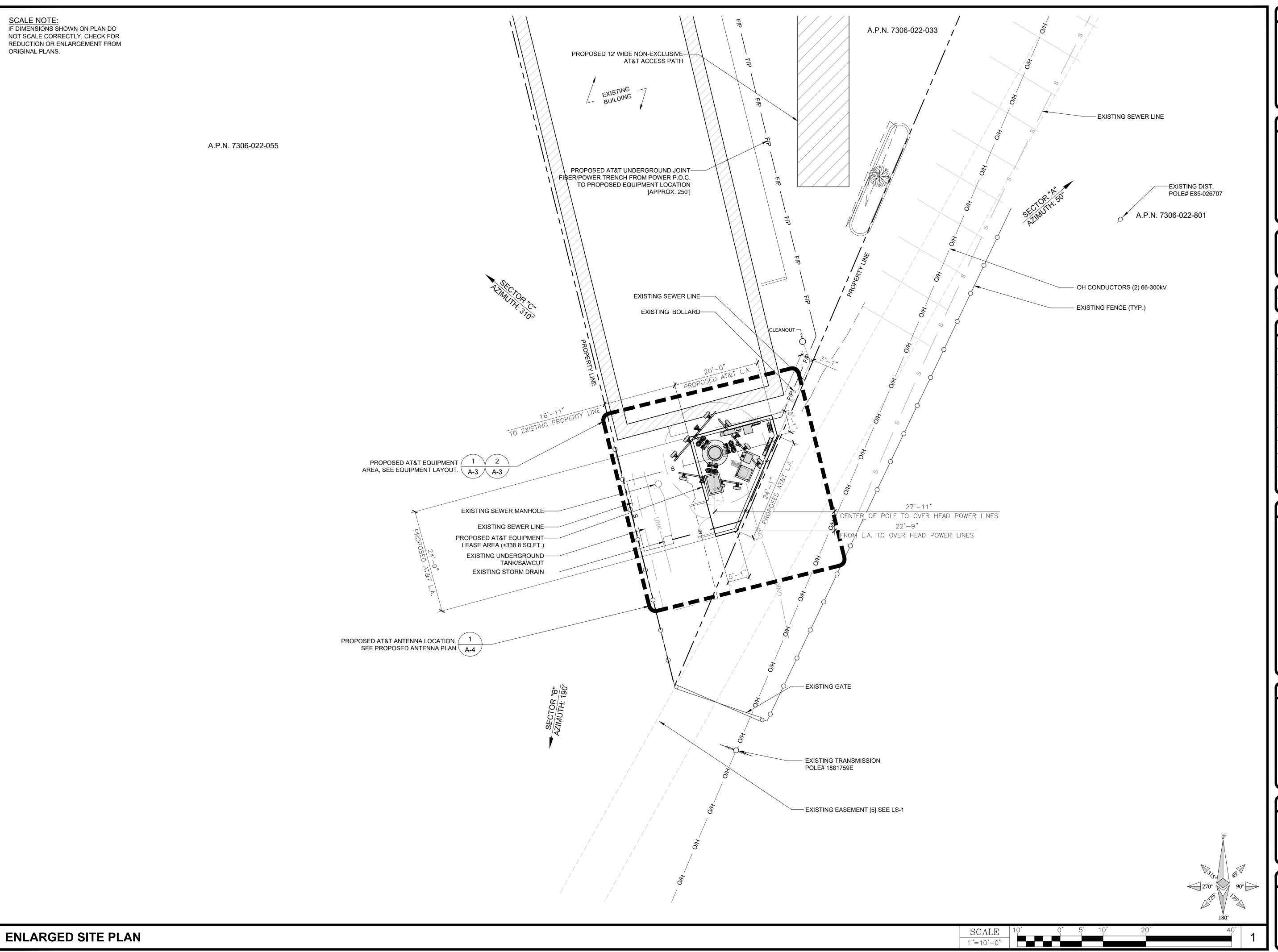
CLL01429

88 W. VICTORIA STREET LONG BEACH, CA 90805

SHEET TITLE:

SITE PLAN





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4	REV	DATE	DESCRIPTION		

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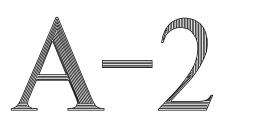
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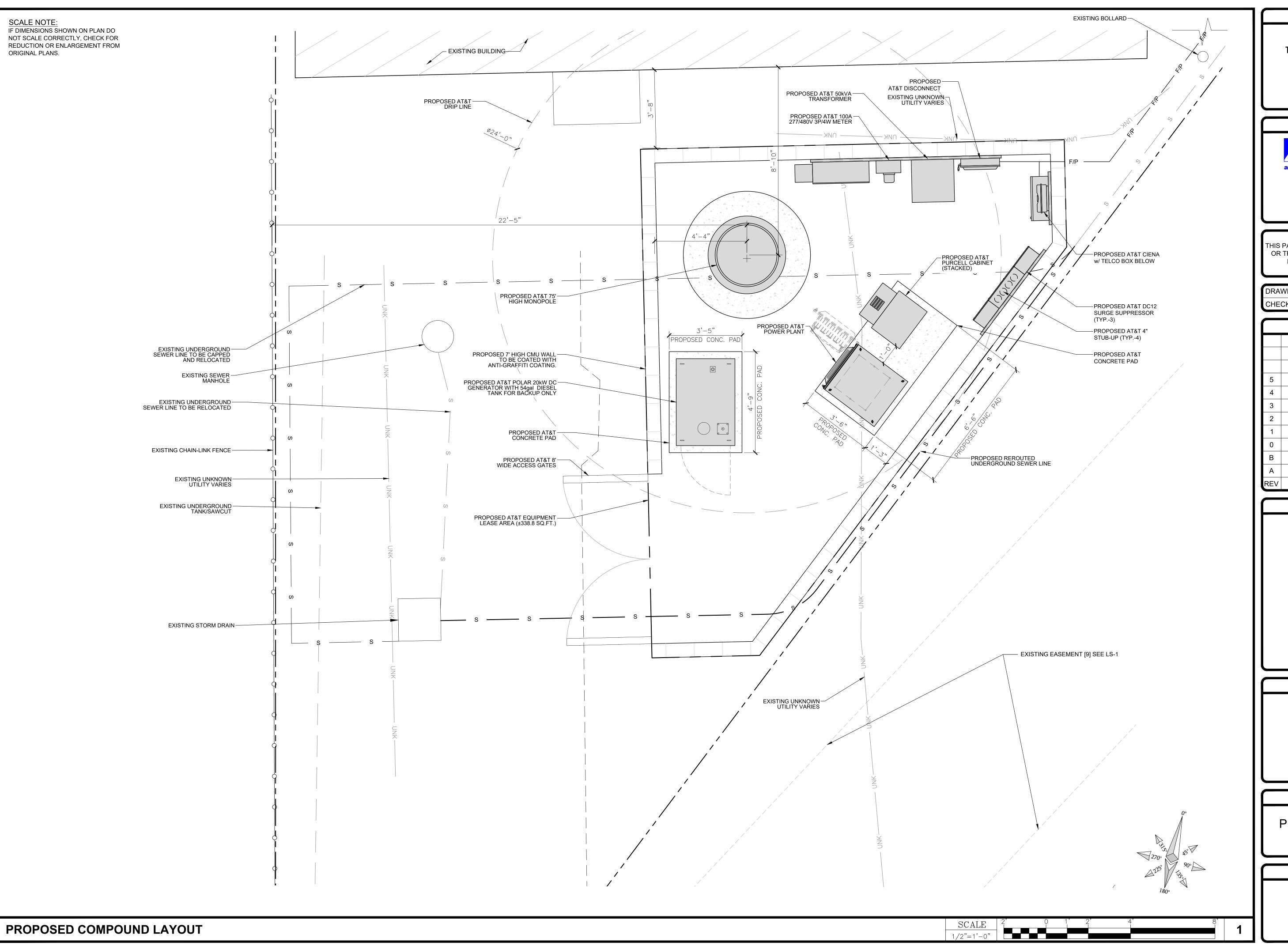
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SHEET TITLE:

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ENGINEER:

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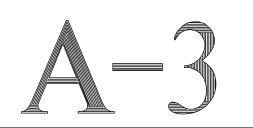
PROJECT INFORMATION:

CLL01429

88 W. VICTORIA STREET LONG BEACH, CA 90805

SHEET TITLE:

PROPOSED COMPOUND PLAN



	OPTIMUM ANTENNA REQUIREMENTS (VERIFY WITH CURRENT RFDS)							
	SECTOR	ECTOR TECHNOLOGY ANTENNA MODEL ANTENNA SIZE ANTENNA RAD CENTER CAR				MISSION BLE NUMBER		
OR	A1	LTE	PANEL ANTENNA	8'	50°	60'-0"	±100'	2 FIBER
SECTOR	A2	C-BAND	PANEL ANTENNA	2'-7"	50°	62'-8" 57'-4"	±100'	4 FIBER
ALPHA 8	А3	LTE	PANEL ANTENNA	8'	50°	60'-0"	±100'	2 FIBER
ALF	A4	LTE	PANEL ANTENNA	8'	50°	60'-0"	±100'	2 FIBER
NC SR	B1	LTE	PANEL ANTENNA	8'	190°	60'-0"	±100'	2 FIBER
SECTOR	B2	C-BAND	PANEL ANTENNA	2'-7"	190°	62'-8" 57'-4"	±100'	4 FIBER
ETA S	В3	LTE	PANEL ANTENNA	8'	190°	60'-0"	±100'	2 FIBER
BE	B4	LTE	PANEL ANTENNA	8'	190°	60'-0"	±100'	2 FIBER
loR	C1	LTE	PANEL ANTENNA	8'	310°	60'-0"	±100'	2 FIBER
SECTOR	C2	C-BAND	PANEL ANTENNA	2'-7"	310°	62'-8" 57'-4"	±100'	4 FIBER
GAMMA	C3	LTE	PANEL ANTENNA	8'	310°	60'-0"	±100'	2 FIBER
GAN	C4	LTE	PANEL ANTENNA	8'	310°	60'-0"	±100'	2 FIBER

- 1. CONTRACTOR IS TO REFER TO AT&T'S MOST CURRENT RADIO FREQUENCY DATA SHEET (RFDS) PRIOR TO CONSTRUCTION.
- 2. CABLE LENGTHS WERE DETERMINED BASED ON A VISUAL INSPECTION DURING SITE WALK. CONTRACTOR TO VERIFY ACTUAL LENGTH DURING PRE-CONSTRUCTION
- CONTRACTOR TO USE ROSENBERGER FIBER LINE HANGER COMPONENTS (OR ENGINEER APPROVED
- ENGINEER APPROVED EQUAL).

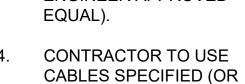
REMOTE RADIO UNITS

	OF OTO D	DDUTVDE	RRU LOCATION	MINIMUM CLEARANCES		
	SECTOR	RRU TYPE	(DISTANCE FROM ANTENNA)	ABOVE	BELOW	SIDES
ALPHA SECTOR	A1	(2) ERICSSON RRU (LTE)	±15'	16"	8"	0"
	A1	(2) ERICSSON RRU (LTE)	±15'	16"	8"	0"
	A2					
	A3	(2) ERICSSON RRU (LTE)	±15'	16"	8"	0"
	A3	(2) ERICSSON RRU (LTE)	±15'	16"	8"	0"
	A4	(2) ERICSSON RRU (LTE)	±15'	16"	8"	0"
	A4	(2) ERICSSON RRU (LTE)	±15'	16"	8"	0"
	B1	(2) ERICSSON RRU (LTE)	±15'	16"	8"	0"
<u>ح</u>	B1	(2) ERICSSON RRU (LTE)	±15'	16"	8"	0"
))TC	B2					
SECTOR	В3	(2) ERICSSON RRU (LTE)	±15'	16"	8"	0"
	B3	(2) ERICSSON RRU (LTE)	±15'	16"	8"	0"
BETA	B4	(2) ERICSSON RRU (LTE)	±15'	16"	8"	0"
	B4	(2) ERICSSON RRU (LTE)	±15'	16"	8"	0"
~	C1	(2) ERICSSON RRU (LTE)	±15'	16"	8"	0"
	C1	(2) ERICSSON RRU (LTE)	±15'	16"	8"	0"
C	C2					
A S	C3	(2) ERICSSON RRU (LTE)	±15'	16"	8"	0"
GAMMA SECTOR	C3	(2) ERICSSON RRU (LTE)	±15'	16"	8"	0"
JAI	C4	(2) ERICSSON RRU (LTE)	±15'	16"	8"	0"
	C4	(2) ERICSSON RRU (LTE)	±15'	16"	8"	0"

