



October 26, 2022

Peter Delaney Building Inspector  
Town of Boxford  
7A Spofford Road  
Boxford, MA 01921

RE: Dish Wireless Special Permit Application - 53 C Pond Street  
Project #13735650

Dear Mr. Delaney:

Dish Wireless seeks a Special Permit to install three (3) new panel antennas on the existing tower and to install a five (5) foot by seven (7) foot platform with related equipment within the existing fenced compound. No increase in tower height and no compound expansion are proposed.

Accordingly, enclosed please find the following items:

- 1) A completed Special Permit Application with Postage Form;
- 2) A Notarized Letter of Authorization;
- 3) A Certified List of Abutters;
- 4) The Deed and Mortgage to the subject property;
- 5) The Memorandum of Purchase and Sale of Lease and Successor Lease;
- 6) Eligible Facilities Request letter;
- 7) One (1) set of full sized & signed and sealed Construction Drawings;
- 8) Four (4) sets of signed & sealed Construction Drawings;
- 9) Postage Fee check # 037388 in amount of Ninety Three Dollars and Forty Cents;
- 10) Application Fee check # 037118 in amount of Five Hundred Dollars; and
- 11) A "Flash Drive" containing a copy of all the documents referenced herein.

I believe that these are all of the documents required at this time. Please contact me if you need any additional materials, or if I can answer any questions or comments. My mobile number is 443-677-0144 and my email address is [jmandrews@clinellc.com](mailto:jmandrews@clinellc.com).

Thank you for your kind assistance in this matter.

Respectfully submitted,

A handwritten signature in blue ink, appearing to read 'John Andrews', is written over a circular blue ink stamp.

John Andrews, Zoning Manager  
Centerline Communications  
On behalf of Dish Wireless

Enclosures

**TOWN OF BOXFORD  
ZONING BOARD OF APPEALS**

Time Stamp by Town  
Clerk's Office

**APPLICATION FOR:**

- ☒ SPECIAL PERMIT/APEAL OF INSPECTOR OF BUILDINGS (\$500.00)  
☐ VARIANCE (\$550.00)  
☐ 40B COMPREHENSIVE PERMIT \$500.00 plus \$50.00 per individual unit  
☐ 40B COMPRESHENIVE PERMIT \$250.00 plus \$25.00 per individual unit for  
Local Initiative Program

NOTE TO CLERK:  
DO NOT STAMP  
WITHOUT INSPECTOR  
OF BUILDINGS  
APPROVAL

**NO APPLICATION (EXCEPT FOR AN APPEAL OF THE INSPECTOR OF BUILDINGS) WILL BE ACCEPTED UNLESS EACH AND EVERY ITEM LISTED ON THE LAST PAGE OF THIS APPLICATION IS INCLUDED IN THE SUBMISSION. IF EACH AND EVERY ITEM IS NOT PROVIDED, YOUR APPLICATION MAY EITHER BE RETURNED TO YOU OR DENIED AT THE TIME OF THE HEARING FOR INCOMPLETNESS AND YOUR PROJECT WILL BE DELAYED.**

Cases will be scheduled for a ZBA hearing only if your application has been (1) reviewed by the Inspector of Buildings, (2) time-stamped by the Town Clerk's Office, and (3) returned to the Building Department. **The Town Clerk office will not time-stamp your application without Certification by the Inspector of Buildings**

For Office Use Only

**CERTIFICATE OF COMPLETENESS**

Must be signed by the Inspector of Buildings prior to  
Town Stamp

\_\_\_\_\_  
Inspector of Buildings Signature      Date

For Office Use Only

Building Permit Denied \_\_\_\_\_  
Reason Denied \_\_\_\_\_  
Date Initial ZBA Application Received \_\_\_\_\_  
Date of Inspector's Review \_\_\_\_\_  
Date Returned to Applicant \_\_\_\_\_  
Reason for return \_\_\_\_\_  
\_\_\_\_\_

**PROPERTY OWNER INFORMATION**

PROPERTY OWNER'S NAME : American Tower Corp

Map 024, Block 005, Lot 022

PROPERTY ADDRESS: 47C Pond St., Boxford MA 01921 MAP/BLOCK/LOT

\_\_\_\_\_/\_\_\_\_\_/\_\_\_\_\_

PROPERTY OWNER'S MAILING ADDRESS: 47C Pond Street Boxford MA 01921 \_\_\_\_\_

PROPERTY OWNER'S PHONE NUMBER: \_\_\_\_\_ PROPERTY OWNER'S E-MAIL: Sylvia.Hultgren@americantower.com  
(630) 283-4443



NO APPLICATION (EXCEPT FOR AN APPEAL OF THE INSPECTOR OF BUILDINGS) WILL BE ACCEPTED UNLESS EACH AND EVERY ITEM LISTED ON THIS PAGE IS INCLUDED IN THE SUBMISSION. IF EACH AND EVERY ITEM IS NOT PROVIDED, YOUR APPLICATION MAY EITHER BE RETURNED TO YOU OR DENIED AT THE TIME OF THE HEARING FOR INCOMPLETENESS AND YOUR PROJECT WILL BE DELAYED.

### **PROJECT PLANS REQUIRED FOR ALL APPLICATIONS**

**SITE PLAN--One (1)** full size sets and **four (4)** copies (no larger than 11"x 17") drawn to not less than 1" = 20' scale and showing:

- ☐ a north arrow
- ☐ the name of the owner(s) and the street address of the property
- ☐ the name and address of person preparing the plan and the date of the plan
- ☐ Licensed surveyor/engineer's stamp
- ☐ all bordering street names
- ☐ the dimensions of the property lines and lot area (in square feet) of the lot to be built upon
- ☐ the locations and dimensions (including the square footage) of all existing and proposed buildings and other structures on the lot
- ☐ the distance to the property line(s) from all buildings and other structures on the lot
- ☐ the distance between all buildings and other structures on the lot
- ☐ all required setback distances
- ☐ all existing and proposed entrances and exits to both the lot and the buildings on the lot
- ☐ ALL OF THE PROPOSED WORK MUST BE HIGHLIGHTED IN RED

### **BUILDING PLANS and ELEVATIONS**

**One (1)** full size set and **four (4)** copies (no larger than 11"x 17") drawn to not less than a ¼" = 1' scale and showing:

- ☐ a north arrow
- ☐ the name of the owner(s) and the street address of the property
- ☐ the name and address of person preparing the plan, and the date of the plan
- ☐ the exterior elevations (including windows, doors, porches, steps and other architectural features)
- ☐ the interior floor plans including all dimensions
- ☐ for accessory apartments include floor area measurements/calculation as per ZBL 196-13.C(3)  
Subsequent plan revisions shall be so noted
- ☐ ALL PROPOSED WORK MUST BE HIGHLIGHTED IN RED

### **APPLICATION PACKET SHALL INCLUDE**

**One (1)** full size set and **four (4)** copies of the following (collated into applications)

1. ☐ Application time-stamped by the Town Clerk;
2. ☐ Certified Abutter's List
3. ☐ Postage Fee Form
4. ☐ Authorization for Publication Form
5. ☐ Deed
6. ☐ Plot Plan
7. ☐ Architectural Plans
8. ☐ Photographs of the Property
9. ☐ Application fee (in the original application only, do not copy)

☐ *Electronic version of the complete application, including plans in PDF Format on flash drive if the information cannot be emailed as a single document to the ZBA Secretary.*

### **APPLICANT INFORMATION (IF DIFFERENT FROM OWNER)**

NAME John Andrews, OBO Dish Wireless

RELATIONSHIP TO PROPERTY OWNER (for example, spouse, attorney, architect, etc.) Agent

APPLICANTS MAILING ADDRESS 10130 Donleigh Drive, Columbia, MD 21046

APPLICANT'S PHONE NUMBER: 443-677-0144 APPLICANT'S E-MAIL jmandrews@clinellc.com

#### **OWNER AUTHORIZATION**

I, American Tower, as Owner of the subject property hereby authorize John Andrews/ Centerline Communications to act on my behalf in all matters relative to this application.

Please see the enclosed Letter of Authorization  
\_\_\_\_\_  
Signature of Owner Date

#### **OWNER OR AUTHORIZED AGENT DECLARATION**

I, \_\_\_\_\_, as Owner of the subject property hereby authorize \_\_\_\_\_ to act on my behalf in all matters relative to this application

\_\_\_\_\_  
Signature of Owner or Authorized Agent

10/17/22  
Date

### **PURPOSE OF APPLICATION AND DESCRIPTION OF PROJECT**

Purpose of Application: ☒ Special Permit ☐ Variance ☐ Appeal of Inspector of Buildings ☐ Comprehensive Permit

Description of Project:

Collocate 3 antennas within the existing "stealth" tower, and install associated platform and equipment within fenced compound. No height increase, no compound expansion and no new impervious surface are proposed.

Applicable Section(s) of Zoning Bylaw for which relief is sought:

Section 196-22.

Does the property, structure and/or use conform to the current Zoning Bylaw? Yes

If not, describe the non-conformity (lot size, setback, use, frontage, etc.) N/A

ZONING DISTRICT: ☒ R-A ☐ B-1 ☐ B-2 ☐ M ☐ O ☐ ELDERLY ☐ POND WATERSHED OVERLAY ☐ WIRELESS COMMUNICATION SERVICES  
☐ FLOODPLAIN ☐ SOLAR OVERLAY

DATE LOT WAS CREATED: September 23, 1980 DATE STRUCTURE WAS BUILT: \_\_\_\_\_

DEED (Copy must be attached. Deed may be downloaded and printed from [www.salemdeeds.com](http://www.salemdeeds.com)):

[BOOK 35328 PAGE 190] OR [CERTIFICATE NO. \_\_\_\_\_ DOCUMENT NO. \_\_\_\_\_]

## POSTAGE FEE CALCULATION

### POSTAGE FEE

In accordance with Article X, Section 196-49 of the Zoning bylaw of the Town of Boxford, you are required to pay the postage costs for the abutter notification of your application and decision.

The following is the formula used for determining the postage costs for each application:

Number of Certified Abutters

(including applicant & representative)

Notice of Hearing)

$$\underline{11} \times \$7.38 = \underline{81.18}$$

Number of Surrounding Towns & MVPC

$$9 \times \$7.38 = \$66.42$$

Number of Certified Abutters (including applicant & representative)

Notice of Decision

$$\underline{20} \times \$0.58 = \underline{11.60}$$

**TOTAL AMOUNT OWED FOR POSTAGE FEE**

**\$ 93.40**

Please remit a check separate from the filing fee, payable to the Town of Boxford, for the total amount owed for postage.





## **LETTER OF AUTHORIZATION**

**SITE NO:** See Site List Below

**SITE NAME:** See Site List Below

**ADDRESS:** See Site List Below

I, Margaret Robinson, Senior Counsel, US Tower Division on behalf of American Tower\*, owner and/or operator of the tower facilities located at the addresses identified below (the "Tower Facilities"), do hereby authorize Centerline Communications, LLC ("Centerline"), its agents, successors and assigns, to act as American Tower's non-exclusive agent for the purpose of filing and securing any zoning, land-use, building permit and/or electrical permit application(s) and approvals of the applicable jurisdiction for and to conduct the construction of the installation of antennas and related telecommunications equipment owned and operated by DISH Network on the Tower Facilities located at the addresses identified below. This installation shall not affect adjoining lands and will occur only within the areas leased or owned by American Tower.

American Tower understands that the applications may be denied, modified or approved with conditions. The above authorization is limited to the acceptance by American Tower of conditions related to American Tower's installations. Any such conditions of approval or modifications will not be effective unless approved in writing by American Tower.

The above authorization does not permit Centerline to modify or alter any existing permit(s) and/or zoning or land-use conditions or impose any additional conditions unrelated to American Tower's installations of telecommunications equipment without the prior written approval of American Tower.

Site Authorized:

<b>ATC PROJECT#</b>	<b>ATC SITE#</b>	<b>DISH SITE#</b>	<b>ADDRESS</b>
13683503	302472	BOBDL00010A	104 Bunker Hill Road, Andover, Connecticut
13701209	302470	BOHVN00141A	401 Wakelee Ave, Ansonia, Connecticut
13702524	370641	BOHVN00148A	401-411 Lopus Road, Beacon Falls, Connecticut
13709244	88008	BOHVN00151A	9 Meyers Road, Bethany, Connecticut
13694329	283419	BOHVN00136A	123 Pine Orchard Road, Branford, Connecticut
13694332	283422	BOHVN00137A	171 Short Beach Road, Branford, Connecticut
13701211	302484	BOHVN00142A	405 Brushy Plain Rd, Branford, Connecticut
13709418	281862	BOHVN00200A	111 SECOND HILL RD, BRIDGEWATER, Connecticut
13733440	411216	BOBOS00893A	123 Palmer Road, Chaplin, Connecticut
13733449	208478	BOHVN00033A	1325 Cheshire Street, Cheshire, Connecticut
13694579	302496	BOBOS00887A	Chestnut Hill Road, Colchester, Connecticut
13694582	302465	BOBOS00890A	355 Route 85, Colchester, Connecticut
13733436	6270	BOBOS00031A	Rt 101 off Rt. 395 @1385 North Rd., Dayville, Connecticut
13702522	311305	BOHVN00147A	10 Tanner Marsh Road, Guilford, Connecticut
13733446	10029	BOBOS00894A	185 Fisk Road, Hampton, Connecticut
14046283	302466	BOBDL00079B	305 W. Service Rd., Hartford, Connecticut



13746611	302503	BOBOS00068B	20 Mel Road, Jewett City, Connecticut
13702514	302540	BOHVN00146A	8 Old 79, Madison, Connecticut
OAA745087	411260	Middlefield CT	484 Meriden Rd., Middlefield, Connecticut
13698061	283564	BOHVN00139A	234 Melba Street, Milford, Connecticut
13702496	302516	BOHVN00144A	438 Bridgeport Ave, Milford, Connecticut
13693709	411182	BOHVN00005A	20 Antolini Road, New Hartford, Connecticut
13702509	302523	BOHVN00145A	4 Elkington Farm Rd, New Milford, Connecticut
13693659	283418	BOHVN00135A	50 Devine Street, North Haven, Connecticut
13694578	6260	BOBOS00884A	118C Wintechog Hill Rd., North Stonington, Connecticut
13693124	311014	BOBOS00023A	202 N Wawecus Hill Rd, Norwich, Connecticut
13726721	302532	BOBOS00022A	1337 Route 85, Oakdale, Connecticut
13693120	284984	BOBOS00021A	166 Pawcatuck Ave, Pawcatuck, Connecticut
13701212	302501	BOHVN00143A	297 North Street, Plymouth, Connecticut
13693135	411184	BOBOS00026A	399 West Road, SALEM, Connecticut
13729958	208205	BOHVN00035A	80 Great Hill Road, Seymour, Connecticut
13693705	411188	BOHVN00006A	111 Upper Fishrock Road, Southbury, Connecticut
13733433	415784	BOBOS00029A	165 Elmwood Hill Road, THOMPSON, Connecticut
13693127	370623	BOBOS00024A	139 Sharp Hill Road, Uncasville, Connecticut
13701206	302467	BOHVN00140A	90 North Plains Industrial Rd., Wallingford, Connecticut
13693131	411183	BOBOS00025A	53 Dayton Rd., Waterford, Connecticut
13693702	243036	BOHVN00132A	668 Jones Hill Road, West Haven, Connecticut
13729960	207941	BOHVN00036A	164 County Road, Wolcott, Connecticut
13702538	411180	BOHVN00150A	481 GOOD HILL ROAD, Woodbury, Connecticut
13733429	415439	BOBOS00027A	40 Sherman Road, Woodstock, Connecticut
13733431	415484	BOBOS00028A	445 Prospect St, Woodstock, Connecticut
13733434	418609	BOBOS00030A	87 West Quasset Road, Woodstock, Connecticut
13733438	6300	BOBOS00032A	156 Lebanon Hill Rd., Woodstock, Connecticut
13741553	283425	BOBOS00019A	350 Route 198, WOODSTOCK VALLEY, Connecticut
13743708	305310	BOPWM00004A	491 Court Street, Auburn, Maine
13743725	371976	BOPWM00007A	840 North River Rd, Auburn, Maine
13741457	371989	BOAUG00001A	627 Coldbrook Rd, BANGOR, Maine
13741460	416485	BOAUG00002A	237 Bomarc Rd, BANGOR, Maine
13735679	305311	BOBOS00433A	19 Little Harbor Road, Berwick, Maine
13746623	416552	BOPWM00012A	60 Andrews Road, Biddeford, Maine
13741463	305313	BOBOS00434A	71 Brixham Road, Eliot, Maine
13743702	10044	BOPWM00002A	26 Dorrington Drive, Freeport, Maine
13743704	281252	BOPWM00003A	71 Finn Parker Road, GORHAM, Maine



13746621	371994	BOPWM00011A	4 Burnham Rd, Gorham, Maine
13746617	371990	BOPWM00009A	58 Buzzell Ln, Greene, Maine
13743722	371965	BOPWM00006A	67 Commercial Street, Lewiston, Maine
13746678	421397	BOPWM00013A	50 Potter Road, Lisbon, Maine
13743712	371964	BOPWM00005A	Pleasant Hill Rd, Sabattus, Maine
13738176	371992	BOBOS00777A	78 York Woods Rd, Rt 236, South Berwick, Maine
13743727	371978	BOPWM00008A	988 Roosevelt Trail, Windham, Maine
13746619	371993	BOPWM00010A	413 Roosevelt Tr, Windham, Maine
13734197	222167	BOBOS00393A	36 Knox trail, Acton, Massachusetts
13738223	371800	BOBOS00698A	107 South Main Street, Acushnet, Massachusetts
13738186	203692	BOBOS00788A	149 Haggets Pond Road, Andover, Massachusetts
13738208	371807	BOBOS00820A	165 South Main Street, ASSONET, Massachusetts
13728723	305010	BOBOS00387C	15 Washington Street, Attleboro, Massachusetts
13729951	92225	BOBOS00135A	55 Starkey Ave, Attleboro, Massachusetts
13729930	91563	BOBOS00133A	21 Parker Drive, Avon, Massachusetts
13738187	371838	BOBOS00791A	30 Shawsheen Ave, Bedford, Massachusetts
13734227	91567	BOBOS00612A	236 Maple Street, Bellingham, Massachusetts
13738231	88025	BOBOS00832A	39 Green Street, Berkley, Massachusetts
13746597	207264	BOBOS00281A	62R Anthony Street, Berkley, Massachusetts
13738152	283474	BOBOS00658A	347 Old Middlesex Turnpike, Billerica, Massachusetts
13734192	371816	BOBOS00616A	500 Morton Street, Boston, Massachusetts
13735268	305088	BOBOS00626A	22 Freeport Way, Boston, Massachusetts
13735650	262364	BOBOS00016A	53 C Pond Street, Boxford, Massachusetts
13729495	371820	BOBOS00004B	#26 Freemans Way Industrial Park, Brewster, Massachusetts
13735663	305054	BOBOS00111A	240 Burrill Avenue, Bridgewater, Massachusetts
13738201	414820	BOBOS00809A	434 Elm St., BRIDGEWATER, Massachusetts
13735259	371833	BOBOS00619A	1001 N Montello Street, Brockton, Massachusetts
13735275	371797	BOBOS00629A	500 Belmont Street, Brockton, Massachusetts
13735419	10008	BOBOS00646A	995 Belmont St., Brockton, Massachusetts
13738182	10342	BOBOS00670A	110 Mulberry Street, Brockton, Massachusetts
13738228	15456	BOBOS00389A	51 North Avenue, Burlington, Massachusetts
13746607	210761	BOBOS00139A	8 Springdale Avenue, Canton, Massachusetts
13734206	5870	BOBOS00395A	Off Montello Street, Carver, Massachusetts
13734212	15482	BOBOS00396A	31R Main Street, Carver, Massachusetts
13741598	10252	BOBOS00428A	31 J Hammond Road, Charlton, Massachusetts
13735290	371819	BOBOS00638A	7 Doris Drive, Chelmsford, Massachusetts
13759832	274893	BOBOS00636A	490 Stafford St., CHERRY VALLEY, Massachusetts





13729557	412707	BOBOS00125A	40y Annursnac Hill Road, CONCORD, Massachusetts
13738190	240688	BOBOS00793A	323 Locust St, Danvers, Massachusetts
13735284	371805	BOBOS00631A	303 Broadway, Dracut, Massachusetts
13729926	5820	BOBOS00131A	32 Old County Road, East Wareham, Massachusetts
13734265	207267	BOBOS00282A	Upper Union Street, Franklin, Massachusetts
13735297	371782	BOBOS00644A	119 Dean Avenue, Franklin, Massachusetts
13735315	16228	BOBOS00649A	60 EARL'S WAY, Franklin, Massachusetts
13735654	10321	BOBOS00102A	16 Kondelin Rd, Gloucester, Massachusetts
13735670	305111	BOBOS00192B	400 Blackburn Drive, Gloucester, Massachusetts
13746594	210758	BOBOS00137A	434-438 Asbury Street, Hamilton, Massachusetts
13735658	283651	BOBOS00108A	263 Winter Street, Hanover, Massachusetts
13735666	371796	BOBOS00114A	171 Phillips Street, Hanson, Massachusetts
13741290	283476	BOBOS00615A	75 Willow Avenue, Haverhill, Massachusetts
13741718	283472	BOBOS01024A	1 Masys Way, Haverhill, Massachusetts
13743700	15659	BOBOS00903A	260 River Street, Jefferson, Massachusetts
13738229	305004	BOBOS00831A	23 Freetown Steet, Lakeville, Massachusetts
13735281	305117	BOBOS00630A	670 South Union Street, LAWRENCE, Massachusetts
13735286	371778	BOBOS00633A	576 Haverhill St, Lawrence, Massachusetts
13735709	210759	BOBOS00138A	280 New Lancaster Road, Leominster, Massachusetts
13743687	371808	BOBOS00853A	650 Willard Street, Leominster, Massachusetts
13735656	222165	BOBOS00105A	2005 Mass Ave, Lunenburg, Massachusetts
13734270	207263	BOBOS00283A	13 Mill Street, Marion, Massachusetts
13729921	412712	BOBOS00128A	860 BOSTON POST ROAD, Marlborough, Massachusetts
13738193	284981	BOBOS00806A	969 Ocean Street, Marshfield, Massachusetts
13746615	207266	BOBOS00284A	Holyoke Avenue, Marshfield, Massachusetts
13772780	202550	BOBOS01156C	0 Snow Road, Marshfield, Massachusetts
13735659	305027	BOBOS00109A	34 Topalian Street, Mattapan, Massachusetts
13734275	208176	BOBOS00285A	Summer Hill Road, Maynard, Massachusetts
13734201	16489	BOBOS00391A	31 BEDFORD ST, Middleboro, Massachusetts
13738205	305006	BOBOS00813A	164 Everett Street, Middleboro, Massachusetts
13735294	283071	BOBOS00641A	11 Natsue Way, MIDDLETON, Massachusetts
13735657	283070	BOBOS00107A	197 N. Main Street, MIDDLETON, Massachusetts
13743676	283767	BOBOS00842A	120 Highland Street, MILFORD, Massachusetts
13749484	91566	BOBOS00355B	111 Cedar Street, Milford, Massachusetts
13729925	412713	BOBOS00129A	25 Glenwood Street, Natick, Massachusetts
13734249	5762	BOBOS00614A	1555 Central Ave, Needham, Massachusetts
13735272	5860	BOBOS00628A	148 Penniman St., New Bedford, Massachusetts



13737649	204458	BOBOS00651A	9 Eighth St, NEW BEDFORD, Massachusetts
13742882	305097	BOBOS00426A	127 R Duchaine Blvd., New Bedford, Massachusetts
13735652	1028	BOBOS00101A	1165 Chestnut Street, Newton, Massachusetts
13735266	305113	BOBOS00624A	20 Republic Road, North Billerica, Massachusetts
13742899	91886	BOBOS00758A	411 FAUNCE CORNER RD, North Dartmouth, Massachusetts
13738213	371810	BOBOS00829A	455 Somerset Avenue, North Dighton, Massachusetts
13741485	88027	BOBOS00833A	Maple Street, North Dighton, Massachusetts
13743644	91565	BOBOS00735A	38 Merriam District, North Oxford, Massachusetts
13735264	284980	BOBOS00620A	59 Davis Ave, Norwood, Massachusetts
13746603	207726	BOBOS00287A	15 Locust Road, Orleans, Massachusetts
13738197	15768	BOBOS00807A	171Mattakeesett Street, Pembroke, Massachusetts
13729507	371799	BOBOS00115A	75 Washington Street, Plainville, Massachusetts
13742871	10370	BOBOS00422A	50 Portside Drive, Pocasset, Massachusetts
13734236	10341	BOBOS00613A	106 Mazzeo Drive, Randolph, Massachusetts
13738200	305096	BOBOS00808A	1588 Broadway, Raynham, Massachusetts
13738203	10339	BOBOS00810A	678 Church Street, Raynham, Massachusetts
13738206	310959	BOBOS00817A	153 Cranberry Highway, Rochester, Massachusetts
13734282	207270	BOBOS00288A	320 Pleasant Street, Rockland, Massachusetts
13738199	305035	BOBOS00673A	488R Highland Avenue, Salem, Massachusetts
13742875	273378	BOBOS00423A	413 Rt 130, Sandwich, Massachusetts
13734198	10340	BOBOS00394A	1010 Chief Justice Cushing Highway, Scituate, Massachusetts
13741690	282810	BOBOS01155A	361 TILDEN RD, SCITUATE, Massachusetts
13729506	16459	BOBOS00103A	45 Vineyard Road, Seekonk, Massachusetts
13735664	207271	BOBOS00280A	212 Lake Street, Sherborn, Massachusetts
13738202	305051	BOBOS00674A	16 Kendall Avenue, Sherborn, Massachusetts
13735748	202086	BOBOS00659A	271 Spring Street, Shrewsbury, Massachusetts
13743636	91568	BOBOS00688A	800 Boston Turnpike, Shrewsbury, Massachusetts
13710032	371813	BOBOS00118A	3 Redemption Rock Trail, Sterling, Massachusetts
13741607	416056	BOBOS00866A	199 Raymond Rd., Sudbury, Massachusetts
13870803	371774	BOBOS00013D	142 North Road, Sudbury, Massachusetts
13743641	305009	BOBOS00733A	7 Kamaitas Road, Sutton, Massachusetts
13743672	305014	BOBOS00841A	194 Stone School Road, Sutton, Massachusetts
13742886	5830	BOBOS00427A	28 Dana Street, Taunton, Massachusetts
13729513	388560	BOBOS00122A	89 Progress Avenue, Tyngsboro, Massachusetts
13743680	305104	BOBOS00845A	87 Adams St., Upton, Massachusetts
13743669	305110	BOBOS00838A	70 Quaker Street, Uxbridge, Massachusetts
13734219	275069	BOBOS00601A	110 Bear Hill, Waltham, Massachusetts



13737625	5810	BOBOS00816A	Thatcher Street, Wareham, Massachusetts
13743683	274897	BOBOS00851A	0 Century Drive, West Boylston, Massachusetts
13749477	305068	BOBOS00664B	225 Rivermoor St., West Roxbury, Massachusetts
13682009	283067	BOBDL00158A	1201 Westfield Street, WEST SPRINGFIELD, Massachusetts
13743698	9238	BOBOS00878A	972 Gilbert Road, West Warren, Massachusetts
13735736	305105	BOBOS00637A	25 Brigham Street, Westborough, Massachusetts
13743638	282319	BOBOS00690A	50 SMITH VALVE PKWY, WESTBOROUGH, Massachusetts
13734203	305034	BOBOS00392A	8 Nixon Rd., Westford, Massachusetts
13734284	274896	BOBOS00334B	19 Oak Street, Weston, Massachusetts
13735662	305041	BOBOS00110A	0 Nonesuch Road, Weston, Massachusetts
13742877	91559	BOBOS00425A	251 State Road, Westport, Massachusetts
13729511	371818	BOBOS00120A	611 Pleasant Street, Weymouth, Massachusetts
13735271	305028	BOBOS00627A	106 Fennell Dr., Weymouth, Massachusetts
13735303	282706	BOBOS00645A	10 Presidential Way, Woburn, Massachusetts
13772775	305060	BOBOS01068A	Green Street, Wrentham, Massachusetts
13741478	15136	BOBOS00443A	73 State Route 111, Atkinson, New Hampshire
13743271	91575	BOBOS00457A	437 Patten Hill Road, Candia, New Hampshire
13743029	306604	BOBOS00446A	359 Chester Street, Chester, New Hampshire
13743257	373098	BOBOS00449A	50 Town Dump Road, Chester, New Hampshire
13743267	88065	BOBOS00455A	674 Haverhill Road, Chester, New Hampshire
13743035	373099	BOBOS00450A	203 Haverhill Road, East Kingston, New Hampshire
13738226	91574	BOBOS00768A	49 Shirking Road, Epping, New Hampshire
13743263	373114	BOBOS00453A	7 CONTINENTAL DRIVE, Exeter, New Hampshire
13738179	373094	BOBOS00781A	789 Main Street, Fremont, New Hampshire
13743264	413027	BOBOS00454A	169 HAYDEN ROAD, HOLLIS, New Hampshire
13741480	15138	BOBOS00444A	36 Depot Road, Kingston, New Hampshire
13738183	273268	BOBOS00785A	242 New Derry Rd, Litchfield, New Hampshire
13738224	373116	BOBOS00705A	94 STONEHEDGE ROAD, Londonderry, New Hampshire
13743269	88069	BOBOS00456A	187A Pillsbury Road, Londonderry, New Hampshire
13738211	91571	BOBOS00683A	20 Daniel Webster Highway, Merrimack, New Hampshire
13741468	10304	BOBOS00441A	211 Ford Farm Road, Milton, New Hampshire
13743256	311757	BOBOS00448A	61 Old Coach Road, New Boston, New Hampshire
13743258	373101	BOBOS00451A	85 South Main Street, Newton, New Hampshire
13743031	311755	BOBOS00447A	34 Tower Hill Road, Pelham, New Hampshire
13741470	15134	BOBOS00442A	36 Cross Road, Rochester, New Hampshire
13743027	240696	BOBOS00445A	40 Jessie Doe Road, Rollinsford, New Hampshire
13743259	373102	BOBOS00452A	393 Main Street, Sandown, New Hampshire






13714952	307060	SYSYR00023A	200 Irwin Road, Buffalo, New York
13767336	415364	SYSYR00507B	183 Saltonstall Street, Canandaigua, New York
13702046	373349	ALALB00011A	75 Van Dyke Road, Delmar, New York
13973540	392593	SYSYR00038A	571 Main Street, East Aurora, New York
13752077	413141	SYSYR00517B	91 Railroad Ave, Hamlin, New York
13713785	16467	SYSYR00015A	3181 Southwestern Blvd, Orchard Park, New York
13714492	414560	SYSYR00061A	4248 S. Taylor Road, Orchard Park, New York
13870807	91916	SYSYR00081A	County Route 6 and Fox Dr, Phoenix, New York
13712307	413140	SYSYR00407A	3830 Monroe Avenue, Pittsford, New York
13704766	91936	ALALB00020A	1245 Kings Road, SCHENECTADY, New York
OAA745429	280868	0190112-A	10790 Taylors Store Rd, Nashville, North Carolina
13741714	91582	BOBOS00881A	395 Woodville Road, Ashaway, Rhode Island
13738163	91983	BOBOS00662A	99 Tupelo Street, Bristol, Rhode Island
13743277	308765	BOBOS00586B	6 Minturn Farm Road, Bristol, Rhode Island
13742900	281265	BOBOS00899A	1380 Putnam Pike, CHEPACHET, Rhode Island
13735691	374117	BOBOS00522A	149 Laten Knight Road, Cranston, Rhode Island
13738222	374136	BOBOS00697A	1000 New London Avenue, Cranston, Rhode Island
13735296	374138	BOBOS00642A	500 Veterans Memorial Parkway, East Providence, Rhode Island
13738188	308768	BOBOS00672A	1 Dexter Road, East Providence, Rhode Island
13742895	1031	BOBOS00677A	2 Sunderland Road, Exeter, Rhode Island
13741622	374114	BOBOS00898A	2185 Putnam Pike, Glocester, Rhode Island
13743044	308772	BOBOS00519A	1677 Maple Valley Road, Greene, Rhode Island
13774131	91984	BOBOS00518B	2612 Victory Hwy, Harrisville, Rhode Island
13737644	91985	BOBOS00650A	74 Maria Ave., JOHNSTON, Rhode Island
13738150	273282	BOBOS00654A	32 Breakneck Hill Road, Lincoln, Rhode Island
13735720	6350	BOBOS00525A	1230 Chopmist Hill Rd. Rt. 102, North Scituate, Rhode Island
13743039	308766	BOBOS00517A	316 South Main St., Pascoag, Rhode Island
13738157	91581	BOBOS00661A	10 Dunnell Lane, Pawtucket, Rhode Island
13741493	91584	BOBOS00836A	205 Farnum Pike, Smithfield, Rhode Island
14049070	308759	BOBOS00587C	2935 Tower Hill Road, South Kingstown, Rhode Island
13738210	374137	BOBOS00828A	408 Stafford Road, Tiverton, Rhode Island
13738221	91986	BOBOS00696A	15 New Industrial Road, Warren, Rhode Island
13743273	308757	BOBOS00584B	289 Kilvert Street, Warwick, Rhode Island
13735687	374115	BOBOS00521A	244 Plain Road, West Greenwich, Rhode Island
13735723	91578	BOBOS00583A	830 Nooseneck Hill Road, West Greenwich, Rhode Island
13735700	374133	BOBOS00524A	226C Cowesett Avenue, West Warwick, Rhode Island
13735726	91579	BOBOS00585B	195 J.P. Murphy Highway, West Warwick, Rhode Island



13742891	207962	BOBOS00552A	37 Laurel Avenue, Westerly, Rhode Island
13735695	374119	BOBOS00523A	9 New Kings Factory Road, Wood River Junction, Rhode Island

Signature:   
Margaret Robinson, Senior Counsel  
US Tower Division


**NOTARY BLOCK**

COMMONWEALTH OF MASSACHUSETTS  
County of Middlesex

This instrument was acknowledged before me by Margaret Robinson, Senior Counsel of American Tower (owner and/or operator of the above referenced Tower Facilities), personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument and acknowledged to me that he/she executed the same.

WITNESS my hand and official seal, this 24th day of March, 2022.

NOTARY SEAL   
**GERARD T. HEFFRON**  
Notary Public  
Commonwealth of Massachusetts  
My Commission Expires  
August 9, 2024

  
Notary Public Gerard T. Heffron  
My Commission Expires: August 9th, 2024

\* American Tower as used herein is defined as American Tower Corporation and any of its affiliates or subsidiaries.

25-05-22 - 47C POND STREET, BOXFORD ABUTTERS LIST  
ZONING BOARD OF APPEALS 300'

Parcel ID	Location	Owner	Owner 2	Owner Address	Owner City/Town	Owner State	Zip Code
25-05-11	47A POND ST	BARTON DENNIS ANTHONY	BARTON KATHRYN DENISE	47A POND ST	BOXFORD	MA	01921
25-05-19	61 POND ST	LUCAS WILLIAM A JR TR & LUCAS BONNIE D TR	LUCAS FAMILY HOLDING TRUST	61 POND ST	BOXFORD	MA	01921
25-05-20	53B POND ST	HUSSEIN GASSAN	ALHERESH RAWAN	53B POND ST	BOXFORD	MA	01921
25-05-21	53A POND ST	LAGATTOLLA PETER	LAGATTOLLA ELIZABETH C	53A POND ST	BOXFORD	MA	01921
25-05-22	47C POND ST	NOCI LEK	NOCI ALIDA	47C POND ST	BOXFORD	MA	01921
25-05-23	47B POND ST	DEVELIS JOSEPH F TE	DEVELIS SUSAN M	47B POND ST	BOXFORD	MA	01921
25-05-09	67 IPSWICH RD	JOHANSON DAVID		67 IPSWICH RD	BOXFORD	MA	01921
25-07-10	54 POND ST	MCGOWAN JOHN L.	MCGOWAN HANA L.	54 POND ST	BOXFORD	MA	01921
25-07-11	50 POND ST	SANTERRE ASHLEY	SANTERRE BRANDON	50 POND ST	BOXFORD	MA	01921
25-07-12	48 POND ST	NOYES JOHN R TE	JOANN NOYES	48 POND ST	BOXFORD	MA	01921
25-07-09	60 POND ST	KOUTOULAS PASQUALE	KOUTOULAS DEBRA A	60 POND ST	BOXFORD	MA	01921

CERTIFIED COPY  
10/17/2022

Heather Thifault





October 26, 2022

Peter Delaney Building Inspector  
Town of Boxford  
7A Spofford Road  
Boxford, MA 01921

RE: Dish Wireless Special Permit Application - 53 C Pond Street  
Project #13735650

Dear Mr. Delaney:

On behalf of DISH Wireless L.L.C. ("DISH Wireless"), we are submitting an Eligible Facilities Request ("EFR") to modify an existing support structure pursuant to Section 6409(a) of the Middle-Class Tax Relief and Job Creation Act of 2012 ("Spectrum Act") and the rules of the Federal Communications Commission ("FCC"). *See* Pub. Law No. 112-96, 126 Stat. 156 (2012); 47 C.F.R. §1.6100.

Specifically, as it moves to deploy a new 5G broadband network, DISH Wireless is proposing to collocate 3 antennas at 97.5 feet within the existing 122 foot tall tower and install a 5 x 7' platform with 2 cabinets and related equipment near the base of the tower (the "Request"). This project will help support the 5G connectivity needs of residents, businesses, and first responders. DISH Wireless looks forward to working cooperatively with you to advance these important efforts in your community.

This Request is governed by Section 6409(a) of Spectrum Act which, as you may know, provides that state and local governments "may not deny, and shall approve" any EFR to modify an existing wireless tower or base station that does not "substantially change the physical dimensions of such tower or base station." *See* Spectrum Act § 6409(a)(1), 126 Stat. at 232. Under Section 6409, such modifications include the collocation, removal, or replacement of transmission equipment. *See id.* § 6409(a)(2), 126 Stat. at 232-33. Under the FCC's rule implementing Section 6409(a), an existing base station is a structure that currently houses or supports an approved antenna, transceiver or other associated equipment "even if the structure was not built for the sole or primary purpose of providing such support." 47 C.F.R. § 1.6100(b)(1), (b)(5).

Similarly, the list of equipment that will be installed as part of this Request qualifies as "transmission equipment," which the FCC defines as "[e]quipment that facilitates transmission for any Commission-licensed or authorized wireless communication service, including, but not limited to, radio transceivers, antennas, coaxial or fiber-optic cable." *See* 47 C.F.R. § 1.6100(b)(8).



The FCC has determined that a modification is not a substantial change, and therefore is an EFR that shall be approved under the Spectrum Act, as long as it does not fall within any of the following six criteria (47 C.F.R. § 1.6100(b)(7)):

1. For towers other than towers in the public rights-of-way, it increases the height of the tower by more than 10% or by the height of one additional antenna array with separation from the nearest existing antenna not to exceed twenty feet, whichever is greater; for other eligible support structures, it increases the height of the structure by more than 10% or more than ten feet, whichever is greater;
2. For towers other than towers in the public rights-of-way, it involves adding an appurtenance to the body of the tower that would protrude from the edge of the tower more than twenty feet, or more than the width of the tower structure at the level of the appurtenance, whichever is greater; for other eligible support structures, it involves adding an appurtenance to the body of the structure that would protrude from the edge of the structure by more than six feet;
3. For any eligible support structure, it involves installation of more than the standard number of new equipment cabinets for the technology involved, but not to exceed four cabinets \* \* \*;
4. It entails any excavation or deployment outside the current site;
5. It would defeat the concealment elements of the eligible support structure; or
6. It does not comply with conditions associated with the siting approval of the construction or modification of the eligible support structure or base station equipment, provided however that this limitation does not apply to any modification that is non-compliant only in a manner that would not exceed the thresholds identified in criteria 1-4 above.

Pursuant to Section 1.6100(c) of the FCC's rules, which provides that jurisdictions may require documentation or information "only to the extent reasonably related to determining whether the request meets the requirements" of the FCC rule, DISH Wireless provides the following information to demonstrate that the proposed Request does not constitute a substantial change under the criteria above because it:

1. *Does not involve an increase in height in excess of the limits in 47 C.F.R. § 1.6100(b)(7)(i).*
2. *Does not involve an increase in width in excess of the limits in 47 C.F.R. § 1.6100(b)(7)(ii).*
3. *Does not involve installation of new equipment cabinets in excess of the limits in 47 C.F.R. § 1.6100(b)(7)(iii).*



**Details:** Only two (2) cabinets are proposed, the standard number of new equipment cabinets for the technology involved, which does not to exceed four cabinets.

4. *Does not involve any excavation or deployment outside the current site.*

**Details:** N/A - No excavation is proposed.

5. *Would not defeat any concealment elements of the eligible support structure.*

**Details:** NA- the antennas are to be concealed within the tower structure.

6. *Complies with any prior conditions, except for any non-compliance due to exceeding the thresholds in criteria 1-4 above.*

**Details:** N/A

Under the FCC's rule, the submission of this request for EFR approval initiates a 60-day shot clock to review and approve the application. *Id.* § 1.6100(c)(2). If that time passes without action, "the request shall be deemed granted." *Id.* § 1.6100(c)(4).

DISH Wireless is committed to working cooperatively with you to process this request in a timely and efficient manner.

Please do not hesitate to contact me if you have any questions or need any other information.

Respectfully submitted,

A handwritten signature in blue ink, appearing to read 'John Andrews', is written over a horizontal line.

John Andrews  
Zoning Manager  
Centerline Communications  
10130 Donleigh Drive  
Columbia, MD 21046



15L  
2

SO. ESSEX #346 Bk:35328 Pg:190  
10/05/2016 01:57 DEED Pg 1/2

MASSACHUSETTS EXCISE TAX  
Southern Essex District ROD  
Date: 10/05/2016 01:57 PM  
ID: 1147862 Doc# 20161005003460  
Fee: \$2,457.84  
Cons: \$539,000.00

## DEED

We, **John J. Belli and Pamela F. Belli**, Husband and Wife, of Boxford, Essex County, Massachusetts, in consideration of Five Hundred Thirty Nine Thousand and 00/100 Dollars (\$539,000.00) paid GRANT to **Lek Noci and Alida Noci**, Husband and Wife as Tenants by the Entirety, whose address is 47C Pond Street, Boxford, Massachusetts 01921, with QUITCLAIM COVENANTS

A certain parcel of land with the buildings thereon situate on the Southeasterly side of Pond Street in Boxford, Essex County, Massachusetts, and shown as Lot 4 upon a certain plan entitled "Plan of Land in Boxford, Ma., Prepared for Haywood Associated, Inc., Scale 1"=100', September 23, 1980, Hancock Survey Associated, Inc., 85 Maple Street, Danvers, MA", and recorded with Essex South District Registry of Deeds at Plan Book 164, Plan 26, and bounded:

<b>NORTHWESTERLY</b>	by said Pond Street, 53.22 feet;
<b>NORTHEASTERLY</b>	by Lot 5 as shown on said Plan 400 feet;
<b>NORTHWESTERLY again</b>	by Lot 5 and Lot 6 as shown on said Plan 385.69 feet;
<b>NORTHEASTERLY</b>	on various courses by Interstate Route 95 1004.91 feet;
<b>SOUTHEASTERLY</b>	by Lot 2 as shown on said Plan 686.85 feet;
<b>NORTHWESTERLY again</b>	by Lot 3 as shown on said Plan 250 feet; and
<b>SOUTHEASTERLY again</b>	by said Lot 3 400 feet.

Said Lot 4 contain 6.9487 acres more or less according to said Plan.

The above description is intended to describe the land shown as Lot 4 upon said Plan and in the event of any discrepancies the Plan shall control.


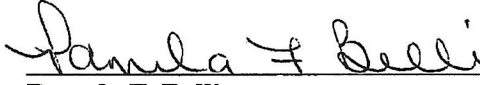
Subject to easement and restrictions noted in deed of Haywood Associates, Inc., to Pamela F. Belli, dated December 1, 1981, and recorded with Essex South District Registry of Deeds, Book 7071, Page 263.

Meaning and intending to convey the same premises that was conveyed to the Grantor via a certain Deed recorded with Essex South District Registry of Deeds in Book 8030, Page 40.

Any and all right of homestead and other interest in the herein-described premises are hereby released. Homestead rights to the proceeds from the sale are not released.

Property Address: 47C Pond Street, Boxford, Massachusetts 01921

Executed under seal this 3<sup>rd</sup> day of October, 2016.

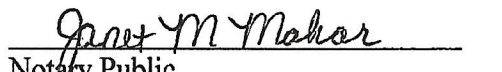
  
John J. Belli  
  
Pamela F. Belli

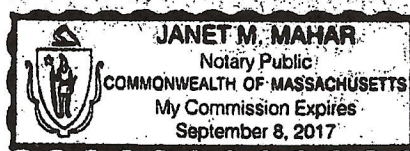
**COMMONWEALTH OF MASSACHUSETTS**

Essex, ss:

October 3, 2016

On this 3<sup>rd</sup> day of October, 2016, before me, the undersigned notary public, personally appeared **John J. Belli and Pamela F. Belli**, proved to me through satisfactory evidence of identification, which was ☒ photographic identification with signature issued by a federal or state government agency, ☐ oath or affirmation of a credible witness, ☐ personal knowledge of the undersigned, to be the person(s) whose name is signed on this document, and who swore or affirmed to me that the contents of the document are truthful and accurate to the best of their knowledge and belief and/or acknowledged to me that they signed it voluntarily for its stated purpose.

  
Notary Public  
My Commission Expires: 09/08/2017





PROPERTY LOCATION: Lot 4 51C Pond Street, Boxford, MA

I, Pamela F. Belli  
of 51C Pond Street, Boxford, MA County, Massachusetts

in consideration of less than one hundred dollars

grant to John J. Belli and Pamela F. Belli, husband and wife as tenants by the entirety

of 51C Pond Street, Boxford, MA. with quitclaim covenants  
the land in Boxford, Essex County, Massachusetts, viz;

A certain parcel of land with the buildings thereon situate on the southeasterly side of Pond Street in Boxford, Essex County, Massachusetts and shown as Lot 4 upon a certain plan entitled "Plan of Land in Boxford, Ma., Prepared for Haywood Associated, Inc., Scale 1" = 100', September 23, 1980, Hancock Survey Associated, Inc., 85 Maple Street, Danvers, MA", and recorded with Essex South District Registry of Deeds at Plan Book 164, Plan 26, and bounded:

- NORTHWESTERLY by said Pond Street 53.25 feet;
- NORTHEASTERLY by Lot 5 as shown on said Plan 400 feet;
- NORTHWESTERLY again by Lot 5 and Lot 6 as shown on said Plan 385.69 feet;
- NORTHEASTERLY on various courses by Interstate Route 95 1004.91 feet;
- SOUTHEASTERLY BY Lot 2 as shown on said Plan 686.85 feet;
- NORTHWESTERLY again by Lot 3 as shown on said Plan 250 feet; and
- SOUTHEASTERLY again by said Lot 3 400 feet.

Said Lot 4 contain 6.9487 acres more or less according to said Plan.

The above description is intended to describe the land shown as Lot 4 upon said Plan and in the event of any discrepancies the Plan shall control.

Subject to easement and restrictions noted in deed of Haywood Associates, Inc. to Pamela F. Belli, dated December 1, 1981, and recorded with Essex South District Registry of Deeds, Book 7071, Page 263.

For title see above noted deed.

Executed as a sealed instrument this 27th day of November 19 85  
Pamela F. Belli

The Commonwealth of Massachusetts

Essex ss. November 27, 19 85

Then personally appeared the above named Pamela F. Belli

and acknowledged the foregoing instrument to be her act and deed

Before me, George W. W. Hayes II  
Notary Public  
My commission expires 11/12 1988

1985 DEC - 5 P 3:53 # 371

BK7071 PG263

HAYWOOD ASSOCIATES, INC.

a corporation duly established under the laws of COMMONWEALTH OF MASSACHUSETTS  
and having its usual place of business at 125 Ipswich Road, Topsfield, Essex

County, Massachusetts, in consideration of

\$ 39,000.00

grants to Pamela F. Bell:

of 27 Hawthorn Circle, Peabody, MA

with quitclaim covenants

the land in Boxford, Essex County, Massachusetts, viz:

A certain parcel of land situate on the Southeasterly side of Pond Street in Boxford, Essex County, Massachusetts and shown as Lot 4 upon a certain plan entitled "Plan of Land in Boxford, MA, Prepared for Haywood Associates, Inc., Scale: 1" = 100', September 23, 1980, Hancock Survey Associates, Inc., 85 Maple Street, Danvers, MA", and recorded with Essex South District Registry of Deeds, at Plan Book 164, Plan 26, and bounded:

NORTHWESTERLY by said Pond Street 53.22 feet;  
NORTHEASTERLY by Lot 5 as shown on said Plan 400 feet;  
NORTHWESTERLY AGAIN by Lot 5 and Lot 6 as shown on said Plan 385.69 feet;  
NORTHEASTERLY on various courses by Interstate Route 95 1004.91 feet;  
SOUTHEASTERLY by Lot 2 as shown on said Plan 686.85 feet;  
NORTHWESTERLY AGAIN by Lot 3 as shown on said Plan 250 feet; and  
SOUTHEASTERLY AGAIN by said Lot 3 400 feet.

Said Lot 4 contains 6.9487 acres more or less according to said Plan.

The above description is intended to describe the land shown as Lot 4 upon said Plan and in the event of any discrepancies the Plan shall control.

Haywood Associates, Inc., its successors and assigns, hereby grants to the grantee herein named, her heirs, successors and assigns, the right to use for vehicular and foot traffic a 20 foot wide right of way easement as shown upon a Plan entitled "Plan of Proposed Easement in Boxford for Haywood Associates, Inc., Scale: 1"=100', June 4, 1981, T & M Engineering Associates, 22 Willow Avenue, Salem" and recorded with said Registry of Deeds at Plan Book 166, Plan 17, over those portions of Lots 1, 2 and 3 as shown on above noted Plan.

The owner of said Lot 4, her heirs, successors and assigns, shall bear a proportionate share for the maintenance, repairs and snow plowing of 20' foot right of way easement with the respective owners of said Lots 1, 2 and 3.

Said Lot 4 is further conveyed subject to an easement granted to New England Telephone & Telegraph Company and Massachusetts Electric Company, dated February 9, 1981, and recorded with said Registry of Deeds, Book 6790, Page 783.

For title see deed of Alma B. Smallwood to Haywood Associates, Inc., dated January 19, 1981, and recorded with said Registry of Deeds, Book 6784, Page 756.

Said Lot 4 is further conveyed subject to a 20 foot wide right of way easement for foot and vehicular traffic as shown on the above noted easement plan for the benefit of the owners of Lot 5 as shown on said Plan. If the owners of Lot 4, their heirs, successors and assigns, shall hereafter use either of the easements for entrance and exit to their home, the said owners, their heirs, successors and assigns, shall only be liable for the costs on a proportional basis for the maintenance, repair, snow plowing and other fees necessary to maintain and use either easement as the owners of Lot 4, their heirs, successors and assigns shall see fit.

BK 7071 PG 264

In witness Whereof the said HAYWOOD ASSOCIATES, INC.

has caused its corporate seal to be hereto affixed and these presents to be signed, acknowledged and delivered in its name and behalf by Paul D. Quinn, President and Felix P. Quinn, its Treasurer hereto duly authorized, this 1st day of December in the year one thousand nine hundred and 81

Signed and sealed in presence of

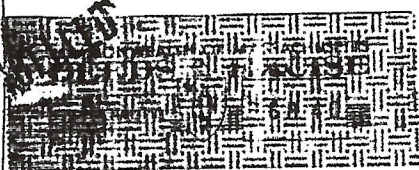
*William A. Quinn*

HAYWOOD ASSOCIATES INC.

by

Paul D. Quinn

Felix P. Quinn



The Commonwealth of Massachusetts

Essex

ss.

December 1st 1981

Then personally appeared the above named Paul D. Quinn, President as aforesaid, and Felix P. Quinn, Treasurer as aforesaid and acknowledged the foregoing instrument to be the free act and deed of the HAYWOOD ASSOCIATES, INC.

before me

*[Signature]*  
Notary Public  
Justice of the Peace  
My commission expires Jan 11 1982



Essex ss. RECORDED Mar 21 1983 47M. PAST 3 P.M. INST. # 221



836  
13

After Recording Return To:  
LAND HOME FINANCIAL SERVICES, INC  
1355 WILLOW WAY, SUITE 250  
CONCORD, CALIFORNIA 94520

Property Address:  
47 POND STREET, C  
BOXFORD, MASSACHUSETTS 01921

  
SO.ESSEX #347 Bk:35328 Pg:192  
10/05/2016 01:57 MTG Pg 1/15

[Space Above This Line For Recording Data]

## MORTGAGE

MIN: 1001138-0000286067-9

MERS Phone: 888-679-6377

### DEFINITIONS

Words used in multiple sections of this document are defined below and other words are defined in Sections 3, 11, 13, 18, 20 and 21. Certain rules regarding the usage of words used in this document are also provided in Section 16.

(A) "Security Instrument" means this document, which is dated OCTOBER 5, 2016, together with all Riders to this document.

(B) "Borrower" is LEK NOCI AND ALIDA NOCI

Borrower is the mortgagor under this Security Instrument.

(C) "MERS" is Mortgage Electronic Registration Systems, Inc. MERS is a separate corporation that is acting solely as a nominee for Lender and Lender's successors and assigns. MERS is the mortgagee under this Security Instrument. MERS is organized and existing under the laws of Delaware, and has an address and telephone number of P.O. Box 2026, Flint, MI 48501-2026, tel. (888) 679-MERS.

(D) "Lender" is LAND HOME FINANCIAL SERVICES, INC

Lender is a CALIFORNIA CORPORATION organized  
and existing under the laws of CALIFORNIA  
Lender's address is 1355 WILLOW WAY, SUITE 250, CONCORD, CALIFORNIA  
94520

(D-1) "Mortgage Broker" is Miller Mortgage, LLC.  
Mortgage Broker's post office address is 515 Lowell Street, 1, Peabody,  
Massachusetts 01960

PROPERTY ADDRESS: 47 POND STREET, C, BOXFORD, MA 01921



AN

and Mortgage Broker's license number is MB2513

(D-2) "Mortgage Loan Originator" is MATTHEW ELI POWER

Mortgage Loan Originator's post office address is 515 LOWELL STREET, 1  
PEABODY, MASSACHUSETTS 01960

and Mortgage Loan Originator's license number is 1042075

(E) "Note" means the promissory note signed by Borrower and dated OCTOBER 5, 2016

The Note states that Borrower owes Lender FOUR HUNDRED SIXTEEN THOUSAND THREE  
HUNDRED SEVENTY-SEVEN AND 00/100 Dollars (U.S. \$ 416,377.00 ) plus interest.  
Borrower has promised to pay this debt in regular Periodic Payments and to pay the debt in full not later than  
NOVEMBER 1, 2046

(F) "Property" means the property that is described below under the heading "Transfer of Rights in the Property."

(G) "Loan" means the debt evidenced by the Note, plus interest, any prepayment charges and late charges due under  
the Note, and all sums due under this Security Instrument, plus interest.

(H) "Riders" means all Riders to this Security Instrument that are executed by Borrower. The following Riders  
are to be executed by Borrower [check box as applicable]:

- |  |   |
|--|---|
| <input type="checkbox"/> Adjustable Rate Rider | <input type="checkbox"/> Planned Unit Development Rider |
| <input type="checkbox"/> Balloon Rider         | <input type="checkbox"/> Biweekly Payment Rider         |
| <input type="checkbox"/> 1-4 Family Rider      | <input type="checkbox"/> Second Home Rider              |
| <input type="checkbox"/> Condominium Rider     | <input type="checkbox"/> Other(s) [specify]             |

(I) "Applicable Law" means all controlling applicable federal, state and local statutes, regulations, ordinances and  
administrative rules and orders (that have the effect of law) as well as all applicable final, non-appealable judicial  
opinions.

(J) "Community Association Dues, Fees, and Assessments" means all dues, fees, assessments and other charges  
that are imposed on Borrower or the Property by a condominium association, homeowners association or similar  
organization.

(K) "Electronic Funds Transfer" means any transfer of funds, other than a transaction originated by check, draft,  
or similar paper instrument, which is initiated through an electronic terminal, telephonic instrument, computer, or  
magnetic tape so as to order, instruct, or authorize a financial institution to debit or credit an account. Such term  
includes, but is not limited to, point-of-sale transfers, automated teller machine transactions, transfers initiated by  
telephone, wire transfers, and automated clearinghouse transfers.

(L) "Escrow Items" means those items that are described in Section 3.

(M) "Miscellaneous Proceeds" means any compensation, settlement, award of damages, or proceeds paid by any  
third party (other than insurance proceeds paid under the coverages described in Section 5) for: (i) damage to, or  
destruction of, the Property; (ii) condemnation or other taking of all or any part of the Property; (iii) conveyance in  
lieu of condemnation; or (iv) misrepresentations of, or omissions as to, the value and/or condition of the Property.

(N) "Mortgage Insurance" means insurance protecting Lender against the nonpayment of, or default on, the Loan.

(O) "Periodic Payment" means the regularly scheduled amount due for (i) principal and interest under the Note,  
plus (ii) any amounts under Section 3 of this Security Instrument.

(P) "RESPA" means the Real Estate Settlement Procedures Act (12 U.S.C. §2601 et seq.) and its implementing  
regulation, Regulation X (12 C.F.R. Part 1024), as they might be amended from time to time, or any additional or  
successor legislation or regulation that governs the same subject matter. As used in this Security Instrument,



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"RESPA" refers to all requirements and restrictions that are imposed in regard to a "federally related mortgage loan" even if the Loan does not qualify as a "federally related mortgage loan" under RESPA.

(Q) "Successor in Interest of Borrower" means any party that has taken title to the Property, whether or not that party has assumed Borrower's obligations under the Note and/or this Security Instrument.

## TRANSFER OF RIGHTS IN THE PROPERTY

This Security Instrument secures to Lender: (i) the repayment of the Loan, and all renewals, extensions and modifications of the Note; and (ii) the performance of Borrower's covenants and agreements under this Security Instrument and the Note. For this purpose, Borrower does hereby mortgage, grant and convey to MERS (solely as nominee for Lender and Lender's successors and assigns) and to the successors and assigns of MERS, with power of sale, the following described property located in the

COUNTY

of

ESSEX

[Type of Recording Jurisdiction]

[Name of Recording Jurisdiction]

SEE ATTACHED EXHIBIT A  
A.P.N.: 25 05 22

which currently has the address of

47 POND STREET, C

[Street]

BOXFORD

[City]

, Massachusetts

01921

[Zip Code]

("Property Address"):

TOGETHER WITH all the improvements now or hereafter erected on the property, and all easements, appurtenances, and fixtures now or hereafter a part of the property: All replacements and additions shall also be covered by this Security Instrument. All of the foregoing is referred to in this Security Instrument as the "Property." Borrower understands and agrees that MERS holds only legal title to the interests granted by Borrower in this Security Instrument, but, if necessary to comply with law or custom, MERS (as nominee for Lender and Lender's successors and assigns) has the right: to exercise any or all of those interests, including, but not limited to, the right to foreclose and sell the Property; and to take any action required of Lender including, but not limited to, releasing and canceling this Security Instrument.

BORROWER COVENANTS that Borrower is lawfully seised of the estate hereby conveyed and has the right to mortgage, grant and convey the Property and that the Property is unencumbered, except for encumbrances of record. Borrower warrants and will defend generally the title to the Property against all claims and demands, subject to any encumbrances of record.

THIS SECURITY INSTRUMENT combines uniform covenants for national use and non-uniform covenants with limited variations by jurisdiction to constitute a uniform security instrument covering real property.

### UNIFORM COVENANTS. Borrower and Lender covenant and agree as follows:

1. **Payment of Principal, Interest, Escrow Items, Prepayment Charges, and Late Charges.** Borrower shall pay when due the principal of, and interest on, the debt evidenced by the Note and any prepayment charges and



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late charges due under the Note. Borrower shall also pay funds for Escrow Items pursuant to Section 3. Payments due under the Note and this Security Instrument shall be made in U.S. currency. However, if any check or other instrument received by Lender as payment under the Note or this Security Instrument is returned to Lender unpaid, Lender may require that any or all subsequent payments due under the Note and this Security Instrument be made in one or more of the following forms, as selected by Lender: (a) cash; (b) money order; (c) certified check, bank check, treasurer's check or cashier's check, provided any such check is drawn upon an institution whose deposits are insured by a federal agency, instrumentality, or entity; or (d) Electronic Funds Transfer.

Payments are deemed received by Lender when received at the location designated in the Note or at such other location as may be designated by Lender in accordance with the notice provisions in Section 15. Lender may return any payment or partial payment if the payment or partial payments are insufficient to bring the Loan current. Lender may accept any payment or partial payment insufficient to bring the Loan current, without waiver of any rights hereunder or prejudice to its rights to refuse such payment or partial payments in the future, but Lender is not obligated to apply such payments at the time such payments are accepted. If each Periodic Payment is applied as of its scheduled due date, then Lender need not pay interest on unapplied funds. Lender may hold such unapplied funds until Borrower makes payment to bring the Loan current. If Borrower does not do so within a reasonable period of time, Lender shall either apply such funds or return them to Borrower. If not applied earlier, such funds will be applied to the outstanding principal balance under the Note immediately prior to foreclosure. No offset or claim which Borrower might have now or in the future against Lender shall relieve Borrower from making payments due under the Note and this Security Instrument or performing the covenants and agreements secured by this Security Instrument.

**2. Application of Payments or Proceeds.** Except as otherwise described in this Section 2, all payments accepted and applied by Lender shall be applied in the following order of priority: (a) interest due under the Note; (b) principal due under the Note; (c) amounts due under Section 3. Such payments shall be applied to each Periodic Payment in the order in which it became due. Any remaining amounts shall be applied first to late charges, second to any other amounts due under this Security Instrument, and then to reduce the principal balance of the Note.

If Lender receives a payment from Borrower for a delinquent Periodic Payment which includes a sufficient amount to pay any late charge due, the payment may be applied to the delinquent payment and the late charge. If more than one Periodic Payment is outstanding, Lender may apply any payment received from Borrower to the repayment of the Periodic Payments if, and to the extent that, each payment can be paid in full. To the extent that any excess exists after the payment is applied to the full payment of one or more Periodic Payments, such excess may be applied to any late charges due. Voluntary prepayments shall be applied first to any prepayment charges and then as described in the Note.

Any application of payments, insurance proceeds, or Miscellaneous Proceeds to principal due under the Note shall not extend or postpone the due date, or change the amount, of the Periodic Payments.

**3. Funds for Escrow Items.** Borrower shall pay to Lender on the day Periodic Payments are due under the Note, until the Note is paid in full, a sum (the "Funds") to provide for payment of amounts due for: (a) taxes and assessments and other items which can attain priority over this Security Instrument as a lien or encumbrance on the Property; (b) leasehold payments or ground rents on the Property, if any; (c) premiums for any and all insurance required by Lender under Section 5; and (d) Mortgage Insurance premiums, if any, or any sums payable by Borrower to Lender in lieu of the payment of Mortgage Insurance premiums in accordance with the provisions of Section 10. These items are called "Escrow Items." At origination or at any time during the term of the Loan, Lender may require that Community Association Dues, Fees, and Assessments, if any, be escrowed by Borrower, and such dues, fees and assessments shall be an Escrow Item. Borrower shall promptly furnish to Lender all notices of amounts to be paid under this Section. Borrower shall pay Lender the Funds for Escrow Items unless Lender waives Borrower's obligation to pay the Funds for any or all Escrow Items. Lender may waive Borrower's obligation to pay to Lender Funds for any or all Escrow Items at any time. Any such waiver may only be in writing. In the event of such waiver, Borrower shall pay directly, when and where payable, the amounts due for any Escrow Items for which payment of Funds has been waived by Lender and, if Lender requires, shall furnish to Lender receipts evidencing such payment within such time period as Lender may require. Borrower's obligation to make such payments and to provide receipts



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shall for all purposes be deemed to be a covenant and agreement contained in this Security Instrument, as the phrase "covenant and agreement" is used in Section 9. If Borrower is obligated to pay Escrow Items directly, pursuant to a waiver, and Borrower fails to pay the amount due for an Escrow Item, Lender may exercise its rights under Section 9 and pay such amount and Borrower shall then be obligated under Section 9 to repay to Lender any such amount. Lender may revoke the waiver as to any or all Escrow Items at any time by a notice given in accordance with Section 15 and, upon such revocation, Borrower shall pay to Lender all Funds, and in such amounts, that are then required under this Section 3.

Lender may, at any time, collect and hold Funds in an amount (a) sufficient to permit Lender to apply the Funds at the time specified under RESPA, and (b) not to exceed the maximum amount a lender can require under RESPA. Lender shall estimate the amount of Funds due on the basis of current data and reasonable estimates of expenditures of future Escrow Items or otherwise in accordance with Applicable Law.

The Funds shall be held in an institution whose deposits are insured by a federal agency, instrumentality, or entity (including Lender, if Lender is an institution whose deposits are so insured) or in any Federal Home Loan Bank. Lender shall apply the Funds to pay the Escrow Items no later than the time specified under RESPA. Lender shall not charge Borrower for holding and applying the Funds, annually analyzing the escrow account, or verifying the Escrow Items, unless Lender pays Borrower interest on the Funds and Applicable Law permits Lender to make such a charge. Unless an agreement is made in writing or Applicable Law requires interest to be paid on the Funds, Lender shall not be required to pay Borrower any interest or earnings on the Funds. Borrower and Lender can agree in writing, however, that interest shall be paid on the Funds. Lender shall give to Borrower, without charge, an annual accounting of the Funds as required by RESPA.

If there is a surplus of Funds held in escrow, as defined under RESPA, Lender shall account to Borrower for the excess funds in accordance with RESPA. If there is a shortage of Funds held in escrow, as defined under RESPA, Lender shall notify Borrower as required by RESPA, and Borrower shall pay to Lender the amount necessary to make up the shortage in accordance with RESPA, but in no more than 12 monthly payments. If there is a deficiency of Funds held in escrow, as defined under RESPA, Lender shall notify Borrower as required by RESPA, and Borrower shall pay to Lender the amount necessary to make up the deficiency in accordance with RESPA, but in no more than 12 monthly payments.

Upon payment in full of all sums secured by this Security Instrument, Lender shall promptly refund to Borrower any Funds held by Lender.

**4. Charges; Liens.** Borrower shall pay all taxes, assessments, charges, fines, and impositions attributable to the Property which can attain priority over this Security Instrument, leasehold payments or ground rents on the Property, if any, and Community Association Dues, Fees, and Assessments, if any. To the extent that these items are Escrow Items, Borrower shall pay them in the manner provided in Section 3.

Borrower shall promptly discharge any lien which has priority over this Security Instrument unless Borrower: (a) agrees in writing to the payment of the obligation secured by the lien in a manner acceptable to Lender, but only so long as Borrower is performing such agreement; (b) contests the lien in good faith by, or defends against enforcement of the lien in, legal proceedings which in Lender's opinion operate to prevent the enforcement of the lien while those proceedings are pending, but only until such proceedings are concluded; or (c) secures from the holder of the lien an agreement satisfactory to Lender subordinating the lien to this Security Instrument. If Lender determines that any part of the Property is subject to a lien which can attain priority over this Security Instrument, Lender may give Borrower a notice identifying the lien. Within 10 days of the date on which that notice is given, Borrower shall satisfy the lien or take one or more of the actions set forth above in this Section 4.

Lender may require Borrower to pay a one-time charge for a real estate tax verification and/or reporting service used by Lender in connection with this Loan.

**5. Property Insurance.** Borrower shall keep the improvements now existing or hereafter erected on the Property insured against loss by fire, hazards included within the term "extended coverage," and any other hazards including, but not limited to, earthquakes and floods, for which Lender requires insurance. This insurance shall be maintained in the amounts (including deductible levels) and for the periods that Lender requires. What Lender requires pursuant to the preceding sentences can change during the term of the Loan. The insurance carrier providing



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the insurance shall be chosen by Borrower subject to Lender's right to disapprove Borrower's choice, which right shall not be exercised unreasonably. Lender may require Borrower to pay, in connection with this Loan, either: (a) a one-time charge for flood zone determination, certification and tracking services; or (b) a one-time charge for flood zone determination and certification services and subsequent charges each time remappings or similar changes occur which reasonably might affect such determination or certification. Borrower shall also be responsible for the payment of any fees imposed by the Federal Emergency Management Agency in connection with the review of any flood zone determination resulting from an objection by Borrower.

If Borrower fails to maintain any of the coverages described above, Lender may obtain insurance coverage, at Lender's option and Borrower's expense. Lender is under no obligation to purchase any particular type or amount of coverage. Therefore, such coverage shall cover Lender, but might or might not protect Borrower, Borrower's equity in the Property, or the contents of the Property, against any risk, hazard or liability and might provide greater or lesser coverage than was previously in effect. Borrower acknowledges that the cost of the insurance coverage so obtained might significantly exceed the cost of insurance that Borrower could have obtained. Any amounts disbursed by Lender under this Section 5 shall become additional debt of Borrower secured by this Security Instrument. These amounts shall bear interest at the Note rate from the date of disbursement and shall be payable, with such interest, upon notice from Lender to Borrower requesting payment.

All insurance policies required by Lender and renewals of such policies shall be subject to Lender's right to disapprove such policies, shall include a standard mortgage clause, and shall name Lender as mortgagee and/or as an additional loss payee. Lender shall have the right to hold the policies and renewal certificates. If Lender requires, Borrower shall promptly give to Lender all receipts of paid premiums and renewal notices. If Borrower obtains any form of insurance coverage, not otherwise required by Lender, for damage to, or destruction of, the Property, such policy shall include a standard mortgage clause and shall name Lender as mortgagee and/or as an additional loss payee.