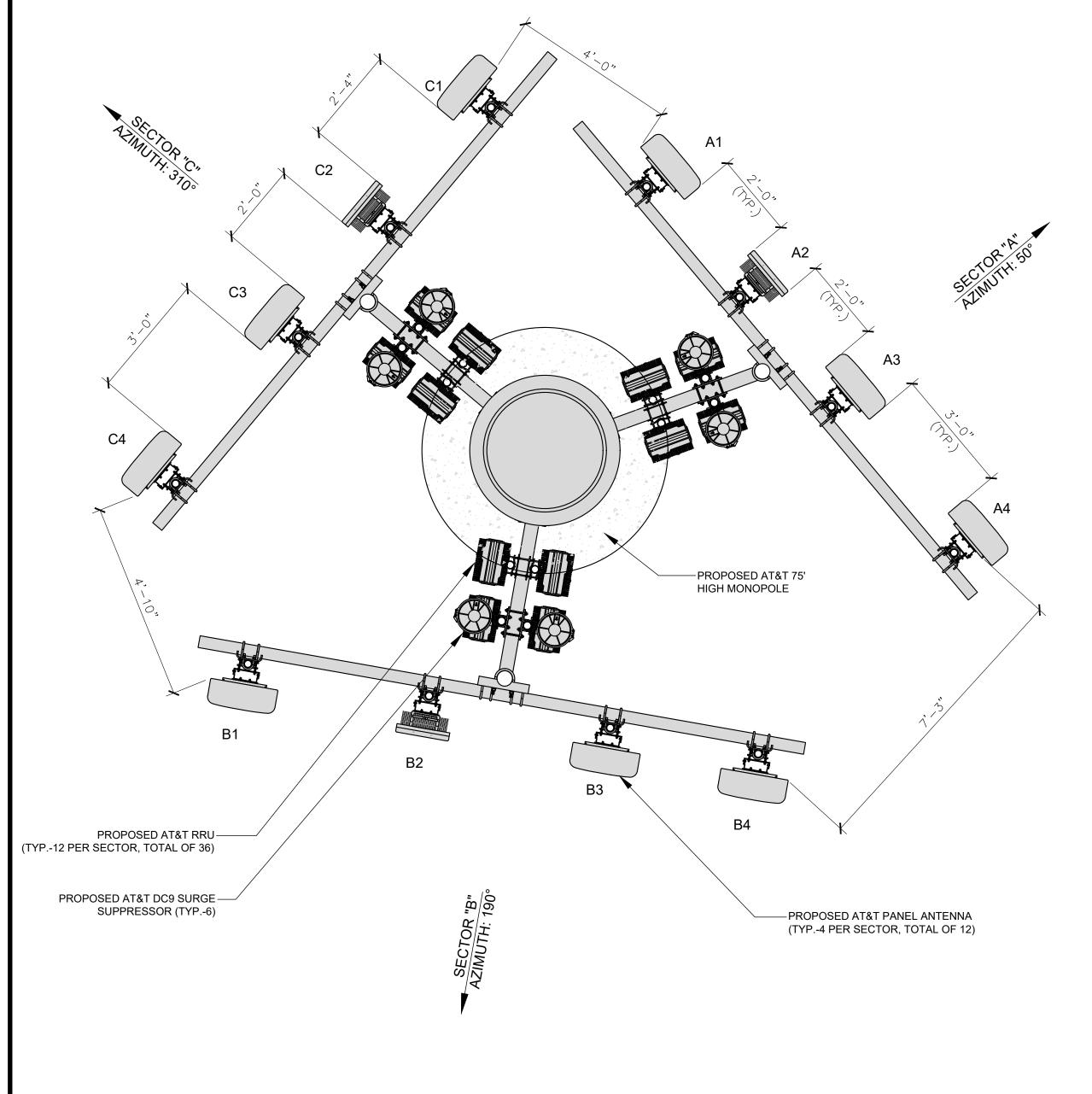
	SURGE SUPPRESSION SYSTEM				
Σ	MANUFACTURER	PART NUMBER	QTY	LOCATION	
STEM	RAYCAP	DC12-48-60-0-25E	4	MOUNTED AT PROPOSED LEASE AREA	
S	RAYCAP	DC9-48-60-24-8C-EV	6	MOUNTED ON PROPOSED MONOPOLE	

NOTES TO CONTRACTOR

- WALK.









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LICENSEE:

PROJECT INFORMATION:

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88 W. VICTORIA STREET LONG BEACH, CA 90805