In the event of loss, Borrower shall give prompt notice to the insurance carrier and Lender. Lender may make proof of loss if not made promptly by Borrower. Unless Lender and Borrower otherwise agree in writing, any insurance proceeds, whether or not the underlying insurance was required by Lender, shall be applied to restoration or repair of the Property, if the restoration or repair is economically feasible and Lender's security is not lessened. During such repair and restoration period, Lender shall have the right to hold such insurance proceeds until Lender has had an opportunity to inspect such Property to ensure the work has been completed to Lender's satisfaction, provided that such inspection shall be undertaken promptly. Lender may disburse proceeds for the repairs and restoration in a single payment or in a series of progress payments as the work is completed. Unless an agreement is made in writing or Applicable Law requires interest to be paid on such insurance proceeds, Lender shall not be required to pay Borrower any interest or earnings on such proceeds. Fees for public adjusters, or other third parties, retained by Borrower shall not be paid out of the insurance proceeds and shall be the sole obligation of Borrower. If the restoration or repair is not economically feasible or Lender's security would be lessened, the insurance proceeds shall be applied to the sums secured by this Security Instrument, whether or not then due, with the excess, if any, paid to Borrower. Such insurance proceeds shall be applied in the order provided for in Section 2.

If Borrower abandons the Property, Lender may file, negotiate and settle any available insurance claim and related matters. If Borrower does not respond within 30 days to a notice from Lender that the insurance carrier has offered to settle a claim, then Lender may negotiate and settle the claim. The 30-day period will begin when the notice is given. In either event, or if Lender acquires the Property under Section 22 or otherwise, Borrower hereby assigns to Lender (a) Borrower's rights to any insurance proceeds in an amount not to exceed the amounts unpaid under the Note or this Security Instrument, and (b) any other of Borrower's rights (other than the right to any refund of unearned premiums paid by Borrower) under all insurance policies covering the Property, insofar as such rights are applicable to the coverage of the Property. Lender may use the insurance proceeds either to repair or restore the Property or to pay amounts unpaid under the Note or this Security Instrument, whether or not then due.

**6. Occupancy.** Borrower shall occupy, establish, and use the Property as Borrower's principal residence within 60 days after the execution of this Security Instrument and shall continue to occupy the Property as Borrower's principal residence for at least one year after the date of occupancy, unless Lender otherwise agrees in writing, which

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consent shall not be unreasonably withheld, or unless extenuating circumstances exist which are beyond Borrower's control.

**7. Preservation, Maintenance and Protection of the Property; Inspections.** Borrower shall not destroy, damage or impair the Property, allow the Property to deteriorate or commit waste on the Property. Whether or not Borrower is residing in the Property, Borrower shall maintain the Property in order to prevent the Property from deteriorating or decreasing in value due to its condition. Unless it is determined pursuant to Section 5 that repair or restoration is not economically feasible, Borrower shall promptly repair the Property if damaged to avoid further deterioration or damage. If insurance or condemnation proceeds are paid in connection with damage to, or the taking of, the Property, Borrower shall be responsible for repairing or restoring the Property only if Lender has released proceeds for such purposes. Lender may disburse proceeds for the repairs and restoration in a single payment or in a series of progress payments as the work is completed. If the insurance or condemnation proceeds are not sufficient to repair or restore the Property, Borrower is not relieved of Borrower's obligation for the completion of such repair or restoration.

Lender or its agent may make reasonable entries upon and inspections of the Property. If it has reasonable cause, Lender may inspect the interior of the improvements on the Property. Lender shall give Borrower notice at the time of or prior to such an interior inspection specifying such reasonable cause.

**8. Borrower's Loan Application.** Borrower shall be in default if, during the Loan application process, Borrower or any persons or entities acting at the direction of Borrower or with Borrower's knowledge or consent gave materially false, misleading, or inaccurate information or statements to Lender (or failed to provide Lender with material information) in connection with the Loan. Material representations include, but are not limited to, representations concerning Borrower's occupancy of the Property as Borrower's principal residence.

**9. Protection of Lender's Interest in the Property and Rights Under this Security Instrument.** If (a) Borrower fails to perform the covenants and agreements contained in this Security Instrument, (b) there is a legal proceeding that might significantly affect Lender's interest in the Property and/or rights under this Security Instrument (such as a proceeding in bankruptcy, probate, for condemnation or forfeiture, for enforcement of a lien which may attain priority over this Security Instrument or to enforce laws or regulations), or (c) Borrower has abandoned the Property, then Lender may do and pay for whatever is reasonable or appropriate to protect Lender's interest in the Property and rights under this Security Instrument, including protecting and/or assessing the value of the Property, and securing and/or repairing the Property. Lender's actions can include, but are not limited to: (a) paying any sums secured by a lien which has priority over this Security Instrument; (b) appearing in court; and (c) paying reasonable attorneys' fees to protect its interest in the Property and/or rights under this Security Instrument, including its secured position in a bankruptcy proceeding. Securing the Property includes, but is not limited to, entering the Property to make repairs, change locks, replace or board up doors and windows, drain water from pipes, eliminate building or other code violations or dangerous conditions, and have utilities turned on or off. Although Lender may take action under this Section 9, Lender does not have to do so and is not under any duty or obligation to do so. It is agreed that Lender incurs no liability for not taking any or all actions authorized under this Section 9.

Any amounts disbursed by Lender under this Section 9 shall become additional debt of Borrower secured by this Security Instrument. These amounts shall bear interest at the Note rate from the date of disbursement and shall be payable, with such interest, upon notice from Lender to Borrower requesting payment.

If this Security Instrument is on a leasehold, Borrower shall comply with all the provisions of the lease. Borrower shall not surrender the leasehold estate and interests herein conveyed or terminate or cancel the ground lease. Borrower shall not, without the express written consent of Lender, alter or amend the ground lease. If Borrower acquires fee title to the Property, the leasehold and the fee title shall not merge unless Lender agrees to the merger in writing.

**10. Mortgage Insurance.** If Lender required Mortgage Insurance as a condition of making the Loan, Borrower shall pay the premiums required to maintain the Mortgage Insurance in effect. If, for any reason, the Mortgage Insurance coverage required by Lender ceases to be available from the mortgage insurer that previously provided such insurance and Borrower was required to make separately designated payments toward the premiums for Mortgage Insurance, Borrower shall pay the premiums required to obtain coverage substantially equivalent to the

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Mortgage Insurance previously in effect, at a cost substantially equivalent to the cost to Borrower of the Mortgage Insurance previously in effect, from an alternate mortgage insurer selected by Lender. If substantially equivalent Mortgage Insurance coverage is not available, Borrower shall continue to pay to Lender the amount of the separately designated payments that were due when the insurance coverage ceased to be in effect. Lender will accept, use and retain these payments as a non-refundable loss reserve in lieu of Mortgage Insurance. Such loss reserve shall be non-refundable, notwithstanding the fact that the Loan is ultimately paid in full, and Lender shall not be required to pay Borrower any interest or earnings on such loss reserve. Lender can no longer require loss reserve payments if Mortgage Insurance coverage (in the amount and for the period that Lender requires) provided by an insurer selected by Lender again becomes available, is obtained, and Lender requires separately designated payments toward the premiums for Mortgage Insurance. If Lender required Mortgage Insurance as a condition of making the Loan and Borrower was required to make separately designated payments toward the premiums for Mortgage Insurance, Borrower shall pay the premiums required to maintain Mortgage Insurance in effect, or to provide a non-refundable loss reserve, until Lender's requirement for Mortgage Insurance ends in accordance with any written agreement between Borrower and Lender providing for such termination or until termination is required by Applicable Law. Nothing in this Section 10 affects Borrower's obligation to pay interest at the rate provided in the Note.

Mortgage Insurance reimburses Lender (or any entity that purchases the Note) for certain losses it may incur if Borrower does not repay the Loan as agreed. Borrower is not a party to the Mortgage Insurance.

Mortgage insurers evaluate their total risk on all such insurance in force from time to time, and may enter into agreements with other parties that share or modify their risk, or reduce losses. These agreements are on terms and conditions that are satisfactory to the mortgage insurer and the other party (or parties) to these agreements. These agreements may require the mortgage insurer to make payments using any source of funds that the mortgage insurer may have available (which may include funds obtained from Mortgage Insurance premiums).

As a result of these agreements, Lender, any purchaser of the Note, another insurer, any reinsurer, any other entity, or any affiliate of any of the foregoing, may receive (directly or indirectly) amounts that derive from (or might be characterized as) a portion of Borrower's payments for Mortgage Insurance, in exchange for sharing or modifying the mortgage insurer's risk, or reducing losses. If such agreement provides that an affiliate of Lender takes a share of the insurer's risk in exchange for a share of the premiums paid to the insurer, the arrangement is often termed "captive reinsurance." Further:

(a) Any such agreements will not affect the amounts that Borrower has agreed to pay for Mortgage Insurance, or any other terms of the Loan. Such agreements will not increase the amount Borrower will owe for Mortgage Insurance, and they will not entitle Borrower to any refund.

(b) Any such agreements will not affect the rights Borrower has - if any - with respect to the Mortgage Insurance under the Homeowners Protection Act of 1998 or any other law. These rights may include the right to receive certain disclosures, to request and obtain cancellation of the Mortgage Insurance, to have the Mortgage Insurance terminated automatically, and/or to receive a refund of any Mortgage Insurance premiums that were unearned at the time of such cancellation or termination.

11. Assignment of Miscellaneous Proceeds; Forfeiture. All Miscellaneous Proceeds are hereby assigned to and shall be paid to Lender.

If the Property is damaged, such Miscellaneous Proceeds shall be applied to restoration or repair of the Property, if the restoration or repair is economically feasible and Lender's security is not lessened. During such repair and restoration period, Lender shall have the right to hold such Miscellaneous Proceeds until Lender has had an opportunity to inspect such Property to ensure the work has been completed to Lender's satisfaction, provided that such inspection shall be undertaken promptly. Lender may pay for the repairs and restoration in a single disbursement or in a series of progress payments as the work is completed. Unless an agreement is made in writing or Applicable Law requires interest to be paid on such Miscellaneous Proceeds, Lender shall not be required to pay Borrower any interest or earnings on such Miscellaneous Proceeds. If the restoration or repair is not economically feasible or Lender's security would be lessened, the Miscellaneous Proceeds shall be applied to the sums secured by this Security Instrument, whether or not then due, with the excess, if any, paid to Borrower. Such Miscellaneous Proceeds shall be applied in the order provided for in Section 2.



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In the event of a total taking, destruction, or loss in value of the Property, the Miscellaneous Proceeds shall be applied to the sums secured by this Security Instrument, whether or not then due, with the excess, if any, paid to Borrower.

In the event of a partial taking, destruction, or loss in value of the Property in which the fair market value of the Property immediately before the partial taking, destruction, or loss in value is equal to or greater than the amount of the sums secured by this Security Instrument immediately before the partial taking, destruction, or loss in value, unless Borrower and Lender otherwise agree in writing, the sums secured by this Security Instrument shall be reduced by the amount of the Miscellaneous Proceeds multiplied by the following fraction: (a) the total amount of the sums secured immediately before the partial taking, destruction, or loss in value divided by (b) the fair market value of the Property immediately before the partial taking, destruction, or loss in value. Any balance shall be paid to Borrower.

In the event of a partial taking, destruction, or loss in value of the Property in which the fair market value of the Property immediately before the partial taking, destruction, or loss in value is less than the amount of the sums secured immediately before the partial taking, destruction, or loss in value, unless Borrower and Lender otherwise agree in writing, the Miscellaneous Proceeds shall be applied to the sums secured by this Security Instrument whether or not the sums are then due.

If the Property is abandoned by Borrower, or if, after notice by Lender to Borrower that the Opposing Party (as defined in the next sentence) offers to make an award to settle a claim for damages, Borrower fails to respond to Lender within 30 days after the date the notice is given, Lender is authorized to collect and apply the Miscellaneous Proceeds either to restoration or repair of the Property or to the sums secured by this Security Instrument, whether or not then due. "Opposing Party" means the third party that owes Borrower Miscellaneous Proceeds or the party against whom Borrower has a right of action in regard to Miscellaneous Proceeds.

Borrower shall be in default if any action or proceeding, whether civil or criminal, is begun that, in Lender's judgment, could result in forfeiture of the Property or other material impairment of Lender's interest in the Property or rights under this Security Instrument. Borrower can cure such a default and, if acceleration has occurred, reinstate as provided in Section 19, by causing the action or proceeding to be dismissed with a ruling that, in Lender's judgment, precludes forfeiture of the Property or other material impairment of Lender's interest in the Property or rights under this Security Instrument. The proceeds of any award or claim for damages that are attributable to the impairment of Lender's interest in the Property are hereby assigned and shall be paid to Lender.

All Miscellaneous Proceeds that are not applied to restoration or repair of the Property shall be applied in the order provided for in Section 2.

**12. Borrower Not Released; Forbearance By Lender Not a Waiver.** Extension of the time for payment or modification of amortization of the sums secured by this Security Instrument granted by Lender to Borrower or any Successor in Interest of Borrower shall not operate to release the liability of Borrower or any Successors in Interest of Borrower. Lender shall not be required to commence proceedings against any Successor in Interest of Borrower or to refuse to extend time for payment or otherwise modify amortization of the sums secured by this Security Instrument by reason of any demand made by the original Borrower or any Successors in Interest of Borrower. Any forbearance by Lender in exercising any right or remedy including, without limitation, Lender's acceptance of payments from third persons, entities or Successors in Interest of Borrower or in amounts less than the amount then due, shall not be a waiver of or preclude the exercise of any right or remedy.

**13. Joint and Several Liability; Co-signers; Successors and Assigns Bound.** Borrower covenants and agrees that Borrower's obligations and liability shall be joint and several. However, any Borrower who co-signs this Security Instrument but does not execute the Note (a "co-signer"): (a) is co-signing this Security Instrument only to mortgage, grant and convey the co-signer's interest in the Property under the terms of this Security Instrument; (b) is not personally obligated to pay the sums secured by this Security Instrument; and (c) agrees that Lender and any other Borrower can agree to extend, modify, forbear or make any accommodations with regard to the terms of this Security Instrument or the Note without the co-signer's consent.

Subject to the provisions of Section 18, any Successor in Interest of Borrower who assumes Borrower's obligations under this Security Instrument in writing, and is approved by Lender, shall obtain all of Borrower's rights and benefits under this Security Instrument. Borrower shall not be released from Borrower's obligations and liability

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under this Security Instrument unless Lender agrees to such release in writing. The covenants and agreements of this Security Instrument shall bind (except as provided in Section 20) and benefit the successors and assigns of Lender.

**14. Loan Charges.** Lender may charge Borrower fees for services performed in connection with Borrower's default, for the purpose of protecting Lender's interest in the Property and rights under this Security Instrument, including, but not limited to, attorneys' fees, property inspection and valuation fees. In regard to any other fees, the absence of express authority in this Security Instrument to charge a specific fee to Borrower shall not be construed as a prohibition on the charging of such fee. Lender may not charge fees that are expressly prohibited by this Security Instrument or by Applicable Law.

If the Loan is subject to a law which sets maximum loan charges, and that law is finally interpreted so that the interest or other loan charges collected or to be collected in connection with the Loan exceed the permitted limits, then: (a) any such loan charge shall be reduced by the amount necessary to reduce the charge to the permitted limit; and (b) any sums already collected from Borrower which exceeded permitted limits will be refunded to Borrower. Lender may choose to make this refund by reducing the principal owed under the Note or by making a direct payment to Borrower. If a refund reduces principal, the reduction will be treated as a partial prepayment without any prepayment charge (whether or not a prepayment charge is provided for under the Note). Borrower's acceptance of any such refund made by direct payment to Borrower will constitute a waiver of any right of action Borrower might have arising out of such overcharge.

**15. Notices.** All notices given by Borrower or Lender in connection with this Security Instrument must be in writing. Any notice to Borrower in connection with this Security Instrument shall be deemed to have been given to Borrower when mailed by first class mail or when actually delivered to Borrower's notice address if sent by other means. Notice to any one Borrower shall constitute notice to all Borrowers unless Applicable Law expressly requires otherwise. The notice address shall be the Property Address unless Borrower has designated a substitute notice address by notice to Lender. Borrower shall promptly notify Lender of Borrower's change of address. If Lender specifies a procedure for reporting Borrower's change of address, then Borrower shall only report a change of address through that specified procedure. There may be only one designated notice address under this Security Instrument at any one time. Any notice to Lender shall be given by delivering it or by mailing it by first class mail to Lender's address stated herein unless Lender has designated another address by notice to Borrower. Any notice in connection with this Security Instrument shall not be deemed to have been given to Lender until actually received by Lender. If any notice required by this Security Instrument is also required under Applicable Law, the Applicable Law requirement will satisfy the corresponding requirement under this Security Instrument.

**16. Governing Law; Severability; Rules of Construction.** This Security Instrument shall be governed by federal law and the law of the jurisdiction in which the Property is located. All rights and obligations contained in this Security Instrument are subject to any requirements and limitations of Applicable Law. Applicable Law might explicitly or implicitly allow the parties to agree by contract or it might be silent, but such silence shall not be construed as a prohibition against agreement by contract. In the event that any provision or clause of this Security Instrument or the Note conflicts with Applicable Law, such conflict shall not affect other provisions of this Security Instrument or the Note which can be given effect without the conflicting provision.

As used in this Security Instrument: (a) words of the masculine gender shall mean and include corresponding neuter words or words of the feminine gender; (b) words in the singular shall mean and include the plural and vice versa; and (c) the word "may" gives sole discretion without any obligation to take any action.

**17. Borrower's Copy.** Borrower shall be given one copy of the Note and of this Security Instrument.

**18. Transfer of the Property or a Beneficial Interest in Borrower.** As used in this Section 18, "Interest in the Property" means any legal or beneficial interest in the Property, including, but not limited to, those beneficial interests transferred in a bond for deed, contract for deed, installment sales contract or escrow agreement, the intent of which is the transfer of title by Borrower at a future date to a purchaser.

If all or any part of the Property or any Interest in the Property is sold or transferred (or if Borrower is not a natural person and a beneficial interest in Borrower is sold or transferred) without Lender's prior written consent, Lender may require immediate payment in full of all sums secured by this Security Instrument. However, this option shall not be exercised by Lender if such exercise is prohibited by Applicable Law.



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If Lender exercises this option, Lender shall give Borrower notice of acceleration. The notice shall provide a period of not less than 30 days from the date the notice is given in accordance with Section 15 within which Borrower must pay all sums secured by this Security Instrument. If Borrower fails to pay these sums prior to the expiration of this period, Lender may invoke any remedies permitted by this Security Instrument without further notice or demand on Borrower.

**19. Borrower's Right to Reinstate After Acceleration.** If Borrower meets certain conditions, Borrower shall have the right to have enforcement of this Security Instrument discontinued at any time prior to the earliest of: (a) five days before sale of the Property pursuant to any power of sale contained in this Security Instrument; (b) such other period as Applicable Law might specify for the termination of Borrower's right to reinstate; or (c) entry of a judgment enforcing this Security Instrument. Those conditions are that Borrower: (a) pays Lender all sums which then would be due under this Security Instrument and the Note as if no acceleration had occurred; (b) cures any default of any other covenants or agreements; (c) pays all expenses incurred in enforcing this Security Instrument, including, but not limited to, reasonable attorneys' fees, property inspection and valuation fees, and other fees incurred for the purpose of protecting Lender's interest in the Property and rights under this Security Instrument; and (d) takes such action as Lender may reasonably require to assure that Lender's interest in the Property and rights under this Security Instrument, and Borrower's obligation to pay the sums secured by this Security Instrument, shall continue unchanged. Lender may require that Borrower pay such reinstatement sums and expenses in one or more of the following forms, as selected by Lender: (a) cash; (b) money order; (c) certified check, bank check, treasurer's check or cashier's check, provided any such check is drawn upon an institution whose deposits are insured by a federal agency, instrumentality or entity; or (d) Electronic Funds Transfer. Upon reinstatement by Borrower, this Security Instrument and obligations secured hereby shall remain fully effective as if no acceleration had occurred. However, this right to reinstate shall not apply in the case of acceleration under Section 18.

**20. Sale of Note; Change of Loan Servicer; Notice of Grievance.** The Note or a partial interest in the Note (together with this Security Instrument) can be sold one or more times without prior notice to Borrower. A sale might result in a change in the entity (known as the "Loan Servicer") that collects Periodic Payments due under the Note and this Security Instrument and performs other mortgage loan servicing obligations under the Note, this Security Instrument, and Applicable Law. There also might be one or more changes of the Loan Servicer unrelated to a sale of the Note. If there is a change of the Loan Servicer, Borrower will be given written notice of the change which will state the name and address of the new Loan Servicer, the address to which payments should be made and any other information RESPA requires in connection with a notice of transfer of servicing. If the Note is sold and thereafter the Loan is serviced by a Loan Servicer other than the purchaser of the Note, the mortgage loan servicing obligations to Borrower will remain with the Loan Servicer or be transferred to a successor Loan Servicer and are not assumed by the Note purchaser unless otherwise provided by the Note purchaser.

Neither Borrower nor Lender may commence, join, or be joined to any judicial action (as either an individual litigant or the member of a class) that arises from the other party's actions pursuant to this Security Instrument or that alleges that the other party has breached any provision of, or any duty owed by reason of, this Security Instrument, until such Borrower or Lender has notified the other party (with such notice given in compliance with the requirements of Section 15) of such alleged breach and afforded the other party hereto a reasonable period after the giving of such notice to take corrective action. If Applicable Law provides a time period which must elapse before certain action can be taken, that time period will be deemed to be reasonable for purposes of this paragraph. The notice of acceleration and opportunity to cure given to Borrower pursuant to Section 22 and the notice of acceleration given to Borrower pursuant to Section 18 shall be deemed to satisfy the notice and opportunity to take corrective action provisions of this Section 20.

**21. Hazardous Substances.** As used in this Section 21: (a) "Hazardous Substances" are those substances defined as toxic or hazardous substances, pollutants, or wastes by Environmental Law and the following substances: gasoline, kerosene, other flammable or toxic petroleum products, toxic pesticides and herbicides, volatile solvents, materials containing asbestos or formaldehyde, and radioactive materials; (b) "Environmental Law" means federal laws and laws of the jurisdiction where the Property is located that relate to health, safety or environmental protection; (c) "Environmental Cleanup" includes any response action, remedial action, or removal action, as defined in



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Environmental Law; and (d) an "Environmental Condition" means a condition that can cause, contribute to, or otherwise trigger an Environmental Cleanup.

Borrower shall not cause or permit the presence, use, disposal, storage, or release of any Hazardous Substances, or threaten to release any Hazardous Substances, on or in the Property. Borrower shall not do, nor allow anyone else to do, anything affecting the Property (a) that is in violation of any Environmental Law, (b) which creates an Environmental Condition, or (c) which, due to the presence, use, or release of a Hazardous Substance, creates a condition that adversely affects the value of the Property. The preceding two sentences shall not apply to the presence, use, or storage on the Property of small quantities of Hazardous Substances that are generally recognized to be appropriate to normal residential uses and to maintenance of the Property (including, but not limited to, hazardous substances in consumer products).

Borrower shall promptly give Lender written notice of (a) any investigation, claim, demand, lawsuit or other action by any governmental or regulatory agency or private party involving the Property and any Hazardous Substance or Environmental Law of which Borrower has actual knowledge, (b) any Environmental Condition, including but not limited to, any spilling, leaking, discharge, release or threat of release of any Hazardous Substance, and (c) any condition caused by the presence, use or release of a Hazardous Substance which adversely affects the value of the Property. If Borrower learns, or is notified by any governmental or regulatory authority, or any private party, that any removal or other remediation of any Hazardous Substance affecting the Property is necessary, Borrower shall promptly take all necessary remedial actions in accordance with Environmental Law. Nothing herein shall create any obligation on Lender for an Environmental Cleanup.

**NON-UNIFORM COVENANTS.** Borrower and Lender further covenant and agree as follows:

**22. Acceleration; Remedies.** Lender shall give notice to Borrower prior to acceleration following Borrower's breach of any covenant or agreement in this Security Instrument (but not prior to acceleration under Section 18 unless Applicable Law provides otherwise). The notice shall specify: (a) the default; (b) the action required to cure the default; (c) a date, not less than 30 days from the date the notice is given to Borrower, by which the default must be cured; and (d) that failure to cure the default on or before the date specified in the notice may result in acceleration of the sums secured by this Security Instrument and sale of the Property. The notice shall further inform Borrower of the right to reinstate after acceleration and the right to bring a court action to assert the non-existence of a default or any other defense of Borrower to acceleration and sale. If the default is not cured on or before the date specified in the notice, Lender at its option may require immediate payment in full of all sums secured by this Security Instrument without further demand and may invoke the STATUTORY POWER OF SALE and any other remedies permitted by Applicable Law. Lender shall be entitled to collect all expenses incurred in pursuing the remedies provided in this Section 22, including, but not limited to, reasonable attorneys' fees and costs of title evidence.

If Lender invokes the STATUTORY POWER OF SALE, Lender shall mail a copy of a notice of sale to Borrower, and to other persons prescribed by Applicable Law, in the manner provided by Applicable Law. Lender shall publish the notice of sale, and the Property shall be sold in the manner prescribed by Applicable Law. Lender or its designee may purchase the Property at any sale. The proceeds of the sale shall be applied in the following order: (a) to all expenses of the sale, including, but not limited to, reasonable attorneys' fees; (b) to all sums secured by this Security Instrument; and (c) any excess to the person or persons legally entitled to it.

**23. Release.** Upon payment of all sums secured by this Security Instrument, Lender shall discharge this Security Instrument. Borrower shall pay any recordation costs. Lender may charge Borrower a fee for releasing this Security Instrument, but only if the fee is paid to a third party for services rendered and the charging of the fee is permitted under Applicable Law.

**24. Waivers.** Borrower waives all rights of homestead exemption in the Property and relinquishes all rights of curtesy and dower in the Property.




AN



BY SIGNING BELOW, Borrower accepts and agrees to the terms and covenants contained in this Security Instrument and in any Rider executed by Borrower and recorded with it.

  
LEK NOCI (Seal)  
-Borrower

  
ALIDA NOCI (Seal)  
-Borrower

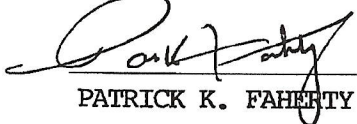
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-Borrower

\_\_\_\_ (Seal)  
-Borrower

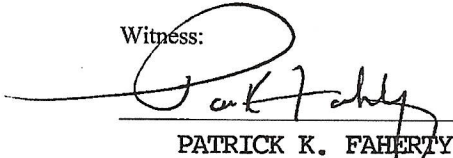
\_\_\_\_ (Seal)  
-Borrower

\_\_\_\_ (Seal)  
-Borrower

Witness:

  
PATRICK K. FAHERTY

Witness:

  
PATRICK K. FAHERTY



[Space Below This Line For Acknowledgment]

Commonwealth of MASSACHUSETTS

County of ESSEX

On this 5th day of OCTOBER, 2016, before me, the undersigned notary public,  
personally appeared LEK NOCI AND ALIDA NOCI

(name of document signer)

proved to me through satisfactory evidence of identification, which were Massachusetts Drivers License

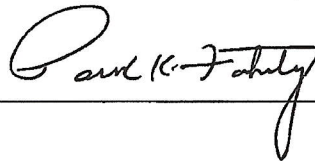
to be the person whose name is signed on the preceding or attached document, and acknowledged to me that (he) (she) signed it voluntarily for its stated purpose.

☐ (as partner for \_\_\_\_\_,  
a partnership)

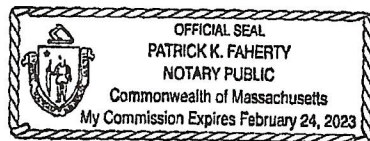
☐ (as \_\_\_\_\_ for \_\_\_\_\_,  
a corporation)

☐ (as attorney in fact for \_\_\_\_\_,  
the principal)

☐ (as \_\_\_\_\_ for \_\_\_\_\_,  
(a) (the) \_\_\_\_\_)



Notary Public



(Seal)

PATRICK K. FAHERTY

Notary Public (Printed Name)

My commission expires: 2-24-23

Loan Originator: MATTHEW ELI POWER, NMLSR ID 1042075

Loan Originator Organization: MILLER MORTGAGE, LLC., NMLSR ID 2513

MASSACHUSETTS - Single Family - Fannie Mae/Freddie Mac UNIFORM INSTRUMENT - MERS  
Form 3022 1/01

Page 14 of 14

DocMagic eForms  
www.docmagic.com



Exhibit A

Property Address: 47C Pond Street, Boxford, Essex County, MA 01921

A certain parcel of land with the buildings thereon situated on the Southeasterly side of Pond Street in Boxford, Essex County, Massachusetts and shown as Lot 4 upon a certain plan entitled "Plan of Land in Boxford, Ma., Prepared for Haywood Associates, Inc., Scale 1" = 100', September 23, 1980, Hancock Survey Associates, Inc., 85 Maple Street, Danvers, MA", and recorded with Essex South District Registry of Deeds at Plan Book 164, Plan 26.

Being the same premises conveyed to the herein named mortgagors by deed recorded with Essex South District Registry of Deeds herewith.

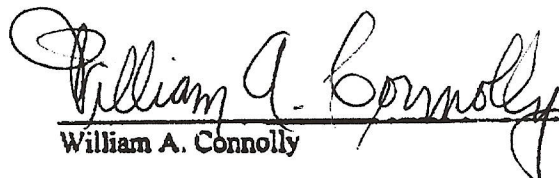


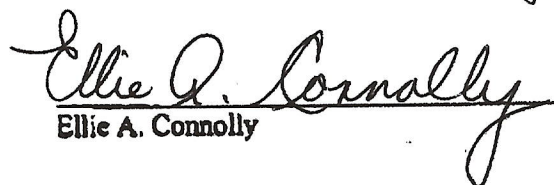
11/24/00 11:24 inst. 116  
BK 16704 PG 573

GRANT OF EASEMENT

KNOW ALL MEN BY THESE PRESENTS, that William A. Connolly and  
Ellie A. Connolly, husband and wife as tenants by the entirety the owners of certain property  
known as 53A Pond Street, Boxford, Mass., shown as Lot 3 on a plan entitled, "Plan of Land in  
Boxford, Mass, prepared for Haywood Associates, Inc., scale 1" = 100', Sept. 23, 1980, Hancock  
Survey Associates, Inc., 85 Maple Street, Danvers, MA," which Plan is recorded at the Essex  
South District Registry of Deeds at Plan Book 164 as Plan 26, for valuable consideration paid,  
the receipt and adequacy of which is hereby acknowledged, grants to John J. Belli and Pamela F.  
Belli husband and wife as tenants by the entirety of 47C Pond Street, Boxford, MA, their agents,  
successors and/or assigns the exclusive right and easement to pass and repass over that certain  
area shown as driveway encroachment on Exhibit A attached hereto and to have certain  
improvements therein and thereon.

WITNESS our hand and seal this 20<sup>th</sup> day of November, 2000.

  
William A. Connolly

  
Ellie A. Connolly

RETURN TO  
BOX 65

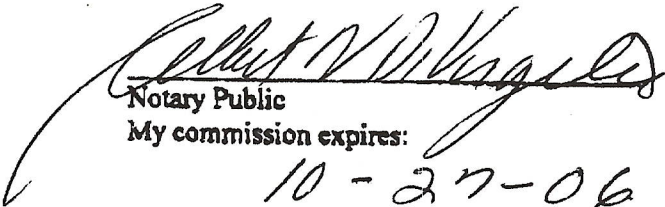
BK 16704 PG 574

COMMONWEALTH OF MASSACHUSETTS

COUNTY OF ESSEX

Nov 20, 2000

Then personally appeared the above-named, William A. Connolly and Ellie A. Connolly,  
and acknowledged the foregoing instrument to be their free act and deed, before me.

  
Notary Public

My commission expires:

10-27-06

EXHIBIT "A"



N/F ROBERT J. LAUGHLIN

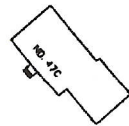
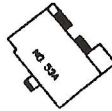
N/F JOHN J. BELL

POND STREET

2.1568 ACRES

WILLIAM & ELLIE CONNOLLY

400.00'



250.00'

EXISTING WOOD RAIL FENCE

EASEMENT EXISTS FOR THIS  
PART OF DRIVEWAY  
(SEE PL. BK. 174, PL. 1)

DRIVEWAY ENCROACHMENT

EASEMENT SHOWN ON  
PLAN FILED IN PL. BK. 174, PL. 1

N/F HAROLD W. MOODY III

N/F RONAN P. WINTER



LANDMARK  
ENGINEERING & SURVEYING, INC.

SCALE 1" = 40' APRIL 2000

PLAN OF LAND  
IN  
BOXFORD, MA



Memorandum of Lease

2004021200259 Bk:22389 Pg:26  
02/12/2004 11:04:00 NLSE Pg 1/5

Assessor's Parcel Number: \_\_\_\_\_

Between John J. Belli and Pamela F. Belli, husband and wife as tenants by the entirety ("Landlord") and Omnipoint Holdings Inc., a Delaware Corporation with a place of business at 4 Sylvan Way, Parsippany, NJ 07054 ("Tenant")

A Site Lease with Option (the "Lease") by and between John J. Belli and Pamela F. Belli, husband and wife as tenants by the entirety ("Landlord") and Omnipoint Holdings, Inc., a Delaware Corporation ("Tenant") was made regarding a portion of following the property:

See Attached Exhibit "A" incorporated herein for all purposes

The Option is for a term of twelve (12) months after the Effective Date of the Lease (as defined under the Lease), with up to one additional twelve (12) month renewal ("Optional Period").

The Lease is for a term of five (5) years and will commence on the date as set forth in the Lease (the "Commencement Date"). Tenant shall have the right to extend this Lease for five (5) additional five-year terms.

IN WITNESS WHEREOF, the parties hereto have respectively executed this memorandum effective as of the date of the last party to sign.

LANDLORD:

By: \_\_\_\_\_

Printed Name: John J. Belli

Date: \_\_\_\_\_

By: \_\_\_\_\_

Printed Name: Pamela F. Belli

Date: \_\_\_\_\_

TENANT:

OMNIPONT HOLDINGS, INC.

By: \_\_\_\_\_

Printed Name: \_\_\_\_\_

Its: \_\_\_\_\_

Date: \_\_\_\_\_

RETURN TO:

T-Mobile  
ATTN: Tecia Pitts  
4 Sylvan Way  
Parsippany, NJ 07054

Site Number: 4BS0344F  
Site Name:  
Market: New England

Version 10-2-01

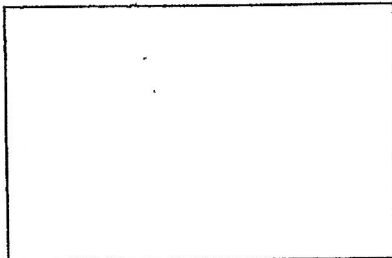


[Notary block for Individual]

STATE OF MASS )  
 ) ss.  
COUNTY OF ESSEX )

This instrument was acknowledged before me on JANUARY 15, 2004 by John J. Belli.

Dated: 1/15/04



(Use this space for notary stamp/seal)

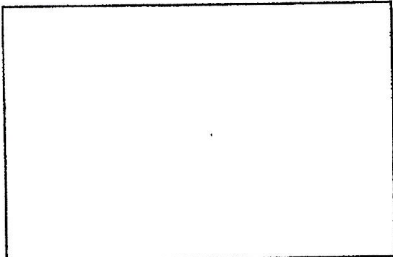
Notary Public  
Print Name  
My commission expires

DANIEL P. MURPHY  
Notary Public, Massachusetts  
My Commission Expires September 30, 2006

STATE OF MASS )  
 ) ss.  
COUNTY OF ESSEX )

This instrument was acknowledged before me on JANUARY 15, 2004 by Pamela F. Belli.

Dated: 1/15/04



(Use this space for notary stamp/seal)

Notary Public  
Print Name  
My commission expires

DANIEL P. MURPHY  
Notary Public, Massachusetts  
My Commission Expires September 30, 2006

[Notary block for Tenant]

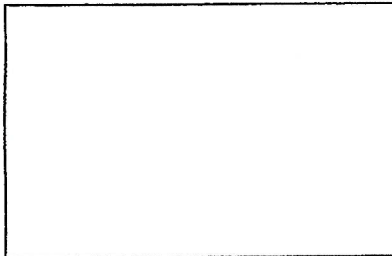
STATE OF RHODE ISLAND )  
 ) ss.  
COUNTY OF PROVIDENCE )

I certify that I know or have satisfactory evidence that MICHAEL S. FULTON is the person who appeared before me, and said person acknowledged that he signed this instrument, on oath stated that he was authorized to execute the instrument and acknowledged it as the DEVELOPMENT DIR of Omnipoint Holdings, Inc., a Delaware Corporation, to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: 1/22/04

Site Number:  
Site Name:  
Market: New England

Version 10-2-01



(Use this space for notary stamp/seal)

*Deanna T. Brooks*  
Notary Public  
Print Name Deanna T. Brooks  
My commission expires My Commission Expires  
1-23-2006

Site Number:  
Site Name:  
Market: New England

Version 10-2-01



Memorandum of Lease EXHIBIT A

2004021200259 Bk:22389 Pg:29  
02/12/2004 11:04:00 NLSE Pg 4/5

Legal Description

The Property is legally described as follows:

A portion of the property described in certain real estate deeds in the Town of Boxford, County of Essex, State of Massachusetts recorded at Essex South District Registry of Deeds, Essex County, Massachusetts at Book 8030, Page 40.

See attached

Site Number:  
Site Name:  
Market: New England

Version 10-2-01

EXHIBIT A

Page 1 of 1

Site Name: Belli Boxford  
Site Number: 4BS-0344-F  
Deed Reference: Book 8030 Page 40

2004021200259 Bk:22389 Pg:30  
02/12/2004 11:04:00 NLSE Pg 5/5

A CERTAIN PARCEL OF LAND WITH THE BUILDINGS THEREON SITUATE ON THE SOUTHEASTERLY SIDE OF POND STREET IN BOXFORD, ESSEX COUNTY, MASSACHUSETTS AND SHOWN AS LOT 4 UPON A CERTAIN PLAN ENTITLED "PLAN OF LAND IN BOXFORD, MA., PREPARED FOR HAYWOOD ASSOCIATES, INC., SCALE 1"=100', SEPTEMBER 23, 1980, HANCOCK SURVEY ASSOCIATES, INC., 85 MAPLE STREET, DANVERS, MA", AND RECORDED WITH ESSEX SOUTH DISTRICT REGISTRY OF DEEDS AT PLAN BOOK 164, PLAN 26, AND BOUNDED:

NORTHWESTERLY BY SAID POND STREET 53.22 FEET;  
NORTHEASTERLY BY LOT 5 AS SHOWN ON SAID PLAN 400 FEET;  
NORTHWESTERLY AGAIN BY LOT 5 AND LOT 6 AS SHOWN ON SAID PLAN 385.69 FEET;  
NORTHEASTERLY ON VARIOUS COURSES BY INTERSTATE ROUTE 95 1004.91 FEET;  
SOUTHEASTERLY BY LOT 2 AS SHOWN ON SAID PLAN 686.85 FEET;  
NORTHWESTERLY AGAIN BY LOT 3 AS SHOWN ON SAID PLAN 250 FEET;  
AND  
SOUTHEASTERLY AGAIN BY SAID LOT 3 400 FEET.

SAID LOT 4 CONTAINS 6.9487 ACRES MORE OR LESS ACCORDING TO SAID PLAN.

THE ABOVE DESCRIPTION IS INTENDED TO DESCRIBE THE LAND SHOWN AS LOT 4 UPON SAID PLAN AND IN THE EVENT OF ANY DISCREPANCIES THE PLAN SHALL CONTROL.

SUBJECT TO EASEMENTS AND RESTRICTIONS NOTED IN DEED OF HAYWOOD ASSOCIATES, INC. TO PAMELA F. BELL, DATED DECEMBER 1, 1981, AND RECORDED WITH ESSEX SOUTH DISTRICT REGISTRY OF DEEDS, BOOK 7071, PAGE 263.

FOR OUR TITLE SEE DEED RECORDED WITH ESSEX SOUTH DISTRICT DEEDS IN BOOK 8030, PAGE 040.

 OH

Landlord Initials:

Landlord Initials: P. F. B.

Tenants Initials: A

75  
6  
PREPARED BY AND  
WHEN RECORDED MAIL TO:

2008060600099 Bk:27832 Pg:14  
06/06/2008 10:59 AM LSE Pg 1/6

WIRELESS CAPITAL PARTNERS, LLC  
11900 W. Olympic Blvd., Suite 400  
Los Angeles, California 90064  
Attn: Title Department  
WCP#: 76589

MEMORANDUM OF PURCHASE AND SALE OF LEASE  
AND SUCCESSOR LEASE

This Memorandum of Purchase and Sale of Lease and Successor Lease (this "Memorandum") is made as of 5/12/08 between JOHN J. & PAMELA F. BELLI ("Landlord"), and WIRELESS CAPITAL PARTNERS, LLC, a Delaware limited liability company ("WCP").

A. Landlord, as lessor, and American Tower, L.P. a Delaware limited partnership, as successor in interest to Omnipoint Holdings, Inc., a Delaware corporation, as lessee ("Tenant"), are parties to that certain lease dated as of January 22, 2004, a memorandum of which was recorded on January 22, 2004, as Book 22389, Page 26, (the "Lease"), with respect to the premises described on Exhibit A attached hereto (the "Premises").

B. Landlord and WCP are parties to a Purchase and Sale of Lease and Successor Lease dated on or about the date hereof (the "Agreement"), pursuant to which Landlord has, among other things, sold and assigned to WCP its right, title and interest in and to the Lease. The parties hereto desire to execute this Memorandum to provide constructive notice of the existence of the Lease and the Agreement, and of WCP's rights under the Agreement including the easement granted therein.

For good and valuable consideration, the receipt and adequacy of which are hereby acknowledged, the parties hereto acknowledge and/or agree as follows:


Landlord has sold and assigned and hereby does sell and assign all of its right, title and interest in and to the Lease to WCP, but excluding all co-location amounts or additional license fees due by Tenant to Landlord for future subleases or licenses with subtenants or collocators, on the terms and subject to the conditions set forth in the Agreement. The Lease expires by its terms on or about May 31, 2012 and contains Four (4) option(s) to renew or extend the term for an additional period of Five (5) years each. Landlord has leased and hereby does lease the Premises to WCP, on the terms and subject to the conditions set forth in the Agreement. The successor lease is for a term commencing upon the expiration or termination of the Lease and ending on May 31, 2048. Landlord has retained all of Landlord's obligations and liabilities under the Lease.



The terms and conditions of the Lease and the Agreement are hereby incorporated herein by reference as if set forth herein in full. Copies of the Lease and the Agreement are maintained by WCP at the address of WCP above and are available to interested parties upon request. This Memorandum has been duly executed by the undersigned as of the date first written above.

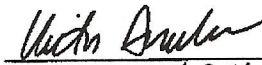
Landlord:

By:   
Name: John J. Belli

By:   
Name: Pamela F. Belli

WCP:

WIRELESS CAPITAL PARTNERS, LLC,  
a Delaware limited liability company

By:   
Name: ~~Joni Lesage~~ KEVIN DRUKEN  
Its: ~~Chief Financial Officer~~  
AUTHORIZED SIGNATORY

[NOTE: ALL SIGNATURES MUST BE PROPERLY NOTARIZED]

# ALL-PURPOSE ACKNOWLEDGMENT

State of MASS  
County of ESSEX } ss.

On MAY 8 2008 before me, DANIEL P. MURPHY NOTARY PUBLIC  
Date Name and Title of Officer (e.g., "Jane Doe, Notary Public")  
personally appeared JOHN J. BELL AND PAMELA F. BELL  
Name(s) of Signer(s)

☐ personally known to me  
☒ proved to me on the basis of satisfactory evidence

to be the person whose name is subscribed to the within instrument and acknowledged to me that she executed the same in her authorized capacity, and that by her signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal.

DANIEL P. MURPHY  
Notary Public, Massachusetts  
My Commission Expires September 20, 2013

Signature of Notary Public

## OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could not prevent fraudulent removal and reattachment of this form to another document.

### Description of Attached Document

Title or Type of Document: \_\_\_\_\_

Document Date: \_\_\_\_\_ Number of Pages: \_\_\_\_\_

Signer(s) Other Than Named Above: \_\_\_\_\_

### Capacity(ies) Claimed by Signer

Signer's Name: \_\_\_\_\_

- ☐ Individual
- ☐ Corporate Officer - Title(s): \_\_\_\_\_
- ☐ Partner - ☐ Limited ☐ General
- ☐ Attorney-in-Fact
- ☐ Trustee
- ☐ Guardian or Conservator
- ☐ Other: \_\_\_\_\_

Signer is Representing: \_\_\_\_\_

RIGHT THUMBPRINT OF SIGNER Top of thumb here
--

# ALL-PURPOSE ACKNOWLEDGMENT

State of MASS ss.  
County of ESSEX  
On MAY 8, 2008 before me, DANIEL P. MURPHY, NOTARY PUBLIC  
Date Name and Title of Officer (e.g., "Jane Doe, Notary Public")  
personally appeared PAMELA F. BELLI  
Name(s) of Signer(s)

- ☐ personally known to me  
☐ proved to me on the basis of satisfactory evidence

to be the person(s) whose names(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signatures(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

DANIEL P. MURPHY  
Notary Public, Massachusetts  
My Commission Expires September 20, 2013

[Signature]  
Signature of Notary Public  
My commission expires: 9-30-2013

## OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could not prevent fraudulent removal and reattachment of this form to another document.

### Description of Attached Document

Title or Type of Document: \_\_\_\_\_

Document Date: \_\_\_\_\_ Number of Pages: \_\_\_\_\_

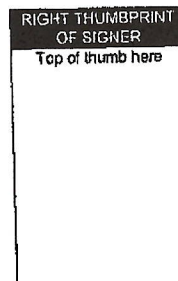
Signer(s) Other Than Named Above: \_\_\_\_\_

### Capacity(ies) Claimed by Signer

Signer's Name: \_\_\_\_\_

- ☐ Individual  
☐ Corporate Officer - Title(s): \_\_\_\_\_  
☐ Partner - ☐ Limited ☐ General  
☐ Attorney-in-Fact  
☐ Trustee  
☐ Guardian or Conservator  
☐ Other: \_\_\_\_\_

Signer is Representing: \_\_\_\_\_





# ALL-PURPOSE ACKNOWLEDGMENT

State of **CALIFORNIA**  
County of **LOS ANGELES**

} ss.

On May 14, 2008 before me, Michael Garcia, Notary Public  
Date Name and Title of Officer (e.g., "Jane Doe, Notary Public")

personally appeared Keith Drucker  
Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

[Signature]  
Signature of Notary Public

## OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could not prevent fraudulent removal and reattachment of this form to another document.

### Description of Attached Document

Title or Type of Document: \_\_\_\_\_

Document Date: \_\_\_\_\_ Number of Pages: \_\_\_\_\_

Signer(s) Other Than Named Above: \_\_\_\_\_

### Capacity(ies) Claimed by Signer(s)

Signer's Name: \_\_\_\_\_

- ☐ Individual
- ☐ Corporate Officer - Title(s): \_\_\_\_\_
- ☐ Partner - ☐ Limited ☐ General
- ☐ Attorney-in-Fact
- ☐ Trustee
- ☐ Guardian or Conservator
- ☐ Other: \_\_\_\_\_

Signer is Representing: \_\_\_\_\_

RIGHT THUMBPRINT

OF SIGNER  
Top of thumb here

Signer's Name: \_\_\_\_\_

- ☐ Individual
- ☐ Corporate Officer - Title(s): \_\_\_\_\_
- ☐ Partner - ☐ Limited ☐ General
- ☐ Attorney-in-Fact
- ☐ Trustee
- ☐ Guardian or Conservator
- ☐ Other: \_\_\_\_\_

Signer is Representing: \_\_\_\_\_

RIGHT THUMBPRINT

OF SIGNER  
Top of thumb here

SCHEDULE A

LEASE DESCRIPTION  
AND  
LEGAL DESCRIPTION

That certain LEASE AGREEMENT dated January 22, 2004, by and between JOHN J. & PAMELA F. BELLI whose address is 47C Pond St, Boxford, MA 01921 ("Landlord") and American Tower L.P. a Delaware limited partnership as successor in interest to Omnipoint Holdings, Inc., a Delaware corporation ("Tenant"), whose address is 10 Presidential Way, Woburn, MA, 01801, for the property located at 47C Pond St, Boxford, MA 01921 for which a Memorandum Of Lease is duly recorded on January 22, 2004 as Book 22389, Page 26 of the Essex County Registry.

The Legal Description is as follows:

A certain parcel of land with the buildings thereon, situate on the southeasterly side of Pond Street in Boxford, Essex County, Massachusetts, and being Lot 4 on plan entitled, "Plan of Land in Boxford, MA," dated September 23, 1980, prepared for Haywood Associates, Inc., by Hancock Survey Associates, Inc., and recorded with the Essex South District Registry of Deeds in Plan Book 164, Plan 26, to which plan reference is hereby made for a more particular description.

Lot 4 contains 6.9487 acres more or less, according to said plan.

Together with the benefit of the following appurtenant rights:

1. Right to use twenty (20') foot Right of Way Easement set forth in Deed from Haywood Associates, Inc., to Pamela F. Belli dated December 1, 1981, and recorded with the Essex South District Registry of Deeds in Book 7071, Page 263
2. Grant of Easement from William A. Connolly and Ellie A. Connolly to John J. Belli and Pamela F. Belli dated November 20, 2000, recorded with said Registry of Deeds in Book 16704, Page 573.

RECORDING REQUESTED BY  
~~AND WHEN RECORDED RETURN TO:~~

*Prepared by:*  
Wireless Capital Partners  
11900 W. Olympic Blvd., Ste. 400  
Los Angeles, CA 90064  
WCP # 76589

AFTER RECORDING, PLEASE RETURN TO:

Fidelity National Title Group  
7130 Glen Forest Dr.  
Suite 300  
Richmond, VA 23228

-Attn: *McCauley*

MEMORANDUM OF FIRST AMENDMENT TO  
PURCHASE AND SALE OF LEASE  
AND SUCCESSOR LEASE

This Memorandum of First Amendment to Purchase and Sale of Lease and Successor Lease (this "Memorandum") is made as of May 24, 2011 by and between John J. Belli and Pamela F. Belli ("Landlord" or "Grantor") and WCP Wireless Lease Subsidiary, LLC, a Delaware limited liability company ("WWLS" or "Grantee").

A. Landlord (or its predecessor in interest) and Wireless Capital Partners, LLC, a Delaware limited liability company ("WCP"), entered into that certain Purchase and Sale of Lease and Successor Lease Agreement dated as of May 12, 2008 (the "Original Agreement"), a memorandum of which was recorded on June 6, 2008 in Deed Book 27832, Page 14 in the county of Essex, state of Massachusetts.

B. Prior to the date hereof, WCP assigned all of its right, title and interest in and to the Original Agreement to WWLS, pursuant to an instrument recorded on June 24, 2008 in Deed Book 27868, Page 366.

NOW THEREFORE, for good and valuable consideration, the receipt and adequacy of which are hereby acknowledged, the parties hereto agree as follows:

1. On or about the date hereof, WWLS and Landlord have executed a First Amendment to Purchase and Sale of Lease and Successor Lease pursuant to which, among other things, the Reversion Date (as defined in the Original Agreement) has been extended until June 1, 2107.

2. This Memorandum has been recorded to provide constructive notice of the existence and contents of the First Amendment.

\*\*\*SIGNATURES ON FOLLOWING PAGE\*\*\*

This instrument is being filed as an accommodation only. It has been examined as to its execution, insurability or effect on title.

This instrument is being filed as an accommodation only. It has not been examined as to its execution, insurability or effect on title.

12696701



IN WITNESS WHEREOF, the parties have executed this Memorandum as of the date first written above.

WWLS:

LANDLORD:

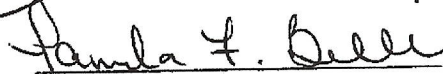
WCP Wireless Lease Subsidiary, LLC, a  
Delaware limited liability company

By: \_\_\_\_\_

Name: Joni LeSage

Its: Authorized Officer

  
John J. Belli

  
Pamela F. Belli

**[NOTE: ALL SIGNATURES MUST BE PROPERLY NOTARIZED]**

## CERTIFICATE OF ACKNOWLEDGMENT

State of ~~California~~ MASSACHUSETTS

County of ESSEX )

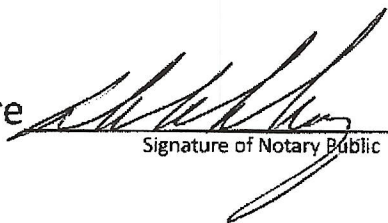
On MAY 23, 2011 before me, DANIEL P. MURPHY, NOTARY PUBLIC  
Date (here insert name and title of the officer)  
personally appeared JOHN J. BELLI AND PAMELA F. BELLI  
Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person (s) whose name (s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity (ies), and that by his/her/their signature (s) on the instrument the person (s), or the entity upon behalf of which the person (s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature

  
Signature of Notary Public

Place Notary Seal Above

DANIEL P. MURPHY  
Notary Public, Massachusetts  
My Commission Expires September 20, 2013

## CERTIFICATE OF ACKNOWLEDGMENT

State of California )

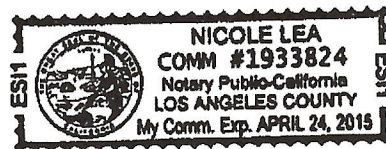
County of Los Angeles )

On 5/24/11 before me, Nicole Lea, Notary Public,  
Date (here insert name and title of the officer)  
personally appeared Joni LaSage  
Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person (s) whose name (s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity (ies), and that by his/her/their signature (s) on the instrument the person (s), or the entity upon behalf of which the person (s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Signature

Nicole Lea  
Signature of Notary Public

Place Notary Seal Above





DISH Wireless L.L.C. SITE ID:

BOBOS00016A

DISH Wireless L.L.C. SITE ADDRESS:

47 C POND STREET  
BOXFORD, MA 01921

### MASSACHUSETTS CODE COMPLIANCE

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

CODE TYPE	CODE
BUILDING	MA STATE BUILDING CODE, 9TH EDITION (780 CMR)/2015 IBC W/ AMENDMENTS
MECHANICAL	MA STATE BUILDING CODE, 9TH EDITION (780 CMR)/2015 IMC W/ AMENDMENTS
ELECTRICAL	MA ELECTRICAL CODE/2020 NEC W/ AMENDMENTS

### SHEET INDEX

SHEET NO.	SHEET TITLE
T-1	TITLE SHEET
A-0	EXISTING SURVEY
A-1	OVERALL AND ENLARGED SITE PLAN
A-2	ELEVATION, ANTENNA LAYOUT AND SCHEDULE
A-3	EQUIPMENT PLATFORM AND H-FRAME DETAILS
A-4	EQUIPMENT DETAILS
A-5	EQUIPMENT DETAILS
A-6	EQUIPMENT DETAILS
E-1	ELECTRICAL/FIBER ROUTE PLAN AND NOTES
E-2	ELECTRICAL DETAILS
E-3	ELECTRICAL ONE-LINE, FAULT CALCS & PANEL SCHEDULE
G-1	GROUNDING PLANS AND NOTES
G-2	GROUNDING DETAILS
G-3	GROUNDING DETAILS
RF-1	RF CABLE COLOR CODE
GN-1	LEGEND AND ABBREVIATIONS
GN-2	RF SIGNAGE
GN-3	GENERAL NOTES
GN-4	GENERAL NOTES
GN-5	GENERAL NOTES

### SCOPE OF WORK

THIS IS NOT AN ALL INCLUSIVE LIST. CONTRACTOR SHALL UTILIZE SPECIFIED EQUIPMENT PART OR ENGINEER APPROVED EQUIVALENT. CONTRACTOR SHALL VERIFY ALL NEEDED EQUIPMENT TO PROVIDE A FUNCTIONAL SITE. THE PROJECT GENERALLY CONSISTS OF THE FOLLOWING:

- TOWER SCOPE OF WORK:
- INSTALL (3) PROPOSED PANEL ANTENNAS (1 PER SECTOR)
  - INSTALL (3) PROPOSED DIPLEXERS
  - INSTALL PROPOSED JUMPERS
  - INSTALL (1) PROPOSED HYBRID CABLE
- GROUND SCOPE OF WORK:
- INSTALL (1) PROPOSED ICE BRIDGE
  - INSTALL (1) PROPOSED PPC CABINET
  - INSTALL (1) PROPOSED EQUIPMENT CABINET
  - INSTALL (1) PROPOSED POWER CONDUIT
  - INSTALL (1) PROPOSED TELCO CONDUIT
  - INSTALL (1) PROPOSED TELCO-FIBER BOX
  - INSTALL (1) PROPOSED GPS UNIT
  - INSTALL (1) PROPOSED SAFETY SWITCH (IF REQUIRED)
  - INSTALL (1) PROPOSED CIENA BOX (IF REQUIRED)
  - INSTALL (6) PROPOSED RRU's
  - INSTALL (1) PROPOSED OVER VOLTAGE PROTECTION DEVICE (OVP)

NOTE: THE SCOPE OF THIS PROJECT DOES NOT INCLUDE MODIFICATIONS TO THE TOWER STRUCTURE OR FOUNDATION. A SEPARATE BUILDING PERMIT APPLICATION WILL BE SUBMITTED FOR ANY TOWER MODIFICATIONS.

### SITE PHOTO



UNDERGROUND SERVICE ALERT - 811 DIG SAFE  
UTILITY NOTIFICATION CENTER OF MASSACHUSETTS  
(888) 344-7233  
WWW.DIGSAFE.COM

CALL 3 WORKING DAYS UTILITY NOTIFICATION PRIOR TO CONSTRUCTION

### GENERAL NOTES

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 PROPOSED.

THE PROJECT DEPICTED IN THESE PLANS QUALIFIES AS AN ELIGIBLE FACILITIES REQUEST ENTITLED TO EXPEDITED REVIEW UNDER 47 U.S.C. § 1455(A) AS A MODIFICATION OF AN EXISTING WIRELESS TOWER THAT INVOLVES THE COLLOCATION, REMOVAL, AND/OR REPLACEMENT OF TRANSMISSION EQUIPMENT THAT IS NOT A SUBSTANTIAL CHANGE UNDER CFR § 1.61000 (B)(7).

11"x17" PLOT WILL BE HALF SCALE UNLESS OTHERWISE NOTED

CONTRACTOR SHALL VERIFY ALL PLANS, EXISTING DIMENSIONS, AND CONDITIONS ON THE JOB SITE, AND SHALL IMMEDIATELY NOTIFY THE ENGINEER IN WRITING OF ANY DISCREPANCIES BEFORE PROCEEDING WITH THE WORK.

### SITE INFORMATION

PROPERTY OWNER: AMERICAN TOWER CORP  
ADDRESS: 53 C POND STREET  
BOXFORD, MA 01921

TOWER TYPE: STEALTH – CANISTER POLE

TOWER CO SITE ID: 262364

TOWER APP NUMBER: 13735650\_D3

COUNTY: ESSEX

LATITUDE (NAD 83): 42° 40' 49.460" N  
42.68040556

LONGITUDE (NAD 83): 70° 58' 38.660" W  
-70.97740556

ZONING JURISDICTION: CITY OF BOXFORD

ZONING DISTRICT: RESIDENTIAL

PARCEL NUMBER: BOXF M:025 B:005 L:022

OCCUPANCY GROUP: U

CONSTRUCTION TYPE: II-B

POWER COMPANY: NATIONAL GRID

TELEPHONE COMPANY: VERIZON

### PROJECT DIRECTORY

APPLICANT: DISH Wireless L.L.C.  
5701 SOUTH SANTA FE DRIVE  
LITTLETON, CO 80120

TOWER OWNER: AMERICAN TOWER  
10 PRESIDENTIAL WAY  
WOBBURN, MA 01801

ENGINEER: ATC TOWER SERVICES, LLC  
3500 REGENCY PARKWAY SUITE 100  
CARY, NC 27518

SITE ACQUISITION: JULIE CHAREST  
JULIE.CHAREST@DISH.COM

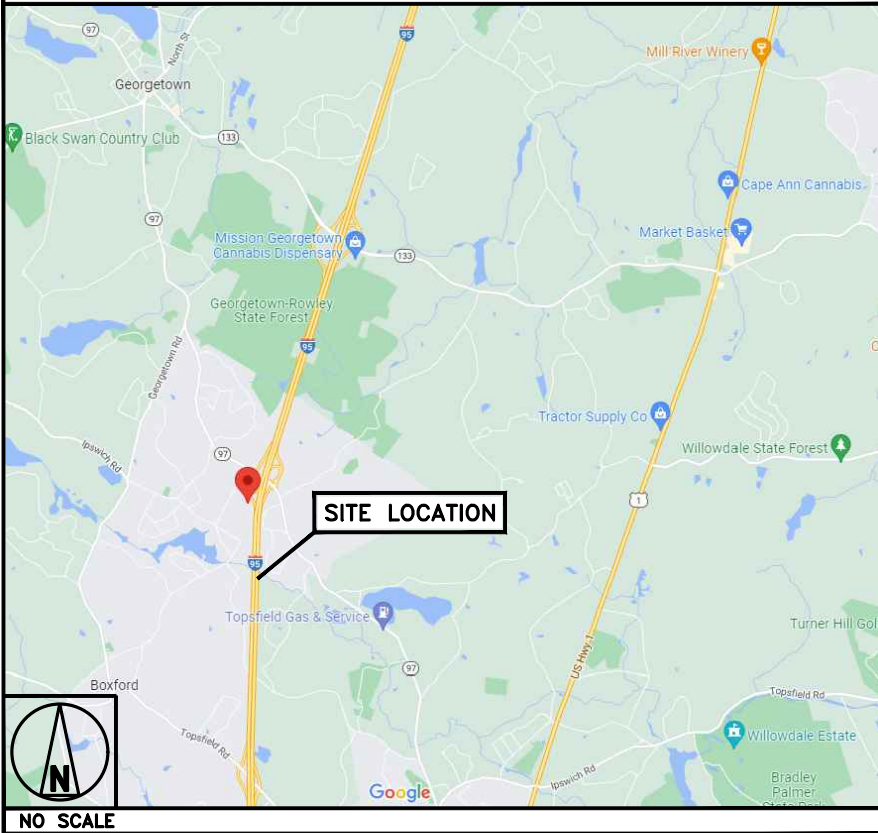
CONSTRUCTION MANAGER: JAVIER SOTO  
JAVIER.SOTO@DISH.COM

RF ENGINEER: VICTORIEN NDOUNOU  
VICTORIEN.NDOUNOU@DISH.COM

### DIRECTIONS

FROM BOSTON LOGAN INTERNATIONAL AIRPORT: HEAD SOUTHEAST. KEEP LEFT, FOLLOW SIGNS FOR ARRIVALS AND MERGE ONTO AIRPORT RD – ARRIVAL LEVEL. SLIGHT LEFT. MERGE ONTO AIRPORT RD – ARRIVAL LEVEL. USE THE RIGHT LANE TO TURN SLIGHTLY RIGHT TO STAY ON AIRPORT RD – ARRIVAL LEVEL. USE THE RIGHT LANE TO TURN SLIGHTLY RIGHT. USE THE 2ND FROM THE LEFT LANE TO KEEP LEFT AT THE FORK, FOLLOW SIGNS FOR MA-1A N/REVERE AND MERGE ONTO I-90 E. CONTINUE ONTO MA-1A N. SLIGHT LEFT ONTO MA-60 W. AT THE TRAFFIC CIRCLE, TAKE THE 3RD EXIT ONTO MA-60 W/SQUIRE RD HEADING TO MALDEN. AT THE TRAFFIC CIRCLE, TAKE THE 1ST EXIT ONTO THE US-1 N RAMP TO NEWBURYPORT. MERGE ONTO US-1 N. USE THE RIGHT 2 LANES TO MERGE ONTO I-95 N VIA THE RAMP TO N.H. MAINE. TAKE EXIT 76B FOR MASSACHUSETTS 97 N TOWARD GEORGETOWN. MERGE ONTO KILLAM HILL RD. TURN LEFT ONTO THE I-95 S RAMP TO PEABODY/BOSTON. DESTINATION WILL BE ON THE RIGHT.

### VICINITY MAP



5701 SOUTH SANTA FE DRIVE  
LITTLETON, CO 80120

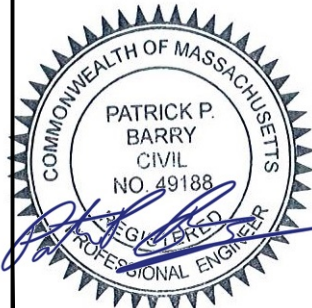


DRAWN BY: JD  
CHECKED BY: SRF  
APPROVED BY: SRF

RFDS REV #: ----

### CONSTRUCTION DOCUMENTS

SUBMITTALS		
REV	DATE	DESCRIPTION
0	06/24/2022	ISSUED FOR CONSTRUCTION
1	10/11/2022	ADDRESS CHANGE
2	10/12/2022	PROPOSED WORK RED



IT IS A VIOLATION OF LAW FOR ANY PERSON, UNLESS THEY ARE ACTING UNDER THE DIRECTION OF A LICENSED PROFESSIONAL ENGINEER, TO ALTER THIS DOCUMENT.

A&E PROJECT NUMBER  
262364-13735650\_D3

DISH Wireless L.L.C.  
PROJECT INFORMATION  
BOBOS00016A  
47 C POND STREET  
BOXFORD, MA 01921

SHEET TITLE  
TITLE SHEET

SHEET NUMBER  
T-1



## PROJECT SUMMARY

FIELD SURVEY DATE: 09/27/2018  
 SITE ADDRESS: 47C POND STREET, BOXFORD, MA 01921  
 PARCEL INFORMATION  
 OWNER: LEK NOCI AND ALIDA NOCI AS TO FEE SIMPLE INTEREST AND LANDMARK ASSET OPD LLC AS AN EXCLUSIVE EASEMENT INTEREST  
 OWNER ADDRESS: 47C POND STREET, BOXFORD, MA 01921  
 DEED BOOK 35328, PAGE 190  
 APN: 26-05-02  
 TOTAL AREAS:  
 PARENT PARCEL: 6.95± ACRES  
 ATC LEASE AREA AS-SURVEYED: 2,574± S.F., 0.059± ACRES  
 ACCESS EASEMENT AS-SURVEYED: 15,196± S.F., 0.349± ACRES  
 UTILITY EASEMENT AS-SURVEYED: 3,444± S.F., 0.079± ACRES  
 GEOGRAPHIC COORDINATES OF TOWER:  
 LATITUDE: 42°40'48.45" N  
 LONGITUDE: 70°58'38.65" W  
 VERTICAL DATUM: NAVD 1988  
 HORIZONTAL DATUM: NAD83  
 GROUND ELEVATION: 126'  
 COORDINATES AND BEARINGS ARE ON MA MAINLAND NAD83 STATE PLANE COORDINATES.

FLOODPLAIN:  
 PER THE FEMA FLOODPLAIN MAPS, THE SITE IS LOCATED IN AN AREA DESIGNATED AS ZONE X.  
 COMMUNITY PANEL NO.: 250080C022F DATED: 07/03/2012

BOUNDARY NOTE:  
 THIS SURVEY DOES NOT CONSTITUTE A BOUNDARY SURVEY OF THE PARENT TRACT. ANY PARENT TRACT PROPERTY LINES SHOWN HEREON ARE FROM SUPPLIED INFORMATION AND HAVE NOT BEEN FIELD VERIFIED.  
 ENCROACHMENT STATEMENT:  
 AT TIME OF SURVEY, NO PRIOR LEGAL DESCRIPTIONS WERE PROVIDED WHICH WOULD BE REMEDIED BY THE AS SURVEYED LEGAL DESCRIPTION SHOWN HEREON.

## SURVEYOR'S NOTES

1. THERE IS ACCESS TO THE SUBJECT PROPERTY VIA ACCESS EASEMENT TO POND STREET, A PUBLIC RIGHT OF WAY.
2. THE LOCATIONS OF ALL UTILITIES SHOWN ON THE SURVEY ARE FROM VISIBLE SURFACE EVIDENCE ONLY.
3. AT THE TIME OF THIS SURVEY THERE WAS NO OBSERVABLE SURFACE EVIDENCE OF EARTH MOVING WORK, BUILDING CONSTRUCTION OR BUILDING ADDITIONS WITHIN RECENT MONTHS.
4. AT THE TIME OF THIS SURVEY, THERE WAS NO OBSERVABLE EVIDENCE OF THE SUBJECT PROPERTY BEING USED AS A SOLID WASTE DUMP, SUMP OR SANITARY LANDFILL.
5. AT THE TIME OF THIS SURVEY, THERE WAS NO OBSERVABLE EVIDENCE OF ANY RECENT CHANGES IN STREET RIGHT-OF-WAY LINES EITHER COMPLETED OR PROPOSED, AND AVAILABLE FROM THE CONTROLLING JURISDICTION.
6. AT THE TIME OF THIS SURVEY, THERE WAS NO OBSERVABLE EVIDENCE OF ANY RECENT STREET OR SIDEWALK CONSTRUCTION OR REPAIRS.
7. THIS SURVEY WAS PREPARED TO SHOW THE INTERESTS OF AMERICAN TOWER CORPORATION AND IMPROVEMENTS PROXIMAL TO SAID INTERESTS. IT DOES NOT CONSTITUTE AN AS-BUILT SURVEY OF THE ENTIRE PARENT PARCEL. ONLY TWO MARKERS FOUND, THE 6" IRON ROD ALONG LAGATTOLLA AND THE STONE BOUND SHOWN TIED TO THE ATC LEASE AREA.

## ZONING INFORMATION

ZONING INFORMATION NOT AVAILABLE AT TIME OF SURVEY.

## PLAN REFERENCE

ALTA/ACSM LAND TITLE SURVEY, #47C POND STREET, BOXFORD, MA (ESSEX COUNTY) PREPARED FOR: AMERICAN TOWER CORPORATION 3/10/2005 BY PRECISION LAND SURVEYING, INC.