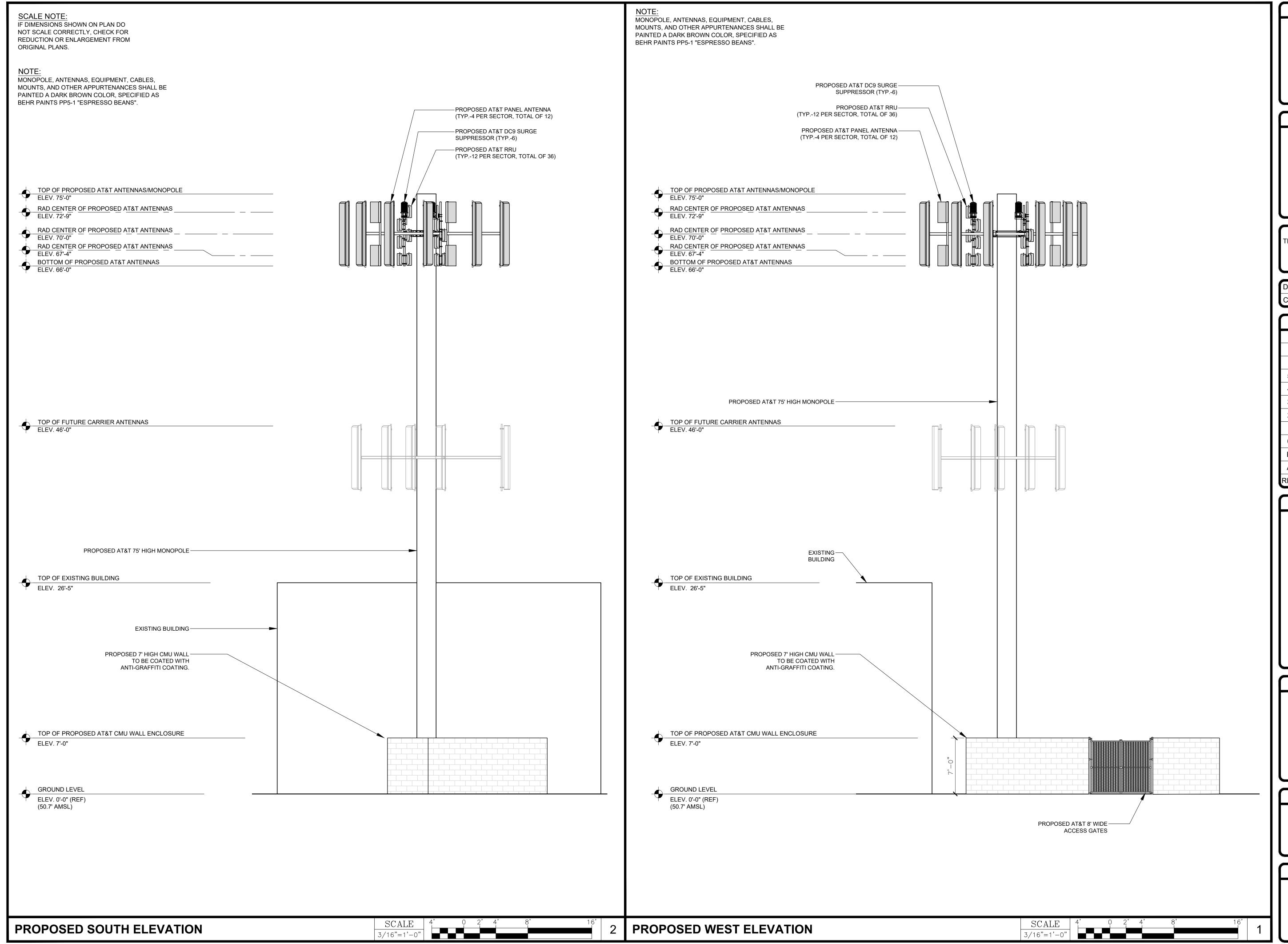
SHEET TITLE: PROPOSED ANTENNA PLAN / ANTENNA AND RRU SCHEDULE

SHEET NUMBER:

ANTENNA AND RRU SCHEDULE

2 PROPOSED ANTENNA PLAN

SCALE NONE



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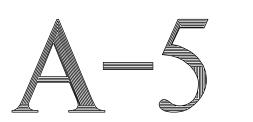
PROJECT INFORMATION:

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SHEET TITLE:

PROPOSED SOUTH AND WEST ELEVATIONS





CLL01429 NSB

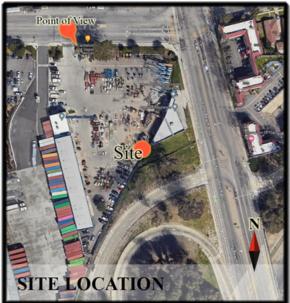
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SITE COORDINATES

Latitude: 33.863386° **Longitude:** -118.200902°





CLL01429 NSB

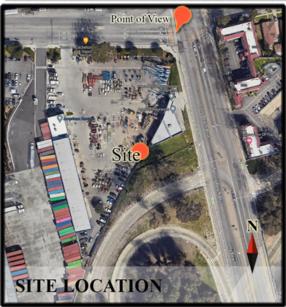
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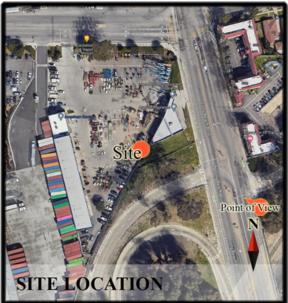
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