## NOTES CORRESPONDING TO TITLE REPORT

THE CORAL REPORT ISSUED BY SOLIDIFI, WITH A SEARCH THROUGH DATE OF 9/17/2018, AS FILE NO. ATC-119937-PR, CONTAINS THE FOLLOWING ITEMS:

1. GRANT OF EASEMENT BETWEEN WILLIAM A. CONNOLLY AND ELLIE A. CONNOLLY, HUSBAND AND WIFE AS TENANTS BY THE ENTIRETY AND JOHN J. BELLI AND PAMELA F. BELLI, HUSBAND AND WIFE AS TENANTS BY THE ENTIRETY, DATED NOVEMBER 20, 2000 RECORDED NOVEMBER 24, 2000, IN BOOK 18701 PAGE 973, IN ESSEX COUNTY, MASSACHUSETTS. - AFFECTS PARENT PARCEL, DRIVEWAY EASEMENT THROUGH SOUTHERLY END OF LAND OF LAGATTOLLA, DOES NOT AFFECT ACCESS & UTILITY EASEMENT OR TOWER AREA. - AS SHOWN ON PARENT PARCEL EXHIBIT.
2. MEMORANDUM OF LEASE BETWEEN JOHN J. BELLI AND PAMELA F. BELLI, HUSBAND AND WIFE AS TENANTS BY THE ENTIRETY AND OMNI HOLDINGS INC., A DELAWARE CORPORATION, DATED JANUARY 15, 2004 RECORDED FEBRUARY 12, 2004, IN BOOK 22894 PAGE 76, IN ESSEX COUNTY, MASSACHUSETTS. - AFFECTS PARENT PARCEL, THERE IS NO PLOTTABLE METES AND BOUNDS LEGAL DESCRIPTION OF THE LEASE/AFFECTED AREAS.  
 AS AFFECTED BY MEMORANDUM OF PURCHASE AND SALE OF LEASE AND SUCCESSOR LEASE BETWEEN JOHN J. BELLI AND PAMELA F. BELLI AND WIRELESS CAPITAL PARTNERS, LLC, A DELAWARE LIMITED LIABILITY COMPANY, DATED MAY 19, 2008 RECORDED JUNE 6, 2008, IN BOOK 27832 PAGE 14, IN ESSEX COUNTY, MASSACHUSETTS. - AFFECTS PARENT PARCEL, THERE IS NO PLOTTABLE METES AND BOUNDS LEGAL DESCRIPTION OF THE LEASE/AFFECTED AREAS.  
 AS AFFECTED BY MEMORANDUM OF FIRST AMENDMENT TO PURCHASE AND SALE OF LEASE AND SUCCESSOR LEASE BETWEEN JOHN J. BELLI AND PAMELA F. BELLI AND WOP WIRELESS LEASE SUBSIDIARY, LLC, A DELAWARE LIMITED LIABILITY COMPANY, DATED JUNE 24, 2011 RECORDED JUNE 8, 2011, IN BOOK 34559 PAGE 105, IN ESSEX COUNTY, MASSACHUSETTS. - AFFECTS PARENT PARCEL, THERE IS NO PLOTTABLE METES AND BOUNDS LEGAL DESCRIPTION OF THE LEASE/AFFECTED AREAS.
3. NOTICE OF DECISION ON VARIANCE, SPECIAL PERMIT, DATED MAY 26, 2005 RECORDED DECEMBER 27, 2005, IN BOOK 26422 PAGE 415, IN ESSEX COUNTY, MASSACHUSETTS. - AFFECTS PARENT PARCEL, NO PLOTTABLE ITEMS.
4. MASSACHUSETTS DEPARTMENT OF ENVIRONMENTAL PROTECTION, DATED OCTOBER 23, 2006 RECORDED DECEMBER 27, 2006, IN BOOK 26422 PAGE 436, IN ESSEX COUNTY, MASSACHUSETTS. - AFFECTS PARENT PARCEL AND ACCESS EASEMENT AT CULVERT CROSSING.
5. AS AFFECTED BY MASSACHUSETTS DEPARTMENT OF ENVIRONMENTAL PROTECTION, DATED OCTOBER 18, 2016 RECORDED OCTOBER 18, 2016, IN BOOK 35360 PAGE 308, IN ESSEX COUNTY, MASSACHUSETTS. - AFFECTS PARENT PARCEL, AND ACCESS EASEMENT, NO DE-ICING CHEMICALS CAN BE USED.
6. EASEMENT BETWEEN JOHN J. BELLI AND PAMELA F. BELLI, HUSBAND AND WIFE, AS TENANTS BY THE ENTIRETY AND VERIZON NEW ENGLAND INC. (FORMERLY KNOWN AS NEW ENGLAND TELEPHONE & TELEGRAPH), A NEW YORK CORPORATION AND MASSACHUSETTS ELECTRIC COMPANY, DATED OCTOBER 28, 2007 RECORDED NOVEMBER 7, 2007, IN BOOK 27308 PAGE 21, IN ESSEX COUNTY, MASSACHUSETTS. - AFFECTS PARENT PARCEL, LEASE AREA AND ACCESS & UTILITY EASEMENT, AS SHOWN.
7. EASEMENT BETWEEN JOHN J. BELLI AND PAMELA F. BELLI AND MASSACHUSETTS ELECTRIC COMPANY, A MASSACHUSETTS CORPORATION, DATED NOVEMBER 27, 2007 RECORDED JANUARY 15, 2008, IN BOOK 27497 PAGE 592, IN ESSEX COUNTY, MASSACHUSETTS. - AFFECTS PARENT PARCEL, LEASE AREA AND ACCESS & UTILITY EASEMENT, AS SHOWN.
8. NOTICE OF DECISION ON VARIANCE, SPECIAL PERMIT, DATED JUNE 26, 2008 RECORDED JULY 31, 2008, IN BOOK 27951 PAGE 542, IN ESSEX COUNTY, MASSACHUSETTS. - AFFECTS PARENT PARCEL, NO PLOTTABLE ITEMS.
9. NOTICE OF DECISION ON VARIANCE, SPECIAL PERMIT, DATED OCTOBER 22, 2009 RECORDED DECEMBER 2, 2009, IN BOOK 29116 PAGE 252, IN ESSEX COUNTY, MASSACHUSETTS. - AFFECTS PARENT PARCEL, NO PLOTTABLE ITEMS.
10. NOTICE OF DECISION ON VARIANCE, SPECIAL PERMIT, DATED MAY 7, 2014 RECORDED JUNE 12, 2014, IN BOOK 33335 PAGE 31, IN ESSEX COUNTY, MASSACHUSETTS. - AFFECTS PARENT PARCEL, NO PLOTTABLE ITEMS.
11. EASEMENT AND ASSIGNMENT OF COLLOCATION FEES AGREEMENT BETWEEN JOHN J. BELLI AND PAMELA F. BELLI, HUSBAND AND WIFE AND LANDMARK INFRASTRUCTURE HOLDING COMPANY LLC, DATED MAY 26, 2015 RECORDED JUNE 17, 2015, IN BOOK 34141 PAGE 194, IN ESSEX COUNTY, MASSACHUSETTS. - AFFECTS PARENT PARCEL, AS SHOWN.
12. AS AFFECTED BY ASSIGNMENT OF EASEMENT AND ASSIGNMENT OF COLLOCATION FEES AGREEMENT BETWEEN LANDMARK INFRASTRUCTURE HOLDING COMPANY LLC AND LANDMARK INFRASTRUCTURE ASSET OPD LLC, DATED JULY 21, 2015 RECORDED FEBRUARY 1, 2016, IN BOOK 34690 PAGE 319, IN ESSEX COUNTY, MASSACHUSETTS. - AFFECTS PARENT PARCEL, AS SHOWN.

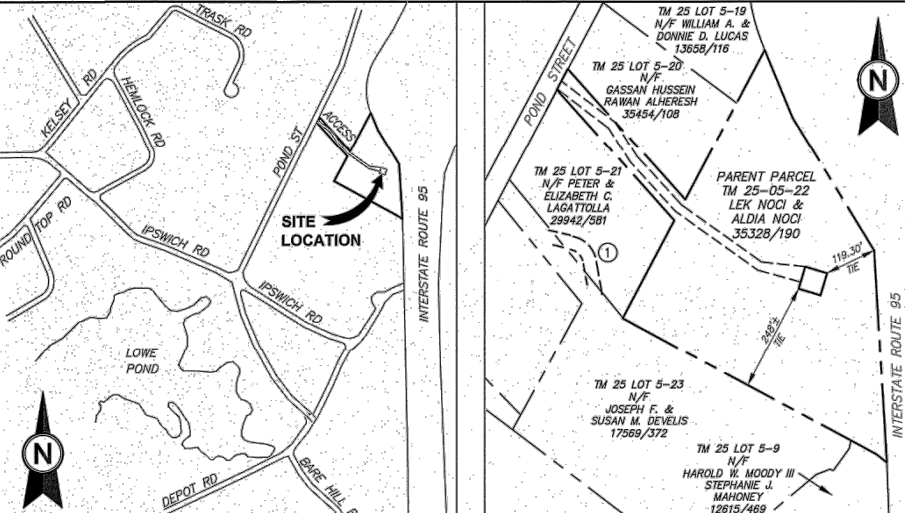
## LEGAL DESCRIPTION

CORAL REPORT LEGAL DESCRIPTION (PARENT PARCEL):

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF ESSEX, CITY OF BOXFORD, STATE OF MASSACHUSETTS AND IS DESCRIBED AS FOLLOWS:  
 A CERTAIN PARCEL OF LAND WITH THE BUILDINGS THEREON SITUATE ON THE SOUTHEASTERNLY SIDE OF POND STREET IN BOXFORD, ESSEX COUNTY, MASSACHUSETTS, AND SHOWN AS LOT 4 UPON A CERTAIN PLAN ENTITLED "PLAN OF LAND IN BOXFORD, MA, PREPARED FOR HAYWOOD ASSOCIATED, INC., SCALE 1"=100', SEPTEMBER 23, 1980, HANCOCK SURVEY ASSOCIATED, INC., 85 MAPLE STREET, DANVERS, MA, AND RECORDED WITH ESSEX SOUTH DISTRICT REGISTRY OF DEEDS AT PLAN BOOK 164, PLAN 26, AND BOUNDED:  
 NORTHWESTERLY BY SAID POND STREET, 53.22 FEET;  
 NORTHEASTERLY BY LOT 5 AS SHOWN ON SAID PLAN 400 FEET;  
 NORTHWESTERLY AGAIN BY LOT 5 AND LOT 6 AS SHOWN ON SAID PLAN 385.69 FEET;  
 NORTHEASTERLY ON VARIOUS COURSES BY INTERSTATE ROUTE 95 1004.91 FEET;  
 SOUTHEASTERLY AGAIN BY LOT 2 AS SHOWN ON SAID PLAN 685.85 FEET;  
 NORTHWESTERLY BY LOT 3 AS SHOWN ON SAID PLAN 250 FEET, AND  
 SOUTHEASTERLY AGAIN BY SAID LOT 3 400 FEET;  
 PARCEL ID #25-5-22  
 THIS BEING THE SAME PROPERTY CONVEYED TO LEK NOCI AND ALIDA NOCI, HUSBAND AND WIFE, AS TENANTS BY THE ENTIRETY FROM JOHN J. BELLI AND PAMELA F. BELLI, HUSBAND AND WIFE IN A DEED DATED OCTOBER 3, 2016 AND RECORDED OCTOBER 5, 2016, IN BOOK 35328 PAGE 190.

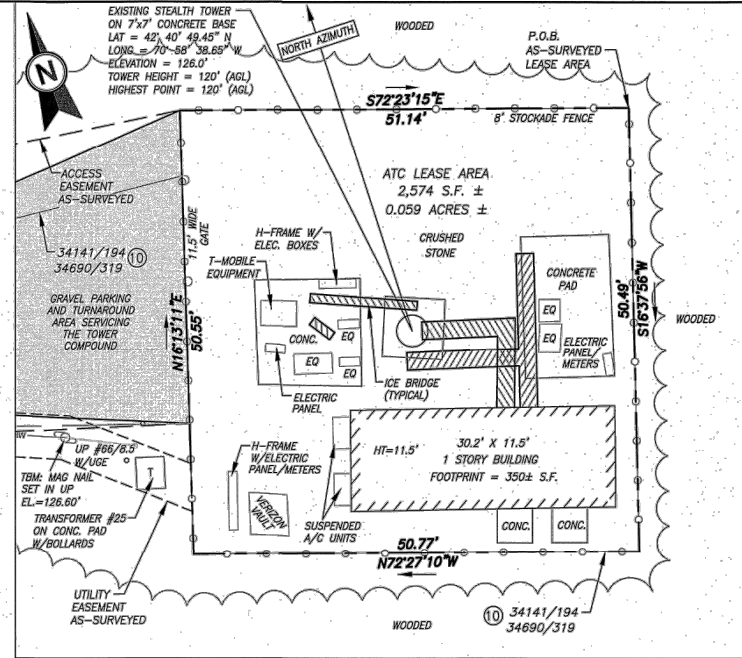
ACCESS EASEMENT - AS-SURVEYED:

A CERTAIN LOT OR PARCEL OF LAND, ON THE SOUTHEASTERLY SIDE OF POND STREET IN THE TOWN OF BOXFORD, COUNTY OF ESSEX AND STATE OF MASSACHUSETTS BOUNDED AND DESCRIBED AS FOLLOWS:  
 BEGINNING ON THE SOUTHEASTERLY SIDELINE OF POND STREET AT A POINT BEING S 28°28'49" W A DISTANCE OF 71.05 FEET FROM AN OLD FENCE POST FOUND;  
 THENCE, S 52°39'19" E A DISTANCE OF 154.39 FEET;  
 THENCE, S 32°18'18" E A DISTANCE OF 61.87 FEET;  
 THENCE, S 42°24'08" E A DISTANCE OF 149.53 FEET;  
 THENCE, S 47°39'02" E A DISTANCE OF 224.02 FEET;  
 THENCE, S 83°30'40" E A DISTANCE OF 100.33 FEET TO THE NORTHWESTERLY CORNER OF THE TOWER AREA AT THE CORNER OF THE CHAIN LINK FENCE;  
 THENCE, S 16°13'11" W ALONG THE WESTERLY SIDE OF THE TOWER AREA 35.60 FEET;  
 THENCE, N 74°37'59" W A DISTANCE OF 101.82 FEET;  
 THENCE, N 54°36'00" W A DISTANCE OF 230.22 FEET;  
 THENCE, N 42°24'08" W A DISTANCE OF 153.44 FEET;  
 THENCE, N 32°18'18" W A DISTANCE OF 60.65 FEET;  
 THENCE, N 52°38'19" E A DISTANCE OF 147.49 FEET TO THE SOUTHEASTERLY SIDELINE OF SAID POND STREET;  
 THENCE, N 27°59'19" E ALONG THE SOUTHEASTERLY SIDELINE OF POND STREET 20.27 FEET TO THE POINT OF BEGINNING, CONTAINING 15,195± S.F. OR 0.349 ACRES, MORE OR LESS.  
 ATC LEASE AREA - AS-SURVEYED:  
 A CERTAIN LOT OR PARCEL OF LAND, ON THE SOUTHEASTERLY SIDE OF, BUT NOT ADJACENT TO, POND STREET AND ON THE WESTERLY SIDE OF, BUT NOT ADJACENT TO, INTERSTATE ROUTE 95 IN THE TOWN OF BOXFORD COUNTY OF ESSEX AND STATE OF MASSACHUSETTS BOUNDED AND DESCRIBED AS FOLLOWS:  
 BEGINNING AT THE CORNER OF THE CHAIN LINK FENCE AT THE NORTHEASTERLY CORNER OF THE TOWER AREA AT A POINT BEING S 64°02'33" W A DISTANCE OF 120.55 FEET FROM A 6" X 6" STONE BOUND WITH PLUG;  
 THENCE, S 16°13'11" W A DISTANCE OF 30.49 FEET TO THE CORNER OF THE CHAIN LINK FENCE;  
 THENCE, N 72°27'10" W A DISTANCE OF 50.77 FEET TO THE CORNER OF THE CHAIN LINK FENCE;  
 THENCE, N 16°13'11" E A DISTANCE OF 50.55 FEET TO THE CORNER OF THE CHAIN LINK FENCE;  
 THENCE, S 72°29'19" E A DISTANCE OF 51.14 FEET TO THE POINT OF BEGINNING, CONTAINING 2,574± S.F. OR 0.059 ACRES, MORE OR LESS.

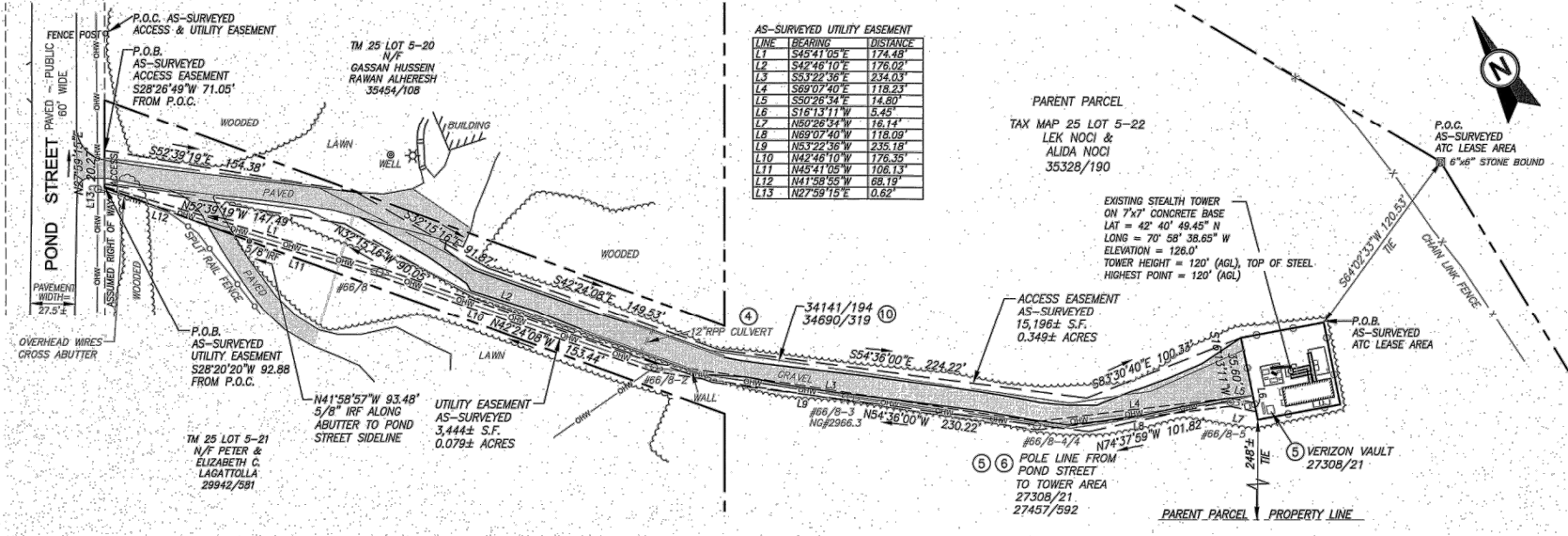


1 VICINITY MAP

2 PARENT PARCEL



3 COMPOUND DETAIL



4 SURVEY PLAN

## SURVEY LEGEND

- EXISTING PROPERTY
- AS SURVEYED EASEMENT
- EXISTING WOOD FENCE
- EXISTING OVERHEAD WIRES
- EXISTING BUILDING
- EDGE OF WOODS
- EXISTING STONE BOUND
- EXISTING UTILITY POLE
- EXISTING LIGHT POLE
- EXISTING BOLLARD
- P.O.B. POINT OF BEGINNING
- P.O.C. POINT OF COMMENCEMENT
- CONC. CONCRETE
- EQ. EXISTING EQUIPMENT
- NG. NATIONAL GRID
- NF. NOW OR FORMERLY
- 000/000 DEED BOOK/PAGE
- 1 LEASE/EASEMENT # IN TITLE REPORT

## UTILITY EASEMENT - AS-SURVEYED:

A CERTAIN LOT OR PARCEL OF LAND, ON THE SOUTHEASTERLY SIDE OF POND STREET IN THE TOWN OF BOXFORD, COUNTY OF ESSEX AND STATE OF MASSACHUSETTS BOUNDED AND DESCRIBED AS FOLLOWS:  
 BEGINNING ON THE SOUTHEASTERLY SIDELINE OF POND STREET AT A POINT BEING S 28°28'49" W A DISTANCE OF 62.88 FEET FROM AN OLD FENCE POST FOUND;  
 THENCE, S 45°41'05" E A DISTANCE OF 174.48 FEET;  
 THENCE, S 42°40'45" E A DISTANCE OF 178.02 FEET;  
 THENCE, S 53°22'59" E A DISTANCE OF 234.03 FEET;  
 THENCE, S 60°07'40" E A DISTANCE OF 118.23 FEET;  
 THENCE, S 60°07'40" E 14.50 FEET TO THE WESTERLY SIDE OF THE TOWER AREA;  
 THENCE, S 16°13'11" W ALONG THE WESTERLY SIDE OF THE TOWER AREA 5.45 FEET;  
 THENCE, N 50°28'34" W A DISTANCE OF 16.14 FEET;  
 THENCE, N 69°07'40" W A DISTANCE OF 118.09 FEET;  
 THENCE, N 53°22'59" E A DISTANCE OF 235.18 FEET;  
 THENCE, N 42°40'45" W A DISTANCE OF 178.02 FEET;  
 THENCE, N 45°41'05" W A DISTANCE OF 106.13 FEET;  
 THENCE, N 41°58'55" W ALONG THE NORTHEASTERLY LINE OF LAND OF SAID LAGATTOLLA 68.19 FEET TO THE SOUTHEASTERLY SIDELINE OF SAID POND STREET;  
 THENCE, N 27°59'19" E ALONG THE SOUTHEASTERLY SIDELINE OF POND STREET 0.62 FEET TO THE POINT OF BEGINNING, CONTAINING 3,439± S.F. OR 0.079 ACRES, MORE OR LESS.

**AMERICAN TOWER®**  
**ATC TOWER SERVICES, INC.**  
 3500 REGENCY PARKWAY  
 SUITE 100  
 CARY, NC 27518  
 PHONE: (919) 468-0112  
 FAX: (919) 468-5415

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REV.	DESCRIPTION	BY	DATE
0	PRELIMINARY	RRL	10/01/18

ATC SITE NUMBER:  
**262364**  
 ATC SITE NAME:  
**BOXFORD BELLI MA**

SITE ADDRESS:  
 47C POND STREET  
 BOXFORD, MASSACHUSETTS

SURVEY CERTIFICATE:  
 THIS IS TO CERTIFY THAT JOHN C. SCHWANDA, OWEN HASKELL, INC., AT THE REQUEST FOR THE EXCLUSIVE USE OF AMERICAN TOWER CORP., HAS PERFORMED THIS AS-BUILT SURVEY OF THE ATC LEASE AREA, FROM THE RECORD SOURCES AND ACTUAL FIELD SURVEY ON SEPTEMBER 27, 2018 IN ACCORDANCE WITH THE MINIMUM STANDARDS FOR PROPERTY BOUNDARY SURVEYS. ALL LINEAR AND ANGULAR VALUES SHOWN ARE BASED UPON DEED OR RECORD INFORMATION UNLESS OTHERWISE NOTED.

DATE OF PLAT OR MAP: DECEMBER 21, 2018  
 John C. Schwanda  
 JOHN C. SCHWANDA  
 COMMONWEALTH OF MASSACHUSETTS  
 PROFESSIONAL LAND SURVEYOR #31322

SURVEY LOGO:  
 OWEN HASKELL, INC.  
 PROFESSIONAL LAND SURVEYORS  
 390 U.S. ROUTE ONE, UNIT #10  
 FALMOUTH, MAINE 04105  
 Tel. (207) 774-0424

DRAWN BY: RRL/JLW  
 APPROVED BY: RRL/JCS  
 DATE DRAWN: 12/21/18  
 ATC JOB NO: 2018-255 B-MA

## AS-BUILT / TITLE AND BOUNDARY PLAN

SHEET NUMBER:  
**V-101**  
 REVISION:  
**0**

Work Coordinated By:  
**COX LEVIN**  
 National Land Survey Consultants  
 survey@colexin.com  
 781-640-3309 • www.colexin.com  
 Know what's below.  
 Call before you dig.

NOTES

1. CONTRACTOR SHALL FIELD VERIFY ALL DIMENSIONS.  
2. ANTENNAS AND MOUNTS OMITTED FOR CLARITY.

NOTES

1. CONTRACTOR SHALL FIELD VERIFY ALL DIMENSIONS.  
2. CONTRACTOR SHALL MAINTAIN A 10'-0" MINIMUM SEPARATION BETWEEN THE PROPOSED GPS UNIT, TRANSMITTING ANTENNAS AND EXISTING GPS UNITS.  
3. ANTENNAS AND MOUNTS OMITTED FOR CLARITY.

**dish**  
wireless.

5701 SOUTH SANTA FE DRIVE  
LITTLETON, CO 80120

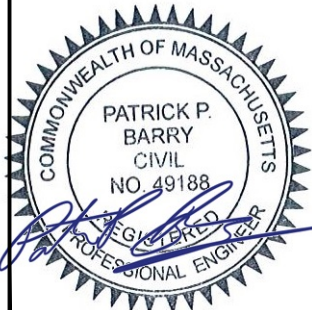
**AMERICAN TOWER®**  
ATC TOWER SERVICES, LLC  
3500 REGENCY PARKWAY  
SUITE 100  
CARY, NC 27518  
PHONE: (919) 468-0112

DRAWN BY: JD  
CHECKED BY: SRF  
APPROVED BY: SRF

RFDS REV #: ----

CONSTRUCTION  
DOCUMENTS

SUBMITTALS		
REV	DATE	DESCRIPTION
0	06/24/2022	ISSUED FOR CONSTRUCTION
1	10/11/2022	ADDRESS CHANGE
2	10/12/2022	PROPOSED WORK RED



IT IS A VIOLATION OF LAW FOR ANY PERSON, UNLESS THEY ARE ACTING UNDER THE DIRECTION OF A LICENSED PROFESSIONAL ENGINEER, TO ALTER THIS DOCUMENT.

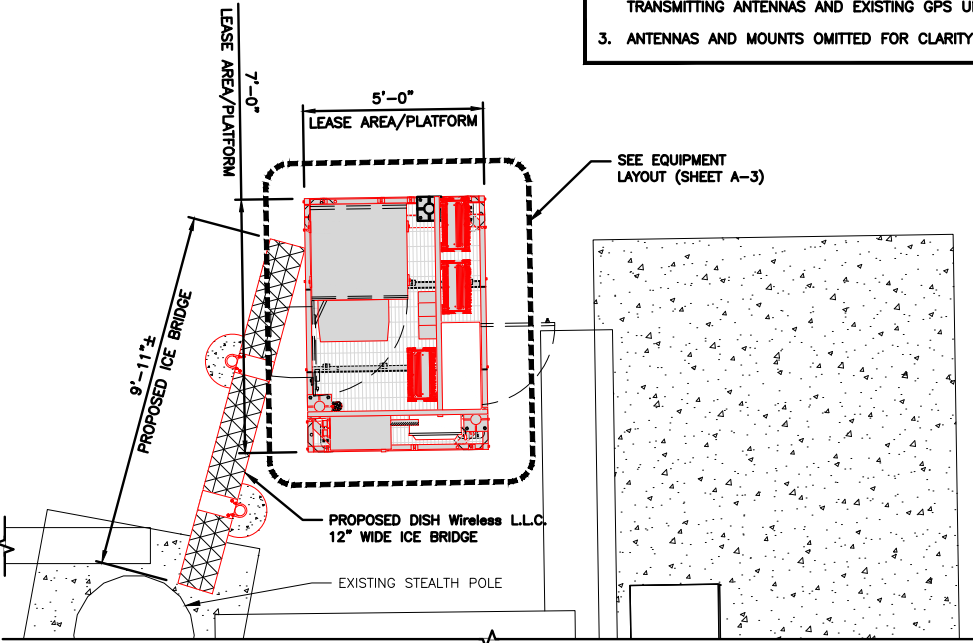
A&E PROJECT NUMBER  
262364-13735650\_D3

DISH Wireless L.L.C.  
PROJECT INFORMATION  
BOBOS00016A  
47 C POND STREET  
BOXFORD, MA 01921

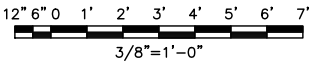
SHEET TITLE  
OVERALL AND ENLARGED  
SITE PLAN

SHEET NUMBER

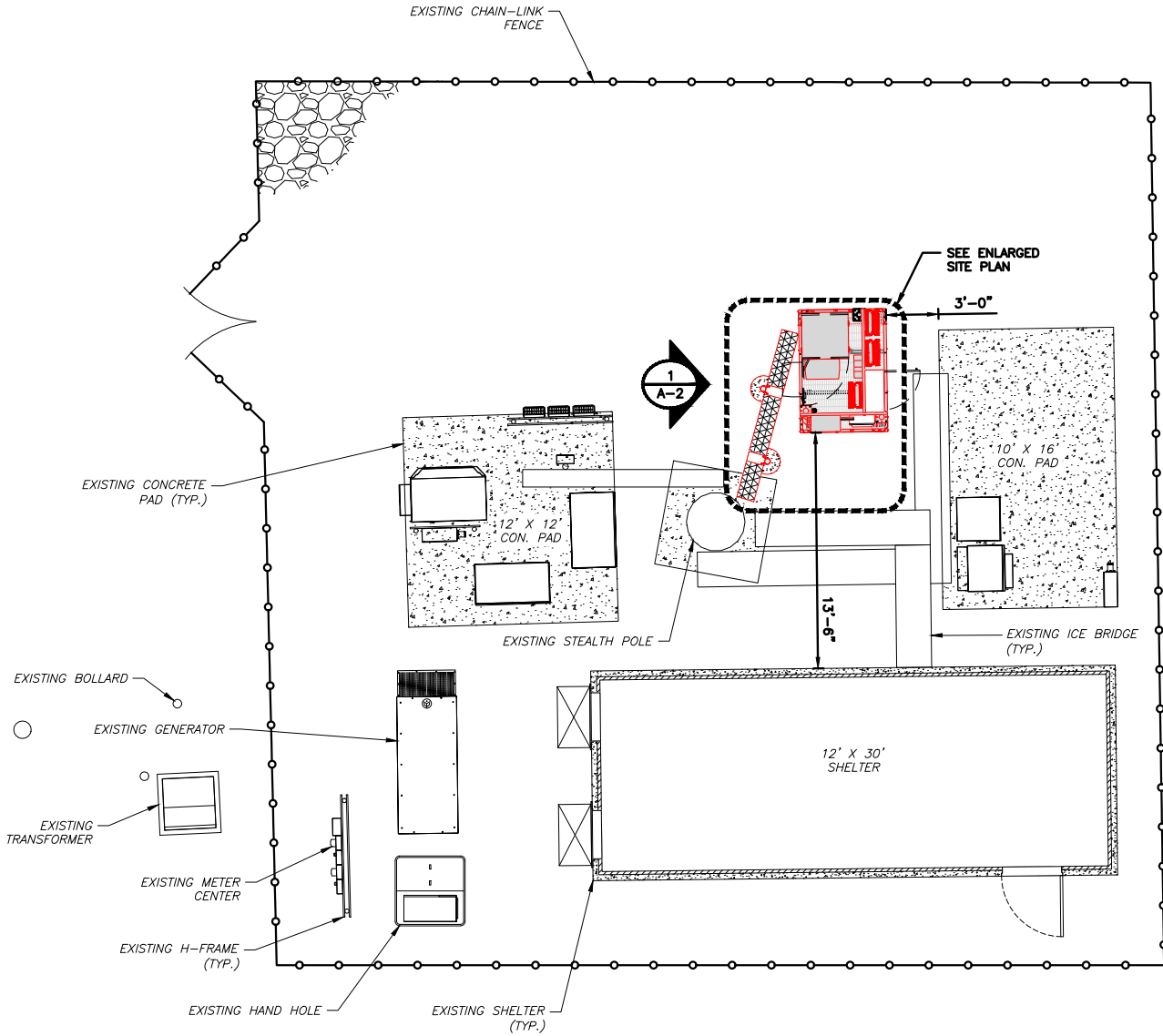
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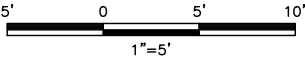
ENLARGED SITE PLAN



2



OVERALL SITE PLAN



1

NOT USED

NO SCALE

3



NOTES

1. CONTRACTOR SHALL FIELD VERIFY ALL DIMENSIONS.
2. ANTENNA AND MW DISH SPECIFICATIONS REFER TO ANTENNA SCHEDULE AND TO FINAL CONSTRUCTION RFDS FOR ALL RF DETAILS.
3. EXISTING EQUIPMENT AND FENCE OMITTED FOR CLARITY.

EXISTING TOWER  
TOP EL. @ 122'-0" AGL

EXISTING OTHER CARRIER EQUIPMENT  
RAD CENTER @ 117'-0" AGL

EXISTING OTHER CARRIER EQUIPMENT  
RAD CENTER @ 108'-0" AGL

(3) PROPOSED DISH Wireless L.L.C. ANTENNAS  
RAD CENTER @ 97.5'-0" AGL

EXISTING OTHER CARRIER EQUIPMENT  
RAD CENTER @ 87'-0" AGL

EXISTING OTHER CARRIER EQUIPMENT  
RAD CENTER @ 77'-0" AGL

(1) PROPOSED DISH WIRELESS, L.L.C.  
HYBRID CABLE ROUTED INSIDE POLE SHAFT  
(SEE STRUCTURAL ANALYSIS)

EXISTING STEALTH POLE

PROPOSED DISH  
Wireless L.L.C. ICE  
BRIDGE

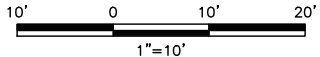
PROPOSED DISH  
Wireless L.L.C.  
GPS UNIT

PROPOSED DISH Wireless  
L.L.C. EQUIPMENT ON  
PROPOSED STEEL PLATFORM

EXISTING ENTRY PORT

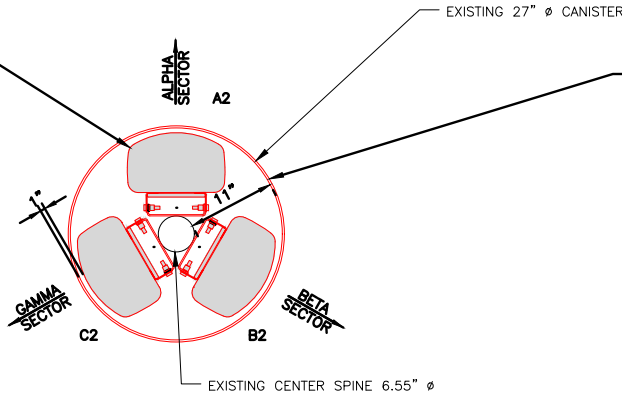
EXISTING TOWER  
BOTTOM EL. @ 6" AGL

PROPOSED NORTH ELEVATION



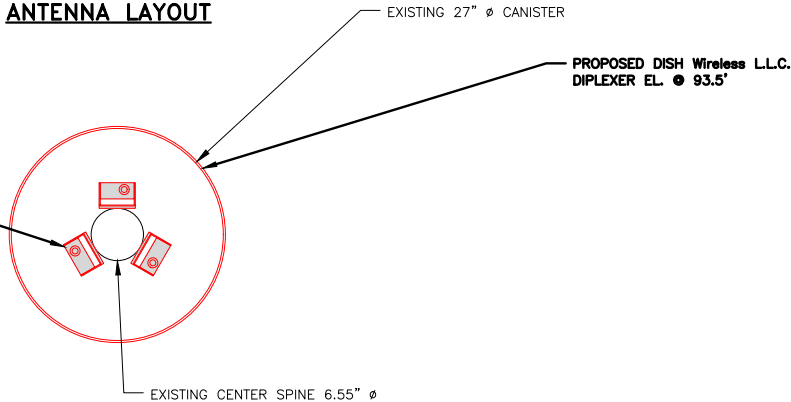
1

PROPOSED DISH Wireless L.L.C.  
ANTENNA (TYP 1 PER SECTOR, TOTAL 3)



ANTENNA LAYOUT

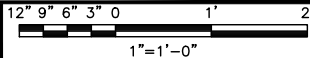
PROPOSED DISH Wireless L.L.C.  
DIPLEXER (TYP 1 PER SECTOR,  
TOTAL 3)



DIPLEXER LAYOUT



ANTENNA AND DIPLEXER LAYOUT



2

SECTOR POS.	ANTENNA					TRANSMISSION CABLE FEED LINE TYPE AND LENGTH	RRH			OVP MANUFACTURER MODEL
	EXISTING OR PROPOSED	MANUFACTURER - MODEL NUMBER	TECH	AZIMUTH	RAD CENTER		MANUFACTURER - MODEL NUMBER	TECH	POS.	
A1	--	--	--	--	--	(4) COAX CABLES (125' LONG)	--	--	--	--
A2	PROPOSED	COMMSCOPE - FW-65B-R3	5G	0°	97'-6"		CDX623T-DS-T	5G	A2	
A3	--	--	--	--	--		--	--	--	
B1	--	--	--	--	--	(4) COAX CABLES (125' LONG)	--	--	--	--
B2	PROPOSED	COMMSCOPE - FW-65B-R3	5G	120°	97'-6"		CDX623T-DS-T	5G	B2	
B3	--	--	--	--	--		--	--	--	
C1	--	--	--	--	--	(4) COAX CABLES (125' LONG)	--	--	--	--
C2	PROPOSED	COMMSCOPE - FW-65B-R3	5G	240°	97'-6"		CDX623T-DS-T	5G	C2	
C3	--	--	--	--	--		--	--	--	

NOTES

1. CONTRACTOR TO REFER TO FINAL CONSTRUCTION RFDS FOR ALL RF DETAILS.
2. ANTENNA AND RRH MODELS MAY CHANGE DUE TO EQUIPMENT AVAILABILITY. ALL EQUIPMENT CHANGES MUST BE APPROVED AND REMAIN IN COMPLIANCE WITH THE PROPOSED DESIGN AND STRUCTURAL ANALYSES.

ANTENNA SCHEDULE

NO SCALE

3

dish  
wireless.

5701 SOUTH SANTA FE DRIVE  
LITTLETON, CO 80120

AMERICAN TOWER®  
ATC TOWER SERVICES, LLC  
3500 REGENCY PARKWAY  
SUITE 100  
CARY, NC 27518  
PHONE: (919) 468-0112

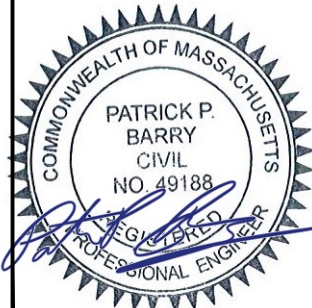
DRAWN BY: CHECKED BY: APPROVED BY:

JD SRF SRF

RFDS REV #: ----

CONSTRUCTION  
DOCUMENTS

SUBMITTALS		
REV	DATE	DESCRIPTION
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2	10/12/2022	PROPOSED WORK RED



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OF A LICENSED PROFESSIONAL ENGINEER,  
TO ALTER THIS DOCUMENT.

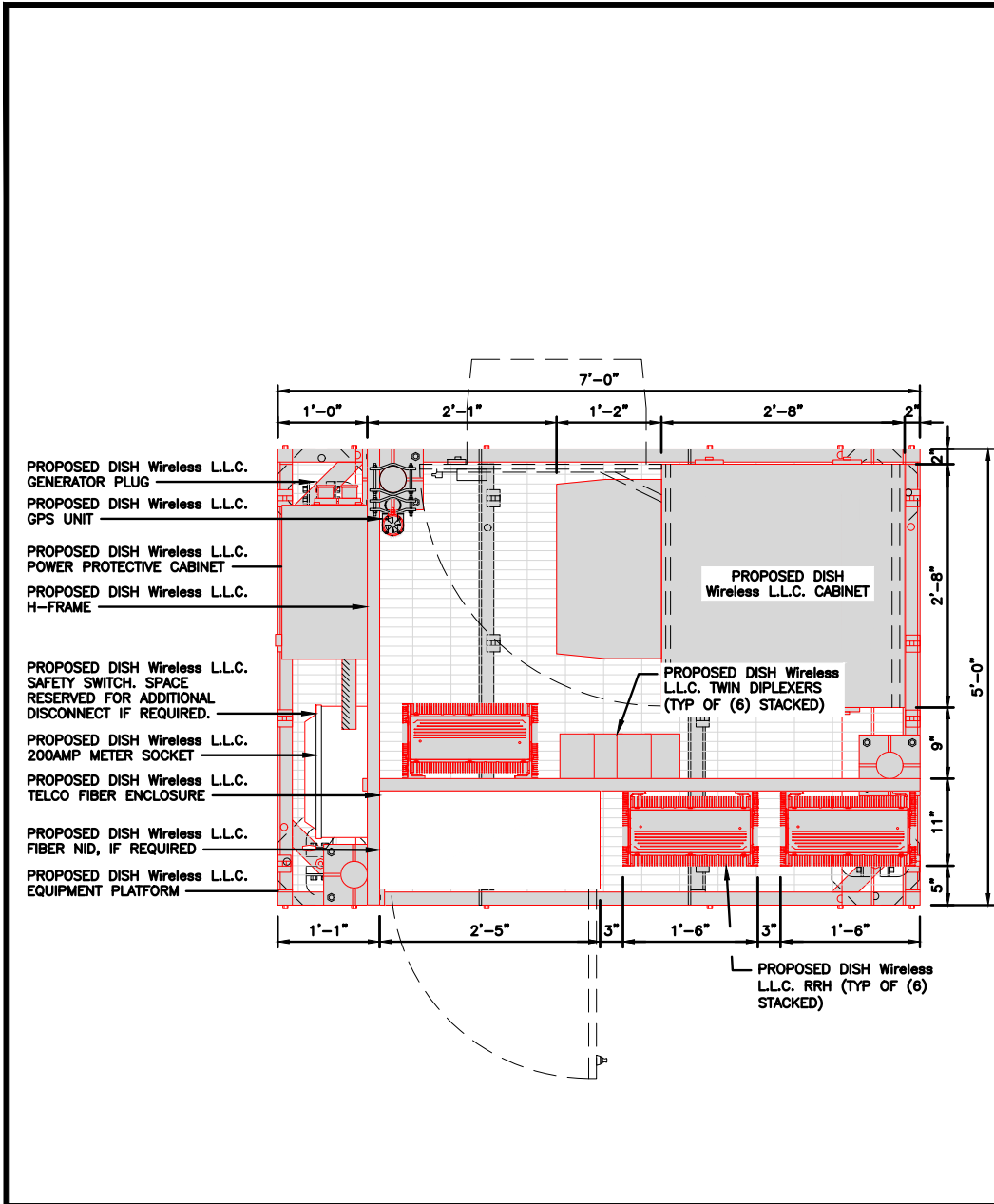
A&E PROJECT NUMBER  
262364-13735650\_D3

DISH Wireless L.L.C.  
PROJECT INFORMATION  
BOBOS00016A  
47 C POND STREET  
BOXFORD, MA 01921

SHEET TITLE  
ELEVATION, ANTENNA  
LAYOUT AND SCHEDULE

SHEET NUMBER

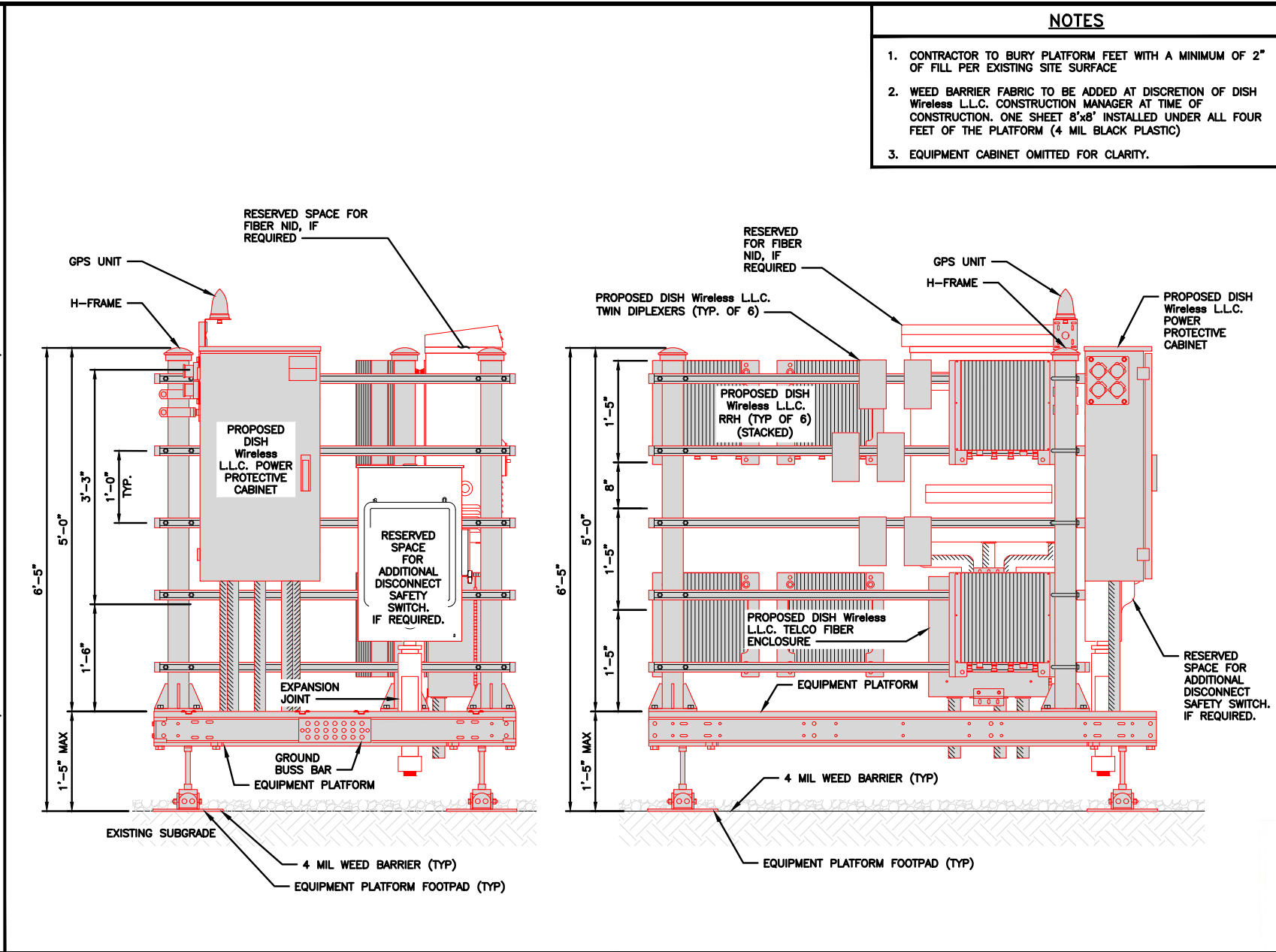
A-2



PLATFORM EQUIPMENT PLAN

NO SCALE

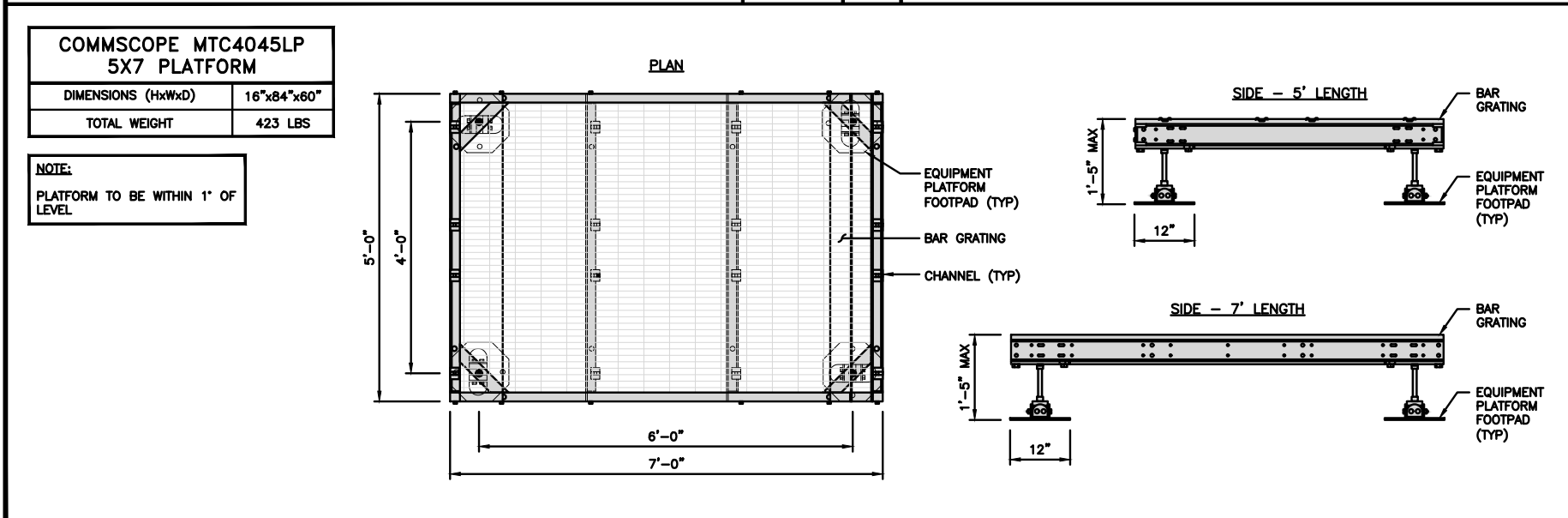
1



H-FRAME EQUIPMENT ELEVATION

NO SCALE

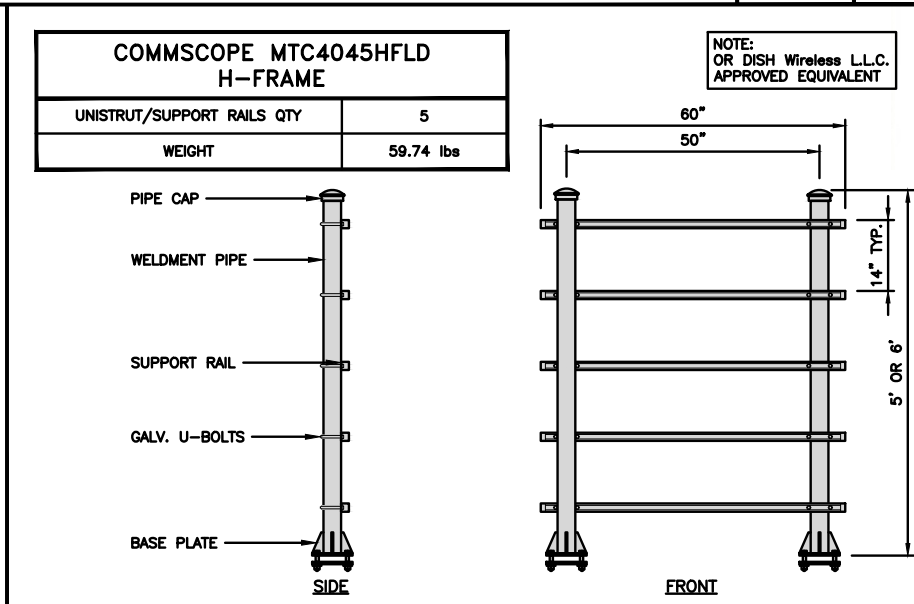
2



PLATFORM DETAIL

NO SCALE

3



H-FRAME DETAIL

NO SCALE

4

NOTES

- CONTRACTOR TO BURY PLATFORM FEET WITH A MINIMUM OF 2" OF FILL PER EXISTING SITE SURFACE
- WEED BARRIER FABRIC TO BE ADDED AT DISCRETION OF DISH Wireless L.L.C. CONSTRUCTION MANAGER AT TIME OF CONSTRUCTION. ONE SHEET 8'x8' INSTALLED UNDER ALL FOUR FEET OF THE PLATFORM (4 MIL BLACK PLASTIC)
- EQUIPMENT CABINET OMITTED FOR CLARITY.

**dish wireless.**

5701 SOUTH SANTA FE DRIVE  
LITTLETON, CO 80120

**AMERICAN TOWER**  
ATC TOWER SERVICES, LLC  
3500 REGENCY PARKWAY  
SUITE 100  
CARY, NC 27518  
PHONE: (919) 468-0112

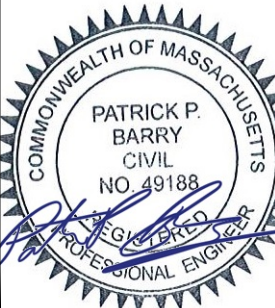
DRAWN BY: CHECKED BY: APPROVED BY:

JD SRF SRF

RFDS REV #: ----

CONSTRUCTION DOCUMENTS

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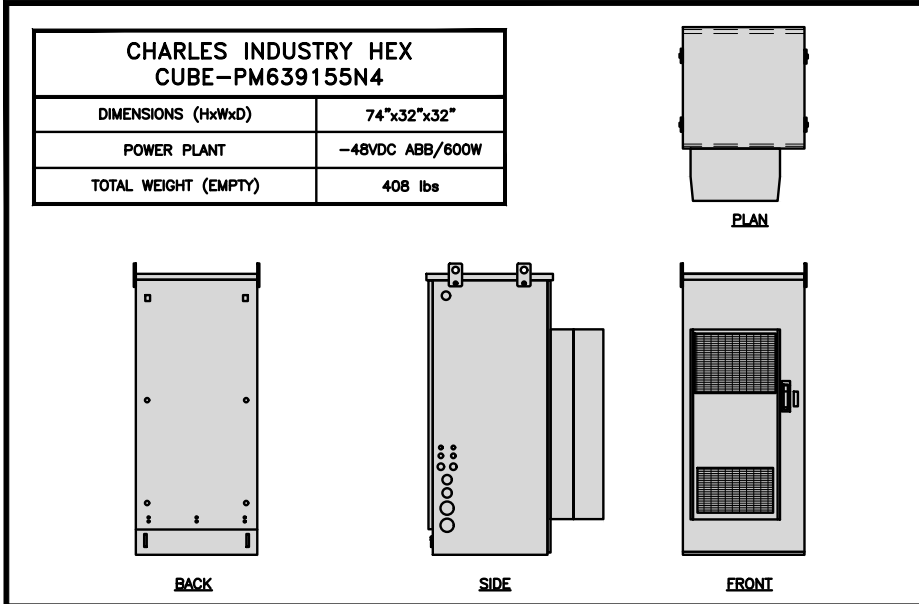
A&E PROJECT NUMBER  
262364-13735650\_D3

DISH Wireless L.L.C.  
PROJECT INFORMATION  
BOBOS00016A  
47 C POND STREET  
BOXFORD, MA 01921

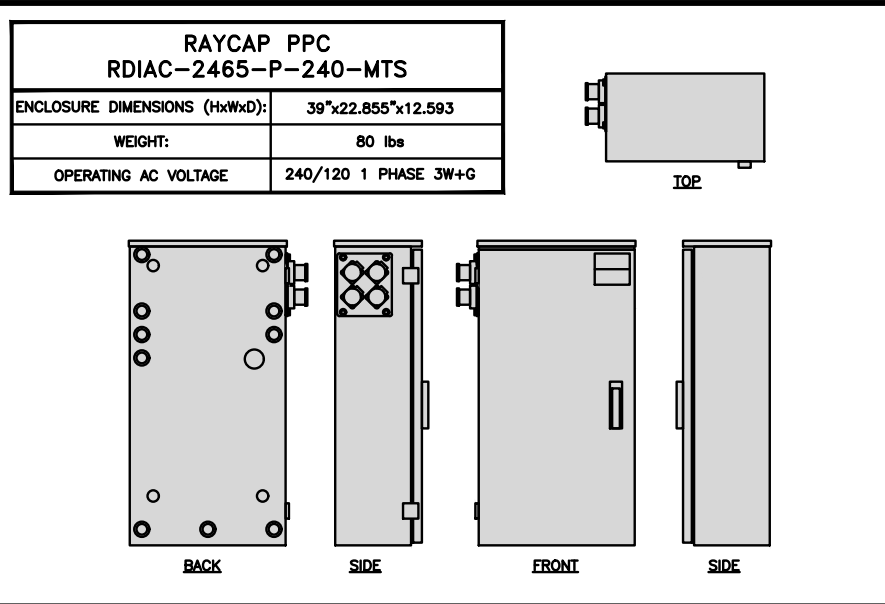
SHEET TITLE  
EQUIPMENT PLATFORM  
AND H-FRAME DETAILS

SHEET NUMBER

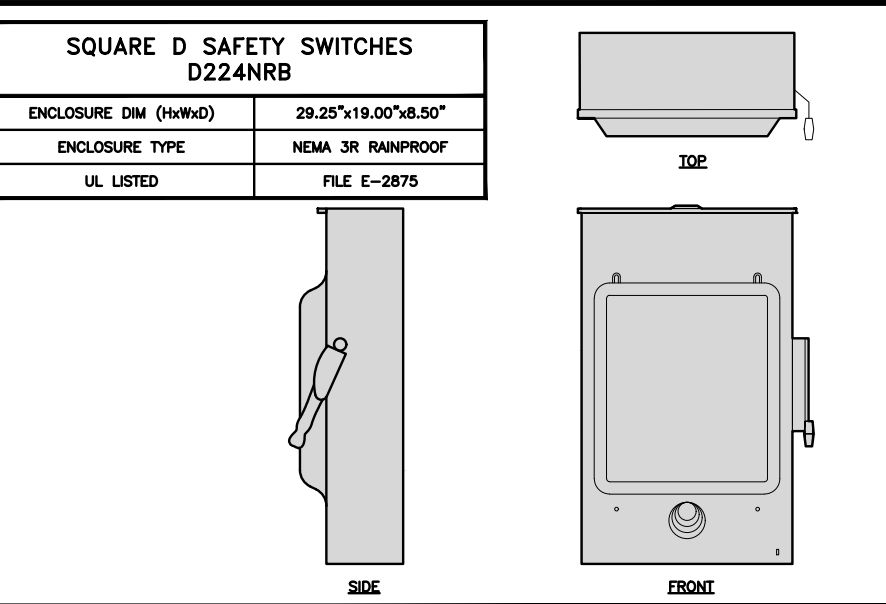
A-3



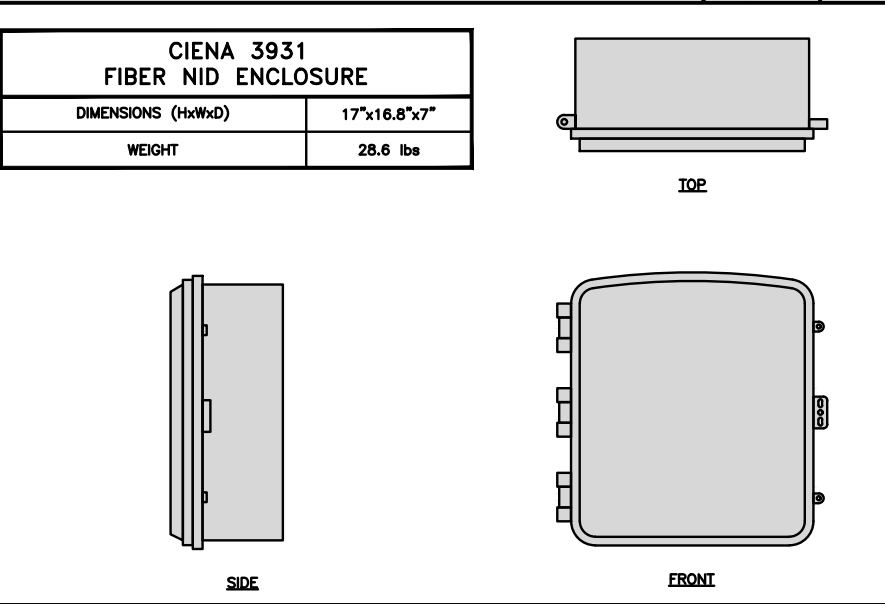
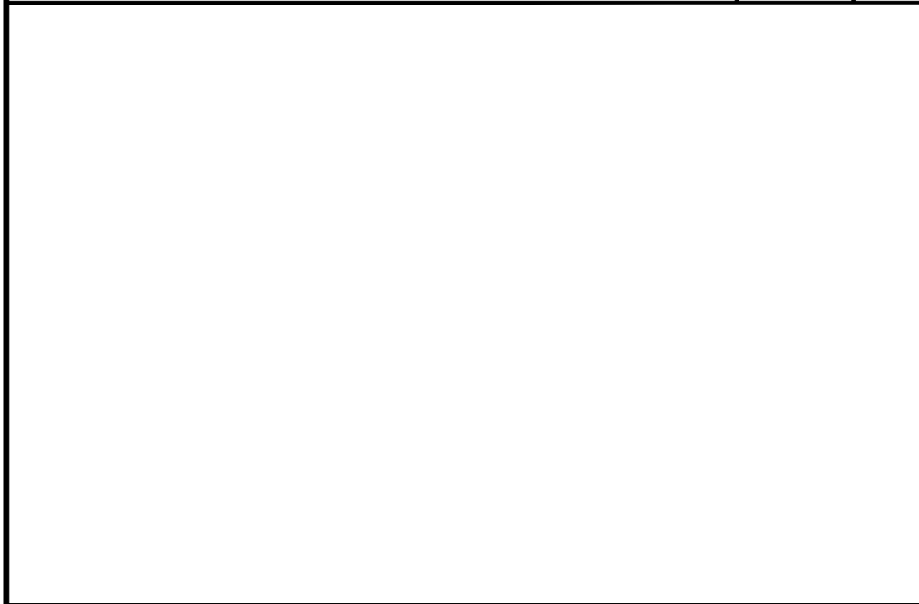
CABINET DETAIL NO SCALE 1



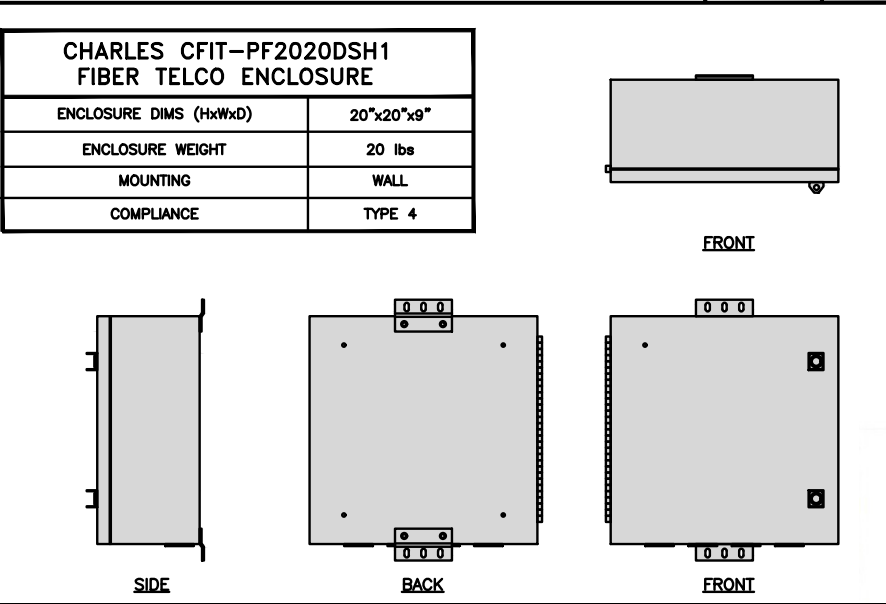
POWER PROTECTION CABINET (PPC) DETAIL NO SCALE 2



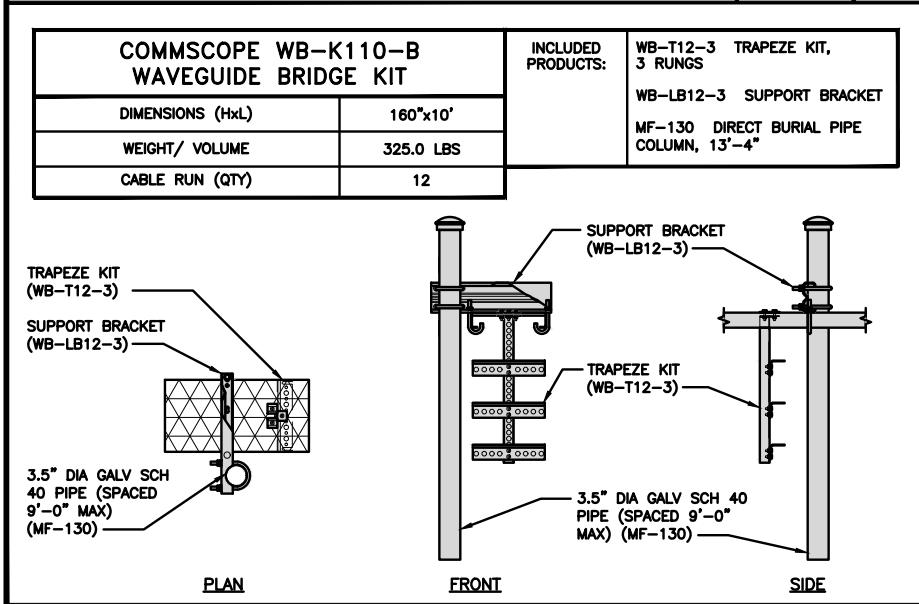
SAFETY SWITCH DETAIL NO SCALE 3



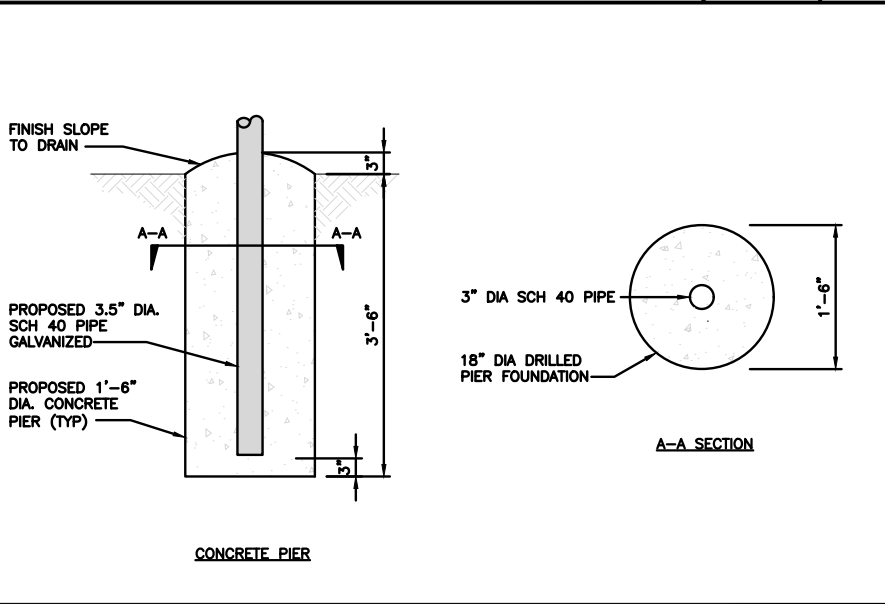
FIBER NID ENCLOSURE DETAIL NO SCALE 5



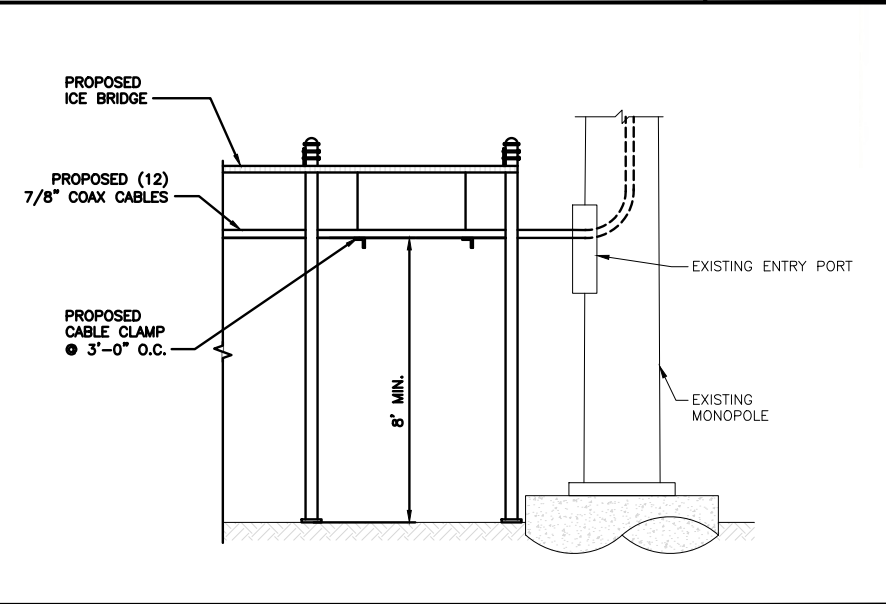
FIBER TELCO ENCLOSURE DETAIL NO SCALE 6



ICE BRIDGE DETAIL NO SCALE 7



TYPICAL ICE BRIDGE CONCRETE PIER DETAIL NO SCALE 8



HYBRID CABLE RUN NO SCALE 9

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SUITE 100  
CARY, NC 27518  
PHONE: (919) 468-0112

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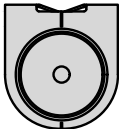
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SHEET TITLE  
EQUIPMENT DETAILS

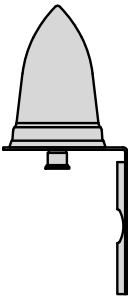
SHEET NUMBER  
**A-4**



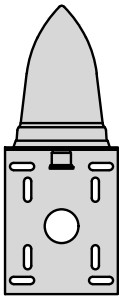
PCTEL GPSGL-TMG-SPI-40NCB	
DIMENSIONS (DIAxH) MM/INCH	81x184mm 3.2"x7.25"
WEIGHT W/ACCESSORIES	075 lbs
CONNECTOR	N-FEMALE
FREQUENCY RANGE	1590 ± 30MHz



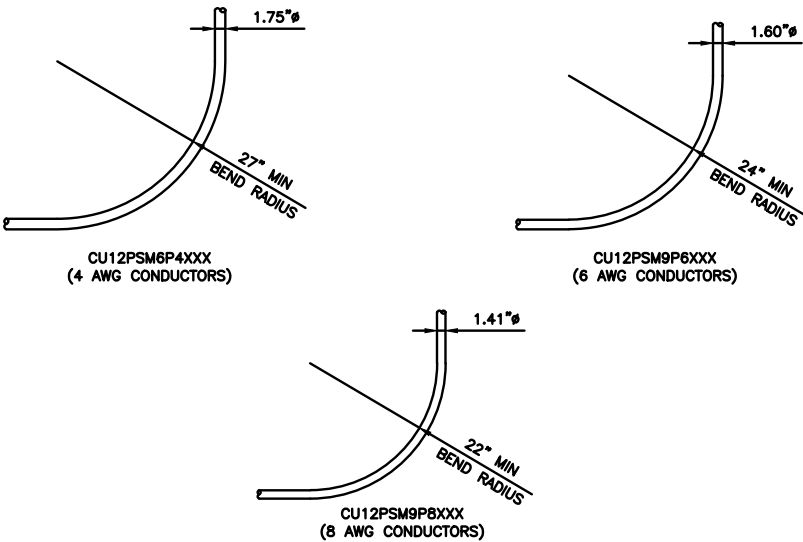
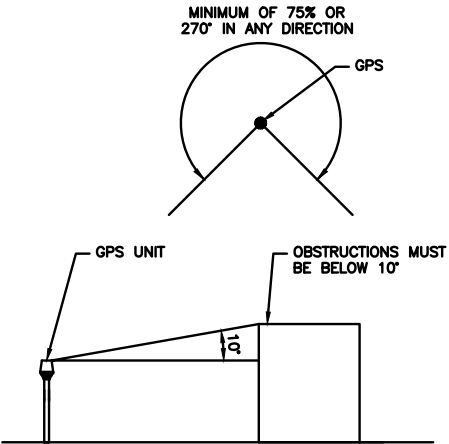
TOP



BACK



SIDE



GPS DETAIL

NO SCALE

1

GPS MINIMUM SKY VIEW REQUIREMENTS

NO SCALE

2

CABLES UNLIMITED HYBRID CABLE  
MINIMUM BEND RADIUSES

NO SCALE

3

NOT USED

NO SCALE

4

NOT USED

NO SCALE

5

NOT USED

NO SCALE

6

NOT USED

NO SCALE

7

NOT USED

NO SCALE

8

NOT USED

NO SCALE

9

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JD

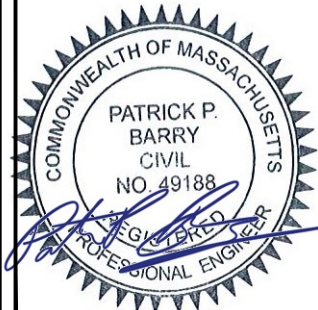
SRF

SRF

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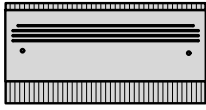
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SHEET TITLE  
EQUIPMENT DETAILS

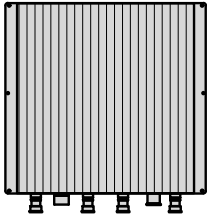
SHEET NUMBER

**A-5**

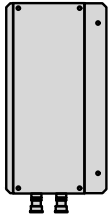
FUJITSU DUAL BAND TA08025-B604	
DIMENSIONS (HxWxD)	14.9"x15.7"x7.8"
WEIGHT	63.9 lbs
CONNECTOR TYPE	4.3-10 RF CONNECTOR
POWER SUPPLY	DC -58~-36V



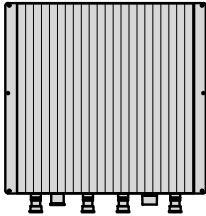
PLAN



BACK

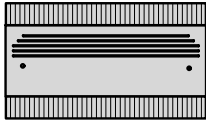


SIDE

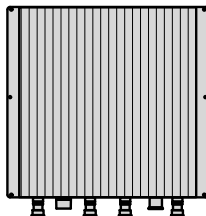


FRONT

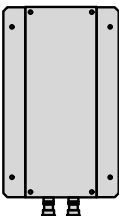
FUJITSU TRIPLE BAND TA08025-B605	
DIMENSIONS (HxWxD)	14.9"x15.7"x9"
WEIGHT	74.95 lbs
CONNECTOR TYPE	4.3-10 RF CONNECTOR
POWER SUPPLY	DC -58~-36V



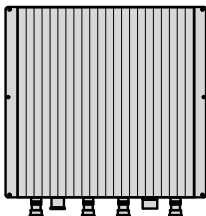
PLAN



BACK

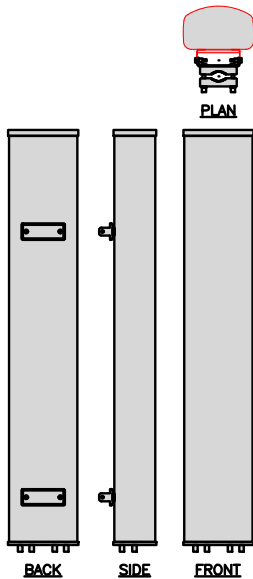


SIDE



FRONT

COMMSCOPE FVV-65B-R3	
DIMENSIONS (HxWxD)(MM/IN)	1828x300x181 71.9"x11.8"x7.1"
RF CONNECTOR INTERFACE	4.3-10 FEMALE
WEIGHT	43.8 lbs
WEIGHT WITH BRACKETS	70.9 lbs



RRH DETAIL

NO SCALE

1

RRH DETAIL

NO SCALE

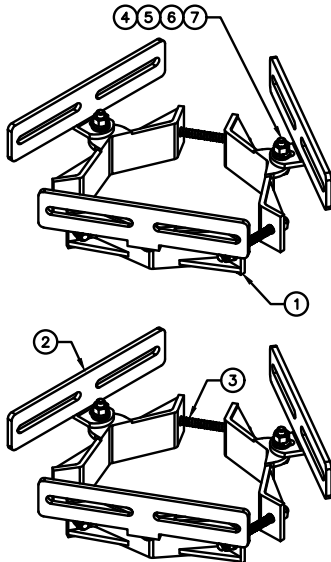
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ANTENNA DETAIL

NO SCALE

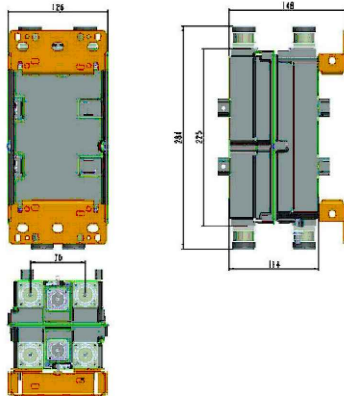
3

EEI FPL-AB TRIAD FLUSHED MOUNT	
DESCRIPTION	PART # - QTY
TRIAD-FPL - 1/4" BRACKET ASSEMBLY	PART 1 - QTY: 6
TRIAD-AB - 1/4" HRPO GUSSET ASSEMBLY	PART 2 - QTY: 6
3/8"x7" A36 THREADED ROD	PART 3 - QTY: 6
3/8"x1-1/4" A307 BOLT	PART 4 - QTY: 6
3/8" HEX NUT	PART 5 - QTY: 6
3/8" FLAT WASHER	PART 6 - QTY: 6
3/8" LOCK WASHER	PART 7 - QTY: 6
TOTAL WEIGHT	±61.7 lbs
POLE DIAMETER	6"ø-11"ø



NOTE:  
OR DISH Wireless L.L.C.  
APPROVED EQUIVALENT

COMMSCOPE DIPLEXER CDX623T-DS-T   E15V95P63	
DIMENSIONS (HxWxD)	8.858" X 4.961" X 4.528"
WEIGHT	10.141 lbs
PASSBAND	555-894MHz 1695-2360MHz
INSERTION LOSS	0.15dB MAX
RETURN LOSS	22dB MIN
MAX INPUT POWER	500W RMS/5kW PEP
3RD ORDER PIM	-155DBC AT 2 X 20 W CW TONES
ISOLATION HIGH BAND	60dB MIN
ISOLATION LOW BAND	60dB MIN



MAST MOUNT DETAIL

NO SCALE

4

DIPLEXER DETAIL

NO SCALE

5

NOT USED

NO SCALE

6

NOT USED

NO SCALE

7

NOT USED

NO SCALE

8

NOT USED

NO SCALE

9

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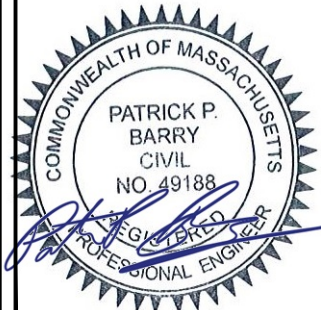
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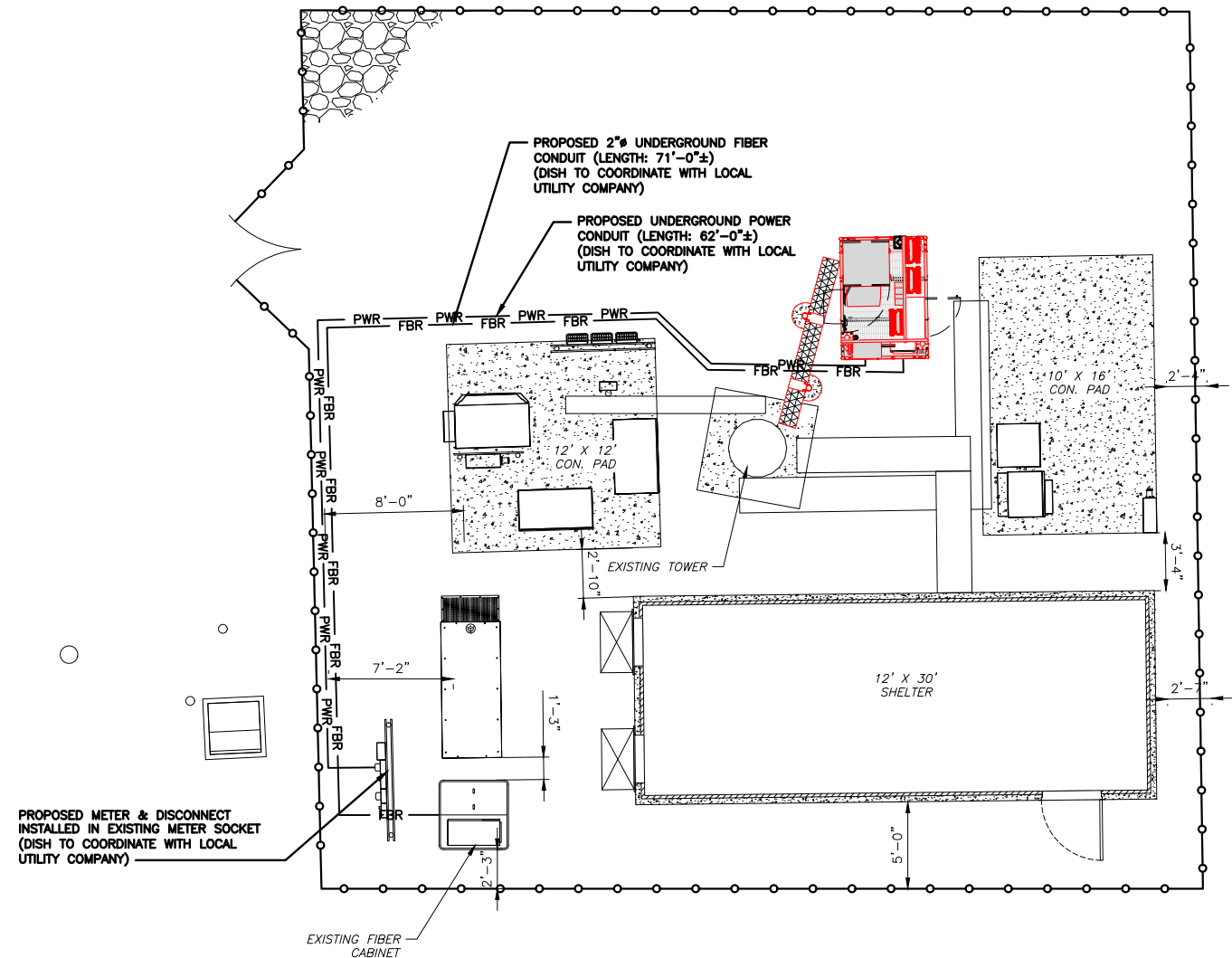
SHEET TITLE  
EQUIPMENT DETAILS

SHEET NUMBER

**A-6**

NOTES

1. THE EASEMENT RIGHTS FOR THIS SITE DO NOT INCLUDE A SPECIFIED AREA FOR THE LOCATION OF UTILITIES. CONSTRUCTION CONTRACTOR MUST FIELD VERIFY THE APPROPRIATENESS OF ALL PROPOSED UTILITY ROUTES
2. ANTENNAS AND MOUNTS OMITTED FOR CLARITY.
3. GC TO REFER TO FINAL UTILITY COORDINATION DOCUMENT FOR ALL MEET ME POINTS AND ROUTING DETAILS.



DC POWER WIRING SHALL BE COLOR CODED AT EACH END FOR IDENTIFYING +24V AND -48V CONDUCTORS. RED MARKINGS SHALL IDENTIFY +24V AND BLUE MARKINGS SHALL IDENTIFY -48V.

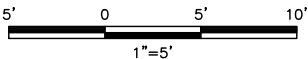
1. CONTRACTOR SHALL INSPECT THE EXISTING CONDITIONS PRIOR TO SUBMITTING A BID. ANY QUESTIONS ARISING DURING THE BID PERIOD IN REGARDS TO THE CONTRACTOR'S FUNCTIONS, THE SCOPE OF WORK, OR ANY OTHER ISSUE RELATED TO THIS PROJECT SHALL BE BROUGHT UP DURING THE BID PERIOD WITH THE PROJECT MANAGER FOR CLARIFICATION, NOT AFTER THE CONTRACT HAS BEEN AWARDED.
2. ALL ELECTRICAL WORK SHALL BE DONE IN ACCORDANCE WITH CURRENT NATIONAL ELECTRICAL CODES AND ALL STATE AND LOCAL CODES, LAWS, AND ORDINANCES. PROVIDE ALL COMPONENTS AND WIRING SIZES AS REQUIRED TO MEET NEC STANDARDS.
3. LOCATION OF EQUIPMENT, CONDUIT AND DEVICES SHOWN ON THE DRAWINGS ARE APPROXIMATE AND SHALL BE COORDINATED WITH FIELD CONDITIONS PRIOR TO CONSTRUCTION.
4. CONDUIT ROUGH-IN SHALL BE COORDINATED WITH THE MECHANICAL EQUIPMENT TO AVOID LOCATION CONFLICTS. VERIFY WITH THE MECHANICAL EQUIPMENT CONTRACTOR AND COMPLY AS REQUIRED.
5. CONTRACTOR SHALL PROVIDE ALL BREAKERS, CONDUITS AND CIRCUITS AS REQUIRED FOR A COMPLETE SYSTEM.
6. CONTRACTOR SHALL PROVIDE PULL BOXES AND JUNCTION BOXES AS REQUIRED BY THE NEC ARTICLE 314.
7. CONTRACTOR SHALL PROVIDE ALL STRAIN RELIEF AND CABLE SUPPORTS FOR ALL CABLE ASSEMBLIES. INSTALLATION SHALL BE IN ACCORDANCE WITH MANUFACTURER'S SPECIFICATIONS AND RECOMMENDATIONS.
8. ALL DISCONNECTS AND CONTROLLING DEVICES SHALL BE PROVIDED WITH ENGRAVED PHENOLIC NAMEPLATES INDICATING EQUIPMENT CONTROLLED, BRANCH CIRCUITS INSTALLED ON, AND PANEL FIELD LOCATIONS FED FROM.
9. INSTALL AN EQUIPMENT GROUNDING CONDUCTOR IN ALL CONDUITS PER THE SPECIFICATIONS AND NEC 250. THE EQUIPMENT GROUNDING CONDUCTORS SHALL BE BONDED AT ALL JUNCTION BOXES, PULL BOXES, AND ALL DISCONNECT SWITCHES, AND EQUIPMENT CABINETS.
10. ALL NEW MATERIAL SHALL HAVE A U.L. LABEL.
11. PANEL SCHEDULE LOADING AND CIRCUIT ARRANGEMENTS REFLECT POST-CONSTRUCTION EQUIPMENT.
12. CONTRACTOR SHALL BE RESPONSIBLE FOR AS-BUILT PANEL SCHEDULE AND SITE DRAWINGS.
13. ALL TRENCHES IN COMPOUND TO BE HAND DUG

ELECTRICAL NOTES

NO SCALE

2

UTILITY ROUTE PLAN



1

NOT USED

NO SCALE

3

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3500 REGENCY PARKWAY  
SUITE 100  
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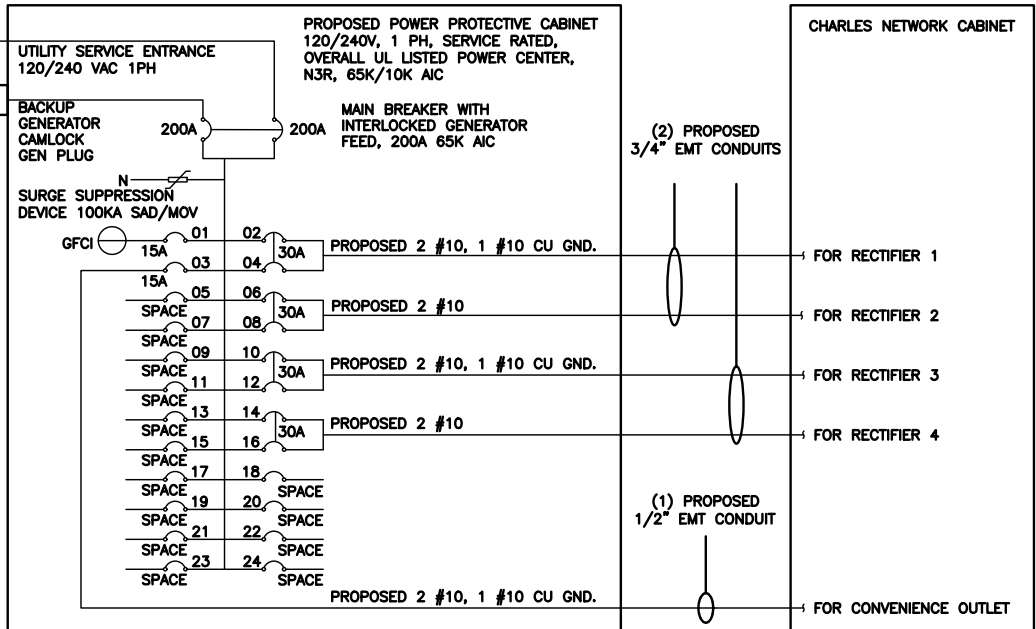
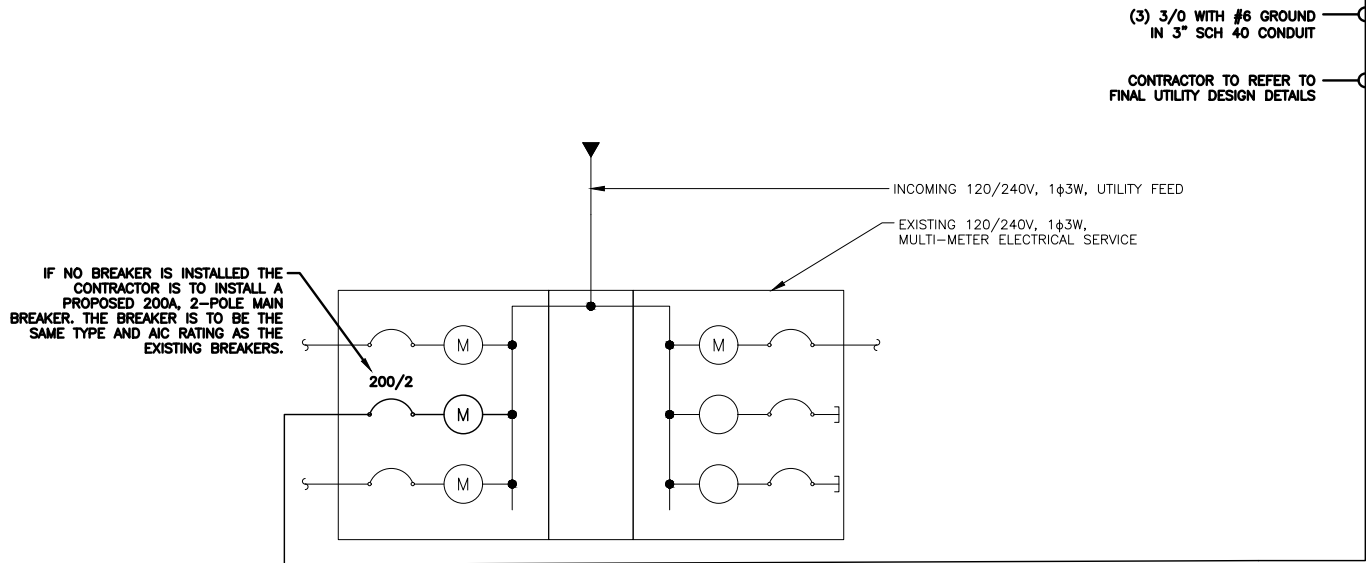
SHEET TITLE  
ELECTRICAL/FIBER ROUTE  
PAN AND NOTES

SHEET NUMBER

E-1







NOTE:  
BRANCH CIRCUIT WIRING SUPPLYING RECTIFIERS ARE TO BE RATED UL1015, 105°C, 600V, AND PVC INSULATED, IN THE SIZES SHOWN IN THE ONE-LINE DIAGRAM. CONTRACTOR MAY SUBSTITUTE UL1015 WIRE FOR THWN-2 FOR CONVENIENCE OUTLET BRANCH CIRCUIT.

BREAKERS REQUIRED:  
(4) 30A, 2P BREAKER - SQUARE D P/N:Q0230  
(2) 15A, 1P BREAKER - SQUARE D P/N:Q0115

PPC ONE-LINE DIAGRAM

NO SCALE 1

PROPOSED CHARLES PANEL SCHEDULE											
LOAD SERVED	VOLT AMPS (WATTS)		TRIP	CKT #	PHASE	CKT #	TRIP	VOLT AMPS (WATTS)		LOAD SERVED	
	L1	L2						L1	L2		
PPC GFCI OUTLET	180		15A	1	A	2	30A	2880		ABB/GE INFINITY RECTIFIER 1	
CHARLES GFCI OUTLET		180	15A	3	B	4			2880	ABB/GE INFINITY RECTIFIER 2	
-SPACE-				5	A	6	30A	2880		ABB/GE INFINITY RECTIFIER 3	
-SPACE-				7	B	8			2880	ABB/GE INFINITY RECTIFIER 4	
-SPACE-				9	A	10	30A	2880		-SPACE-	
-SPACE-				11	B	12			2880	-SPACE-	
-SPACE-				13	A	14	30A	2880		-SPACE-	
-SPACE-				15	B	16			2880	-SPACE-	
-SPACE-				17	A	18				-SPACE-	
-SPACE-				19	B	20				-SPACE-	
-SPACE-				21	A	22				-SPACE-	
-SPACE-				23	B	24				-SPACE-	
VOLTAGE AMPS 180 180 11520 11520											
200A MCB, 1φ, 24 SPACE, 120/240V											
MB RATING: 65,000 AIC											
L1 L2 VOLTAGE AMPS											
11700 11700 98 98 AMPS											
98 122 MAX AMPS											
122 MAX 125%											

PANEL SCHEDULE

NO SCALE 2

NOT USED

NO SCALE 3

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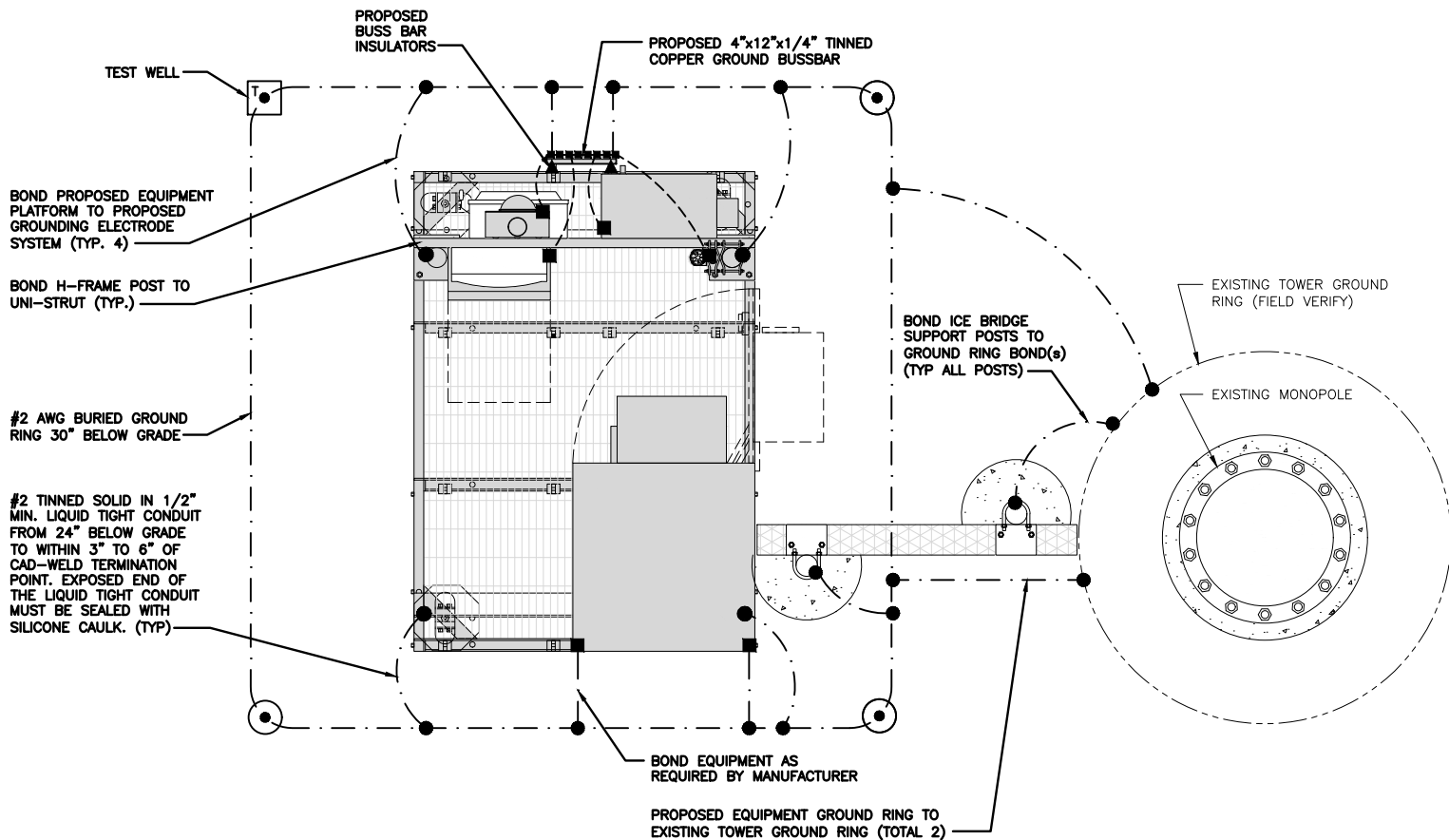
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ELECTRICAL ONE-LINE  
AND PANEL SCHEDULE

SHEET NUMBER

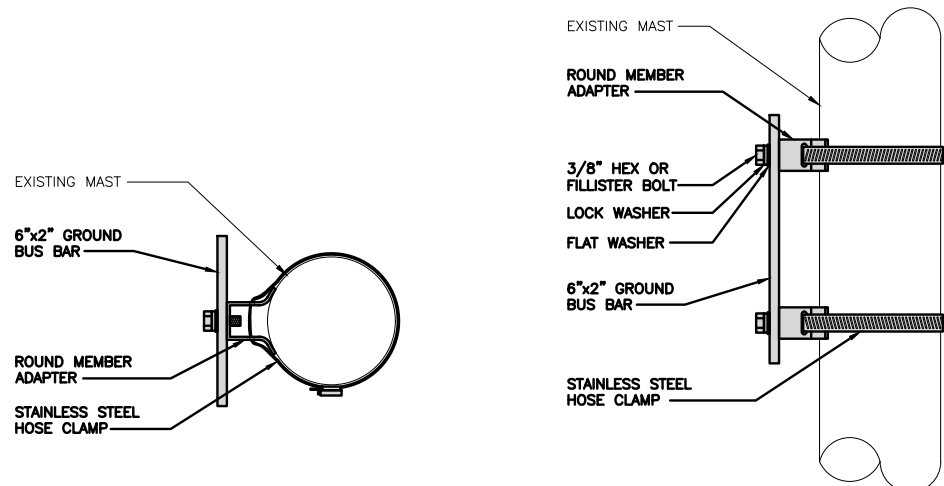
E-3



TYPICAL EQUIPMENT GROUNDING PLAN

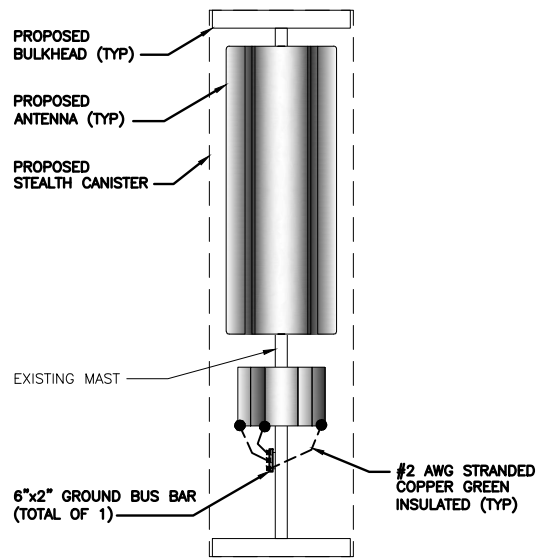
NO SCALE

1



BUSS BAR PLAN

BUSS BAR ELEVATION

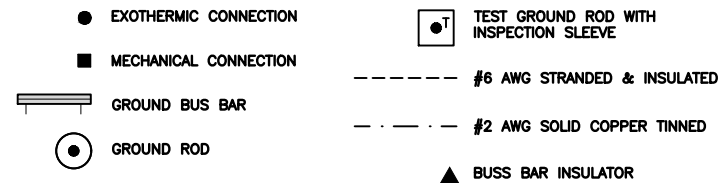


ANTENNA GROUNDING ELEVATION

TYPICAL ANTENNA GROUNDING DETAIL

NO SCALE

2



GROUNDING LEGEND

- GROUNDING IS SHOWN DIAGRAMMATICALLY ONLY.
- CONTRACTOR SHALL GROUND ALL EQUIPMENT AS A COMPLETE SYSTEM. GROUNDING SHALL BE IN COMPLIANCE WITH NEC SECTION 250 AND DISH Wireless L.L.C. GROUNDING AND BONDING REQUIREMENTS AND MANUFACTURER'S SPECIFICATIONS.
- ALL GROUND CONDUCTORS SHALL BE COPPER; NO ALUMINUM CONDUCTORS SHALL BE USED.

GROUNDING KEY NOTES

- (A) **EXTERIOR GROUND RING:** #2 AWG SOLID COPPER, BURIED AT A DEPTH OF AT LEAST 30 INCHES BELOW GRADE, OR 6 INCHES BELOW THE FROST LINE AND APPROXIMATELY 24 INCHES FROM THE EXTERIOR WALL OR FOOTING.
- (B) **TOWER GROUND RING:** THE GROUND RING SYSTEM SHALL BE INSTALLED AROUND AN ANTENNA TOWER'S LEGS, AND/OR GUY ANCHORS. WHERE SEPARATE SYSTEMS HAVE BEEN PROVIDED FOR THE TOWER AND THE BUILDING, AT LEAST TWO BONDS SHALL BE MADE BETWEEN THE TOWER RING GROUND SYSTEM AND THE BUILDING RING GROUND SYSTEM USING MINIMUM #2 AWG SOLID COPPER CONDUCTORS.
- (C) **INTERIOR GROUND RING:** #2 AWG STRANDED GREEN INSULATED COPPER CONDUCTOR EXTENDED AROUND THE PERIMETER OF THE EQUIPMENT AREA. ALL NON-TELECOMMUNICATIONS RELATED METALLIC OBJECTS FOUND WITHIN A SITE SHALL BE GROUNDED TO THE INTERIOR GROUND RING WITH #6 AWG STRANDED GREEN INSULATED CONDUCTOR.
- (D) **BOND TO INTERIOR GROUND RING:** #2 AWG SOLID TINNED COPPER WIRE PRIMARY BONDS SHALL BE PROVIDED AT LEAST AT FOUR POINTS ON THE INTERIOR GROUND RING, LOCATED AT THE CORNERS OF THE BUILDING.
- (E) **GROUND ROD:** UL LISTED COPPER CLAD STEEL. MINIMUM 1/2" DIAMETER BY EIGHT FEET LONG. GROUND RODS SHALL BE INSTALLED WITH INSPECTION SLEEVES. GROUND RODS SHALL BE DRIVEN TO THE DEPTH OF GROUND RING CONDUCTOR.
- (F) **CELL REFERENCE GROUND BAR:** POINT OF GROUND REFERENCE FOR ALL COMMUNICATIONS EQUIPMENT FRAMES. ALL BONDS ARE MADE WITH #2 AWG UNLESS NOTED OTHERWISE STRANDED GREEN INSULATED COPPER CONDUCTORS. BOND TO GROUND RING WITH (2) #2 SOLID TINNED COPPER CONDUCTORS.
- (G) **HATCH PLATE GROUND BAR:** BOND TO THE INTERIOR GROUND RING WITH TWO #2 AWG STRANDED GREEN INSULATED COPPER CONDUCTORS. WHEN A HATCH-PLATE AND A CELL REFERENCE GROUND BAR ARE BOTH PRESENT, THE CRGB MUST BE CONNECTED TO THE HATCH-PLATE AND TO THE INTERIOR GROUND RING USING (2) TWO #2 AWG STRANDED GREEN INSULATED COPPER CONDUCTORS EACH.
- (H) **EXTERIOR CABLE ENTRY PORT GROUND BARS:** LOCATED AT THE ENTRANCE TO THE CELL SITE BUILDING. BOND TO GROUND RING WITH A #2 AWG SOLID TINNED COPPER CONDUCTORS WITH AN EXOTHERMIC WELD AND INSPECTION SLEEVE.
- (I) **TELCO GROUND BAR:** BOND TO BOTH CELL REFERENCE GROUND BAR AND EXTERIOR GROUND RING.
- (J) **FRAME BONDING:** THE BONDING POINT FOR TELECOM EQUIPMENT FRAMES SHALL BE THE GROUND BUS THAT IS NOT ISOLATED FROM THE EQUIPMENTS METAL FRAMEWORK.
- (K) **INTERIOR UNIT BONDS:** METAL FRAMES, CABINETS AND INDIVIDUAL METALLIC UNITS LOCATED WITH THE AREA OF THE INTERIOR GROUND RING REQUIRE A #6 AWG STRANDED GREEN INSULATED COPPER BOND TO THE INTERIOR GROUND RING.
- (L) **FENCE AND GATE GROUNDING:** METAL FENCES WITHIN 7 FEET OF THE EXTERIOR GROUND RING OR OBJECTS BONDED TO THE EXTERIOR GROUND RING SHALL BE BONDED TO THE GROUND RING WITH A #2 AWG SOLID TINNED COPPER CONDUCTOR AT AN INTERVAL NOT EXCEEDING 25 FEET. BONDS SHALL BE MADE AT EACH GATE POST AND ACROSS GATE OPENINGS.
- (M) **EXTERIOR UNIT BONDS:** METALLIC OBJECTS, EXTERNAL TO OR MOUNTED TO THE BUILDING, SHALL BE BONDED TO THE EXTERIOR GROUND RING. USING #2 TINNED SOLID COPPER WIRE
- (N) **ICE BRIDGE SUPPORTS:** EACH ICE BRIDGE LEG SHALL BE BONDED TO THE GROUND RING WITH #2 AWG BARE TINNED COPPER CONDUCTOR. PROVIDE EXOTHERMIC WELDS AT BOTH THE ICE BRIDGE LEG AND BURIED GROUND RING.
- (O) DURING ALL DC POWER SYSTEM CHANGES INCLUDING DC SYSTEM CHANGE OUTS, RECTIFIER REPLACEMENTS OR ADDITIONS, BREAKER DISTRIBUTION CHANGES, BATTERY ADDITIONS, BATTERY REPLACEMENTS AND INSTALLATIONS OR CHANGES TO DC CONVERTER SYSTEMS IT SHALL BE REQUIRED THAT SERVICE CONTRACTORS VERIFY ALL DC POWER SYSTEMS ARE EQUIPPED WITH A MASTER DC SYSTEM RETURN GROUND CONDUCTOR FROM THE DC POWER SYSTEM COMMON RETURN BUS DIRECTLY CONNECTED TO THE CELL SITE REFERENCE GROUND BAR
- (P) TOWER TOP COLLECTOR BUSS BAR IS TO BE MECHANICALLY BONDED TO PROPOSED ANTENNA MOUNT.

REFER TO DISH Wireless L.L.C. GROUNDING NOTES.

GROUNDING KEY NOTES

NO SCALE

3

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wireless.

5701 SOUTH SANTA FE DRIVE  
LITTLETON, CO 80120

**AMERICAN TOWER®**  
ATC TOWER SERVICES, LLC  
3500 REGENCY PARKWAY  
SUITE 100  
CARY, NC 27518  
PHONE: (919) 468-0112

DRAWN BY: CHECKED BY: APPROVED BY:

JD SRF SRF

RFDS REV #: ----

CONSTRUCTION DOCUMENTS

SUBMITTALS		
REV	DATE	DESCRIPTION
0	06/24/2022	ISSUED FOR CONSTRUCTION
1	10/11/2022	ADDRESS CHANGE
2	10/12/2022	PROPOSED WORK RED



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A&E PROJECT NUMBER  
262364-13735650\_D3

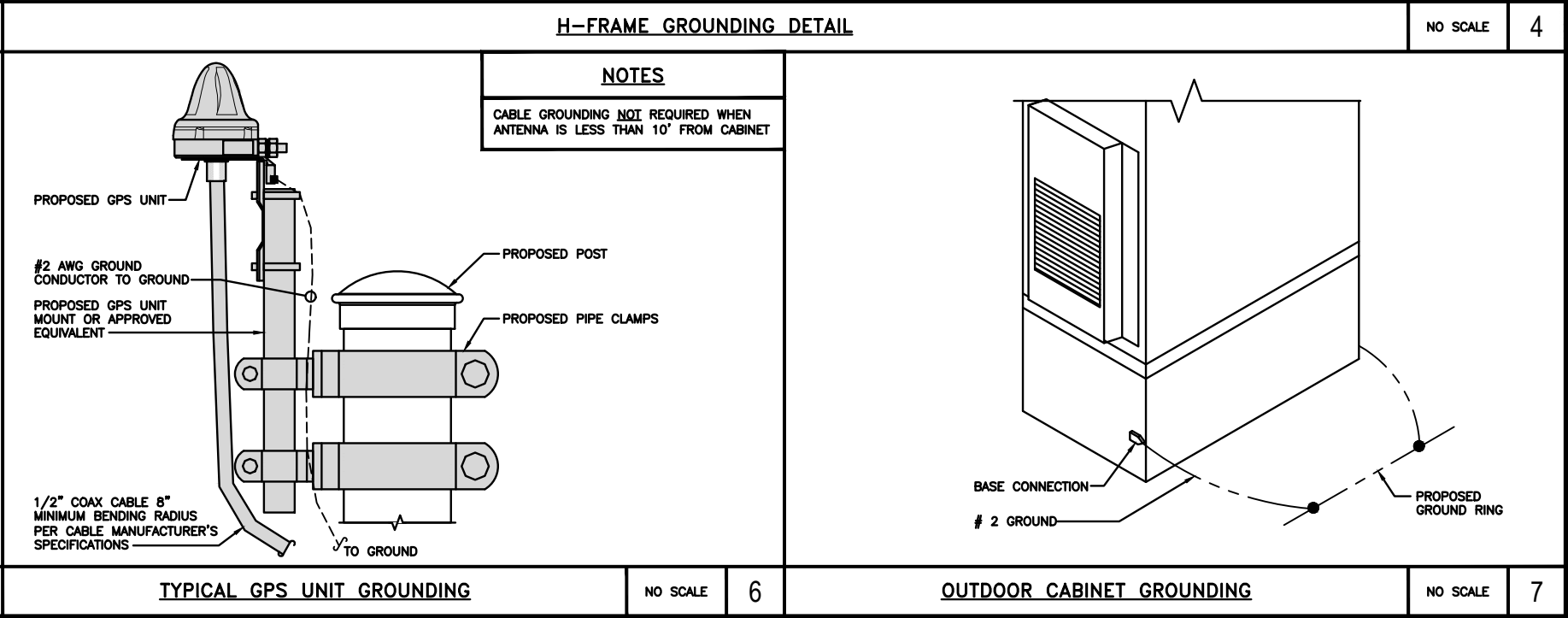
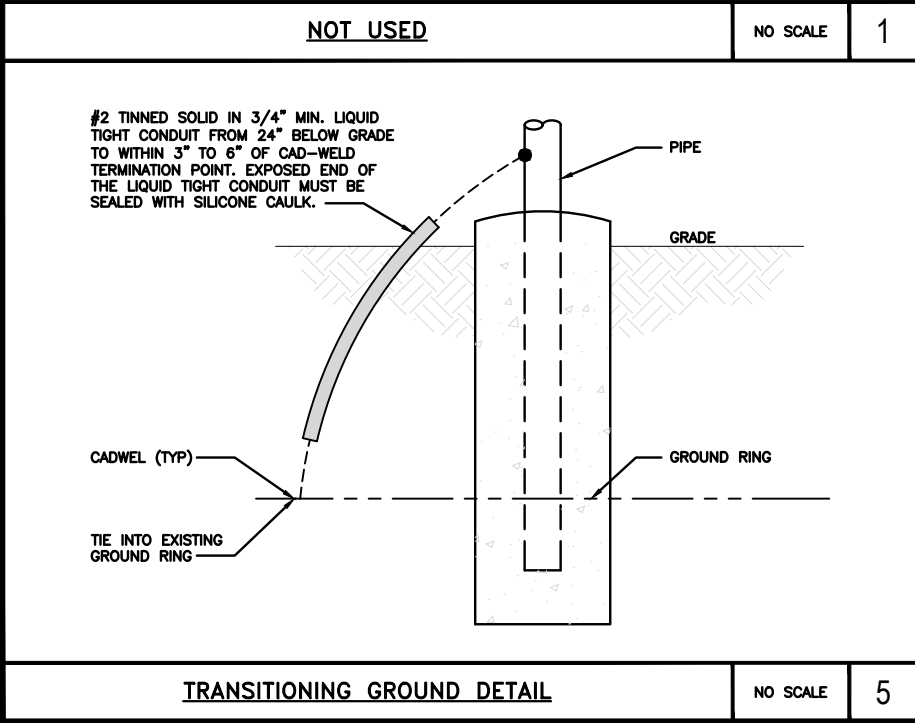
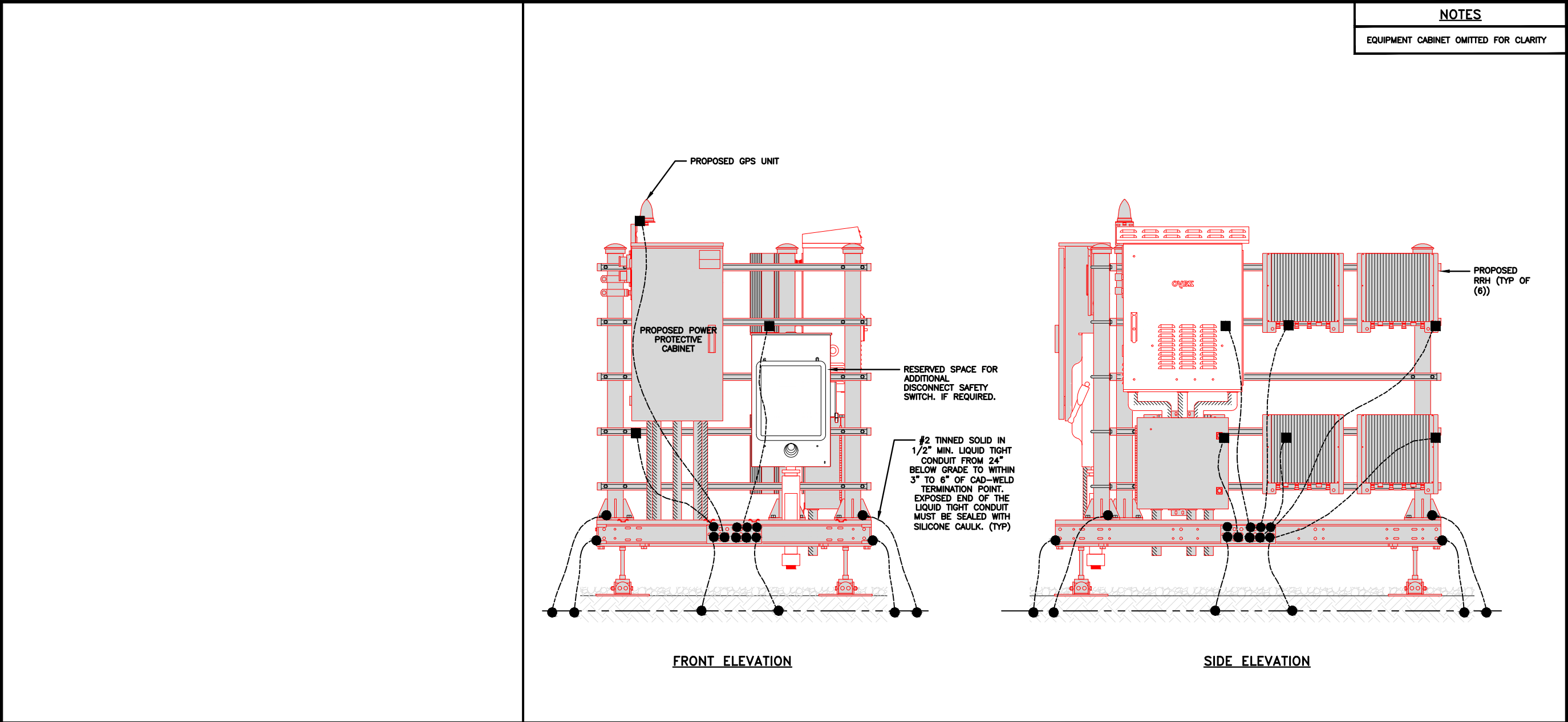
DISH Wireless L.L.C.  
PROJECT INFORMATION  
BOBOS00016A  
47 C POND STREET  
BOXFORD, MA 01921

SHEET TITLE  
GROUNDING PLAN AND NOTES

SHEET NUMBER

G-1





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SHEET TITLE  
GROUNDING DETAILS

SHEET NUMBER  
**G-2**

<div>1. EXOTHERMIC WELD (2) TWO, #2 AWG BARE TINNED SOLID COPPER CONDUCTORS TO GROUND BAR. ROUTE CONDUCTORS TO BURIED GROUND RING AND PROVIDE PARALLEL EXOTHERMIC WELD.</div> <div>2. ALL EXTERIOR GROUNDING HARDWARE SHALL BE STAINLESS STEEL 3/8" DIAMETER OR LARGER. ALL HARDWARE 18-8 STAINLESS STEEL INCLUDING LOCK WASHERS, COAT ALL SURFACES WITH AN ANTI-OXIDANT COMPOUND BEFORE MATING.</div> <div>3. FOR GROUND BOND TO STEEL ONLY: COAT ALL SURFACES WITH AN ANTI-OXIDANT COMPOUND BEFORE MATING.</div> <div>4. DO NOT INSTALL CABLE GROUNDING KIT AT A BEND AND ALWAYS DIRECT GROUND CONDUCTOR DOWN TO GROUNDING BUS.</div> <div>5. NUT &amp; WASHER SHALL BE PLACED ON THE FRONT SIDE OF THE GROUND BAR AND BOLTED ON THE BACK SIDE.</div> <div>6. ALL GROUNDING PARTS AND EQUIPMENT TO BE SUPPLIED AND INSTALLED BY CONTRACTOR.</div> <div>7. THE CONTRACTOR SHALL BE RESPONSIBLE FOR INSTALLING ADDITIONAL GROUND BAR AS REQUIRED.</div> <div>8. ENSURE THE WIRE INSULATION TERMINATION IS WITHIN 1/8" OF THE BARREL (NO SHINERS).</div>			<div></div>			<div></div>		
TYPICAL GROUNDING NOTES			TYPICAL EXTERIOR TWO HOLE LUG			TYPICAL INTERIOR TWO HOLE LUG		
<div></div>								
LUG DETAIL			NOT USED			NOT USED		
NOT USED			NOT USED			NOT USED		

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COMMONWEALTH OF MASSACHUSETTS

MUSTAPHA RAHA

ELECTRICAL

No. 57086

PROFESSIONAL ENGINEER

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BOXFORD, MA 01921

SHEET TITLE  
GROUNDING DETAILS

SHEET NUMBER  
G-3

HYBRID/DISCREET CABLES				3/4" TAPE WIDTHS WITH 3/4" SPACING																			
<div>LOW-BAND RRH (600 MHz N71 BASEBAND) + (850 MHz N26 BAND) + (700 MHz N29 BAND) - OPTIONAL PER MARKET</div> <div>ADD FREQUENCY COLOR TO SECTOR BAND (CBRS WILL USE YELLOW BAND)</div>												ALPHA RRH				BETA RRH				GAMMA RRH			
												PORT 1 + SLANT	PORT 2 - SLANT	PORT 3 + SLANT	PORT 4 - SLANT	PORT 1 + SLANT	PORT 2 - SLANT	PORT 3 + SLANT	PORT 4 - SLANT	PORT 1 + SLANT	PORT 2 - SLANT	PORT 3 + SLANT	PORT 4 - SLANT
												RED	RED	RED	RED	BLUE	BLUE	BLUE	BLUE	GREEN	GREEN	GREEN	GREEN
												ORANGE	ORANGE	RED	RED	ORANGE	ORANGE	BLUE	BLUE	ORANGE	ORANGE	GREEN	GREEN
													WHITE (-) PORT	ORANGE	ORANGE		WHITE (-) PORT	ORANGE	ORANGE		WHITE (-) PORT	ORANGE	ORANGE
<div>MID-BAND RRH (AWS BANDS N66+N70)</div> <div>ADD FREQUENCY COLOR TO SECTOR BAND (CBRS WILL USE YELLOW BANDS)</div>												RED	RED	RED	RED	BLUE	BLUE	BLUE	BLUE	GREEN	GREEN	GREEN	GREEN
												PURPLE	PURPLE	RED	RED	PURPLE	PURPLE	BLUE	BLUE	PURPLE	PURPLE	GREEN	GREEN
													WHITE (-) PORT	PURPLE	PURPLE		WHITE (-) PORT	PURPLE	PURPLE		WHITE (-) PORT	PURPLE	PURPLE
															WHITE (-) PORT				WHITE (-) PORT				WHITE (-) PORT
HYBRID/DISCREET CABLES				EXAMPLE 1	EXAMPLE 2	EXAMPLE 3	CANISTER COAX #1 (ALPHA)																
INCLUDE SECTOR BANDS BEING SUPPORTED ALONG WITH FREQUENCY BANDS.				RED	RED	RED	RED																
EXAMPLE 1 - HYBRID, OR DISCREET, SUPPORTS ALL SECTORS, BOTH LOW-BANDS AND MID-BANDS.				BLUE	BLUE																		
EXAMPLE 2 - HYBRID, OR DISCREET, SUPPORTS CBRS ONLY, ALL SECTORS.				GREEN	GREEN																		
EXAMPLE 3 - MAIN COAX WITH GROUND MOUNTED RRHs.				ORANGE	YELLOW																		
				PURPLE																			
FIBER JUMPERS TO RRHs				LOW BAND RRH	MID BAND RRH	LOW BAND RRH	MID BAND RRH	LOW BAND RRH	MID BAND RRH	LOW BAND RRH	MID BAND RRH												
LOW-BAND HHR FIBER CABLES HAVE SECTOR STRIPE ONLY.				RED	RED	BLUE	BLUE	GREEN	GREEN														
				ORANGE	PURPLE	ORANGE	PURPLE	ORANGE	PURPLE														
POWER CABLES TO RRHs				LOW BAND RRH	MID BAND RRH	LOW BAND RRH	MID BAND RRH	LOW BAND RRH	MID BAND RRH	LOW BAND RRH	MID BAND RRH												
LOW-BAND RRH POWER CABLES HAVE SECTOR STRIPE ONLY				RED	RED	BLUE	BLUE	GREEN	GREEN														
				ORANGE	PURPLE	ORANGE	PURPLE	ORANGE	PURPLE														
RET MOTORS AT ANTENNAS				ANTENNA 1 MID BAND	ANTENNA 1 LOW BAND	ANTENNA 1 MID BAND	ANTENNA 1 LOW BAND	ANTENNA 1 MID BAND	ANTENNA 1 LOW BAND	ANTENNA 1 MID BAND	ANTENNA 1 LOW BAND												
RET CONTROL IS HANDLED BY THE MID-BAND RRH WHEN ONE SET OF RET PORTS EXIST ON ANTENNA.				IN	IN	IN	IN	IN	IN	IN	IN												
SEPARATE RET CABLES ARE USED WHEN ANTENNA PORTS PROVIDE INPUTS FOR BOTH LOW AND MID BANDS.				RED	RED	BLUE	BLUE	GREEN	GREEN														
				PURPLE	ORANGE	PURPLE	ORANGE	PURPLE	ORANGE														
MICROWAVE RADIO LINKS				FORWARD AZIMUTH OF 0-120 DEGREES				FORWARD AZIMUTH OF 120-240 DEGREES				FORWARD AZIMUTH OF 240-359 DEGREES											
				PRIMARY	SECONDARY	PRIMARY	SECONDARY	PRIMARY	SECONDARY	PRIMARY	SECONDARY												
<div>LINKS WILL HAVE A 1.5-2 INCH WHITE WRAP WITH THE AZIMUTH COLOR OVERLAPPING IN THE MIDDLE.</div> <div>ADD ADDITIONAL SECTOR COLOR BANDS FOR EACH ADDITIONAL MW RADIO.</div> <div>MICROWAVE CABLES WILL REQUIRE P-TOUCH LABELS INSIDE THE CABINET TO IDENTIFY THE LOCAL AND REMOTE SITE ID's.</div>				WHITE	WHITE	WHITE	WHITE	WHITE	WHITE	WHITE	WHITE	WHITE											
				RED	RED	BLUE	BLUE	GREEN	GREEN														
				WHITE	WHITE	WHITE	WHITE	WHITE	WHITE														
					RED	BLUE	GREEN																
					WHITE	WHITE	WHITE																

LOW BANDS (N71+N26)  
OPTIONAL - (N29)

ORANGE

AWS  
(N66+N70+H-BLOCK)

PURPLE

CBRS TECH  
(3 GHz)

YELLOW

NEGATIVE SLANT PORT  
ON ANT/RRH

WHITE

ALPHA SECTOR

RED

BETA SECTOR

BLUE

GAMMA SECTOR

GREEN

COLOR IDENTIFIER

2

NOT USED

3

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SRF

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262364-13735650\_D3

DISH Wireless L.L.C.  
PROJECT INFORMATION  
BOBOS00016A  
47 C POND STREET  
BOXFORD, MA 01921

SHEET TITLE  
RF CABLE COLOR CODES

SHEET NUMBER

RF-1

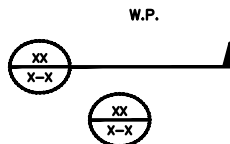
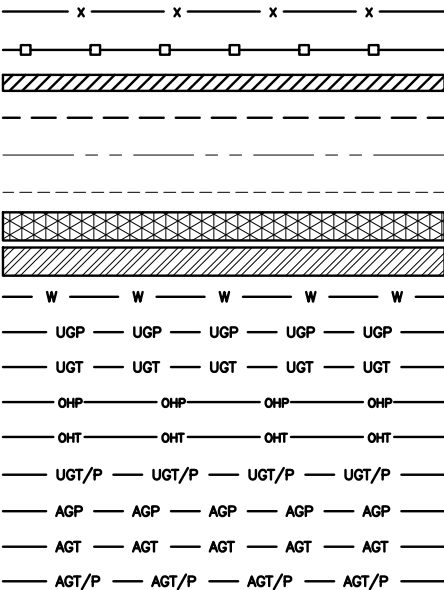
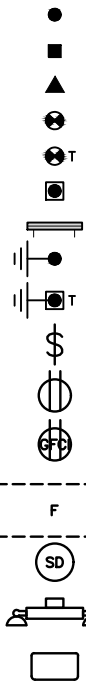


EXOTHERMIC CONNECTION  
MECHANICAL CONNECTION  
BUSS BAR INSULATOR  
CHEMICAL ELECTROLYTIC GROUNDING SYSTEM  
TEST CHEMICAL ELECTROLYTIC GROUNDING SYSTEM  
EXOTHERMIC WITH INSPECTION SLEEVE  
GROUNDING BAR  
GROUND ROD  
TEST GROUND ROD WITH INSPECTION SLEEVE  
  
SINGLE POLE SWITCH  
  
DUPLEX RECEPTACLE  
  
DUPLEX GFCI RECEPTACLE  
  
FLUORESCENT LIGHTING FIXTURE  
(2) TWO LAMPS 48-T8  
  
SMOKE DETECTION (DC)  
  
EMERGENCY LIGHTING (DC)  
  
SECURITY LIGHT W/PHOTOCELL LITHONIA ALXW  
LED-1-25A400/51K-SR4-120-PE-DEBTD

CHAIN LINK FENCE  
WOOD/WROUGHT IRON FENCE  
WALL STRUCTURE  
LEASE AREA  
PROPERTY LINE (PL)  
SETBACKS  
ICE BRIDGE  
CABLE TRAY  
WATER LINE  
UNDERGROUND POWER  
UNDERGROUND TELCO  
OVERHEAD POWER  
OVERHEAD TELCO  
UNDERGROUND TELCO/POWER  
ABOVE GROUND POWER  
ABOVE GROUND TELCO  
ABOVE GROUND TELCO/POWER  
WORKPOINT

SECTION REFERENCE

DETAIL REFERENCE



LEGEND

AB ANCHOR BOLT  
ABV ABOVE  
AC ALTERNATING CURRENT  
ADDL ADDITIONAL  
AFF ABOVE FINISHED FLOOR  
AFG ABOVE FINISHED GRADE  
AGL ABOVE GROUND LEVEL  
AIC AMPERAGE INTERRUPTION CAPACITY  
ALUM ALUMINUM  
ALT ALTERNATE  
ANT ANTENNA  
APPROX APPROXIMATE  
ARCH ARCHITECTURAL  
ATS AUTOMATIC TRANSFER SWITCH  
AWG AMERICAN WIRE GAUGE  
BATT BATTERY  
BLDG BUILDING  
BLK BLOCK  
BLKG BLOCKING  
BM BEAM  
BTC BARE TINNED COPPER CONDUCTOR  
BOF BOTTOM OF FOOTING  
CAB CABINET  
CANT CANTILEVERED  
CHG CHARGING  
CLG CEILING  
CLR CLEAR  
COL COLUMN  
COMM COMMON  
CONC CONCRETE  
CONSTR CONSTRUCTION  
DBL DOUBLE  
DC DIRECT CURRENT  
DEPT DEPARTMENT  
DF DOUGLAS FIR  
DIA DIAMETER  
DIAG DIAGONAL  
DIM DIMENSION  
DWG DRAWING  
DWL DOWEL  
EA EACH  
EC ELECTRICAL CONDUCTOR  
EL ELEVATION  
ELEC ELECTRICAL  
EMT ELECTRICAL METALLIC TUBING  
ENG ENGINEER  
EQ EQUAL  
EXP EXPANSION  
EXT EXTERIOR  
EW EACH WAY  
FAB FABRICATION  
FF FINISH FLOOR  
FG FINISH GRADE  
FIF FACILITY INTERFACE FRAME  
FIN FINISH(ED)  
FLR FLOOR  
FDN FOUNDATION  
FOC FACE OF CONCRETE  
FOM FACE OF MASONRY  
FOS FACE OF STUD  
FOW FACE OF WALL  
FS FINISH SURFACE  
FT FOOT  
FTG FOOTING  
GA GAUGE  
GEN GENERATOR  
GFCI GROUND FAULT CIRCUIT INTERRUPTER  
GLB GLUE LAMINATED BEAM  
GLV GALVANIZED  
GPS GLOBAL POSITIONING SYSTEM  
GND GROUND  
GSM GLOBAL SYSTEM FOR MOBILE  
HDG HOT DIPPED GALVANIZED  
HDR HEADER  
HGR HANGER  
HVAC HEAT/VENTILATION/AIR CONDITIONING  
HT HEIGHT  
IGR INTERIOR GROUND RING

IN INCH  
INT INTERIOR  
LB(S) POUND(S)  
LF LINEAR FEET  
LTE LONG TERM EVOLUTION  
MAS MASONRY  
MAX MAXIMUM  
MB MACHINE BOLT  
MECH MECHANICAL  
MFR MANUFACTURER  
MGB MASTER GROUND BAR  
MIN MINIMUM  
MISC MISCELLANEOUS  
MTL METAL  
MTS MANUAL TRANSFER SWITCH  
MW MICROWAVE  
NEC NATIONAL ELECTRIC CODE  
NM NEWTON METERS  
NO. NUMBER  
# NUMBER  
NTS NOT TO SCALE  
OC ON-CENTER  
OSHA OCCUPATIONAL SAFETY AND HEALTH ADMINISTRATION  
OPNG OPENING  
P/C PRECAST CONCRETE  
PCS PERSONAL COMMUNICATION SERVICES  
PCU PRIMARY CONTROL UNIT  
PRC PRIMARY RADIO CABINET  
PP POLARIZING PRESERVING  
PSF POUNDS PER SQUARE FOOT  
PSI POUNDS PER SQUARE INCH  
PT PRESSURE TREATED  
PWR POWER CABINET  
QTY QUANTITY  
RAD RADIUS  
RECT RECTIFIER  
REF REFERENCE  
REINF REINFORCEMENT  
REQ'D REQUIRED  
RET REMOTE ELECTRIC TILT  
RF RADIO FREQUENCY  
RMC RIGID METALLIC CONDUIT  
RRH REMOTE RADIO HEAD  
RRU REMOTE RADIO UNIT  
RWY RACEWAY  
SCH SCHEDULE  
SHT SHEET  
SIAD SMART INTEGRATED ACCESS DEVICE  
SIM SIMILAR  
SPEC SPECIFICATION  
SQ SQUARE  
SS STAINLESS STEEL  
STD STANDARD  
STL STEEL  
TEMP TEMPORARY  
THK THICKNESS  
TMA TOWER MOUNTED AMPLIFIER  
TN TOE NAIL  
TOA TOP OF ANTENNA  
TOC TOP OF CURB  
TOF TOP OF FOUNDATION  
TOP TOP OF PLATE (PARAPET)  
TOS TOP OF STEEL  
TOW TOP OF WALL  
TVSS TRANSIENT VOLTAGE SURGE SUPPRESSION  
TYP TYPICAL  
UG UNDERGROUND  
UL UNDERWRITERS LABORATORY  
UNO UNLESS NOTED OTHERWISE  
UMTS UNIVERSAL MOBILE TELECOMMUNICATIONS SYSTEM  
UPS UNINTERRUPTIBLE POWER SYSTEM (DC POWER PLANT)  
VIF VERIFIED IN FIELD  
W WIDE  
W/ WITH  
WD WOOD  
WP WEATHERPROOF  
WT WEIGHT

ABBREVIATIONS

dish  
wireless.

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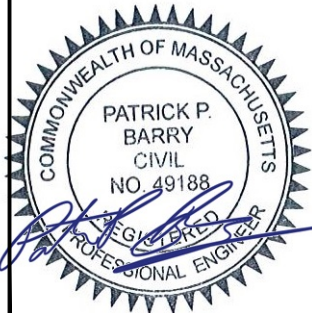
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SHEET TITLE  
LEGEND AND  
ABBREVIATIONS

SHEET NUMBER

GN-1

SIGN TYPES		
TYPE	COLOR	COLOR CODE PURPOSE
INFORMATION	GREEN	"INFORMATIONAL SIGN" TO NOTIFY OTHERS OF SITE OWNERSHIP & CONTACT NUMBER AND POTENTIAL RF EXPOSURE.
NOTICE	BLUE	"NOTICE BEYOND THIS POINT" RF FIELDS BEYOND THIS POINT MAY EXCEED THE FCC GENERAL PUBLIC EXPOSURE LIMIT. OBEY ALL POSTED SIGNS AND SITE GUIDELINES FOR WORKING IN RF ENVIRONMENTS. IN ACCORDANCE WITH FEDERAL COMMUNICATIONS COMMISSION RULES ON RADIO FREQUENCY EMISSIONS 47 CFR-1.1307(b)
CAUTION	YELLOW	"CAUTION BEYOND THIS POINT" RF FIELDS BEYOND THIS POINT MAY EXCEED THE FCC GENERAL PUBLIC EXPOSURE LIMIT. OBEY ALL POSTED SIGNS AND SITE GUIDELINES FOR WORKING IN RF ENVIRONMENTS. IN ACCORDANCE WITH FEDERAL COMMUNICATIONS COMMISSION RULES ON RADIO FREQUENCY EMISSIONS 47 CFR-1.1307(b)
WARNING	ORANGE/RED	"WARNING BEYOND THIS POINT" RF FIELDS AT THIS SITE EXCEED FCC RULES FOR HUMAN EXPOSURE. FAILURE TO OBEY ALL POSTED SIGNS AND SITE GUIDELINES FOR WORKING IN RF ENVIRONMENTS COULD RESULT IN SERIOUS INJURY. IN ACCORDANCE WITH FEDERAL COMMUNICATIONS COMMISSION RULES ON RADIO FREQUENCY EMISSIONS 47 CFR-1.1307(b)

SIGN PLACEMENT:

- RF SIGNAGE PLACEMENT SHALL FOLLOW THE RECOMMENDATIONS OF AN EXISTING EME REPORT, CREATED BY A THIRD PARTY PREVIOUSLY AUTHORIZED BY DISH Wireless L.L.C.
- INFORMATION SIGN (GREEN) SHALL BE LOCATED ON EXISTING DISH Wireless L.L.C. EQUIPMENT.
  - A) IF THE INFORMATION SIGN IS A STICKER, IT SHALL BE PLACED ON EXISTING DISH Wireless L.L.C. EQUIPMENT CABINET.
  - B) IF THE INFORMATION SIGN IS A METAL SIGN IT SHALL BE PLACED ON EXISTING DISH Wireless L.L.C. H-FRAME WITH A SECURE ATTACH METHOD.
- IF EME REPORT IS NOT AVAILABLE AT THE TIME OF CREATION OF CONSTRUCTION DOCUMENTS; PLEASE CONTACT DISH Wireless L.L.C. CONSTRUCTION MANAGER FOR FURTHER INSTRUCTION ON HOW TO PROCEED.

NOTES:

1. FOR DISH Wireless L.L.C. LOGO, SEE DISH Wireless L.L.C. DESIGN SPECIFICATIONS (PROVIDED BY DISH Wireless L.L.C.)
2. SITE ID SHALL BE APPLIED TO SIGNS USING "LASER ENGRAVING" OR ANY OTHER WEATHER RESISTANT METHOD (DISH Wireless L.L.C. APPROVAL REQUIRED)
3. TEXT FOR SIGNAGE SHALL INDICATE CORRECT SITE NAME AND NUMBER AS PER DISH Wireless L.L.C. CONSTRUCTION MANAGER RECOMMENDATIONS.
4. CABINET/SHELTER MOUNTING APPLICATION REQUIRES ANOTHER PLATE APPLIED TO THE FACE OF THE CABINET WITH WATER PROOF POLYURETHANE ADHESIVE
5. ALL SIGNS WILL BE SECURED WITH EITHER STAINLESS STEEL ZIP TIES OR STAINLESS STEEL TECH SCREWS
6. ALL SIGNS TO BE 8.5"x11" AND MADE WITH 0.04" OF ALUMINUM MATERIAL

# INFORMATION

This is an access point to an area with transmitting antennas.

Obey all signs and barriers beyond this point.  
Call the DISH Wireless L.L.C. NOC at 1-866-624-6874

Site ID: \_\_\_\_\_



THIS SIGN IS FOR REFERENCE PURPOSES ONLY

# NOTICE



Transmitting Antenna(s)

Radio frequency fields beyond this point **MAY EXCEED** the FCC Occupational exposure limit.

Obey all posted signs and site guidelines for working in radio frequency environments.

Call the DISH Wireless L.L.C. NOC at 1-866-624-6874 prior to working beyond this point.

Site ID: \_\_\_\_\_

THIS SIGN IS FOR REFERENCE PURPOSES ONLY

# CAUTION



Transmitting Antenna(s)

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Site ID: \_\_\_\_\_

THIS SIGN IS FOR REFERENCE PURPOSES ONLY

# WARNING



Transmitting Antenna(s)

Radio frequency fields beyond this point **EXCEED** the FCC Occupational exposure limit.

Obey all posted signs and site guidelines for working in radio frequency environments.

Call the DISH Wireless L.L.C. NOC at 1-866-624-6874 prior to working beyond this point.

Site ID: \_\_\_\_\_

THIS SIGN IS FOR REFERENCE PURPOSES ONLY

**dish**  
wireless.

5701 SOUTH SANTA FE DRIVE  
LITTLETON, CO 80120

**AMERICAN TOWER®**  
ATC TOWER SERVICES, LLC  
3500 REGENCY PARKWAY  
SUITE 100  
CARY, NC 27518  
PHONE: (919) 468-0112

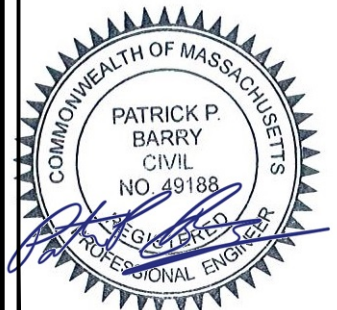
DRAWN BY: CHECKED BY: APPROVED BY:

JD SRF SRF

RFDS REV #: ----

## CONSTRUCTION DOCUMENTS

SUBMITTALS		
REV	DATE	DESCRIPTION
0	06/24/2022	ISSUED FOR CONSTRUCTION
1	10/11/2022	ADDRESS CHANGE
2	10/12/2022	PROPOSED WORK RED



IT IS A VIOLATION OF LAW FOR ANY PERSON, UNLESS THEY ARE ACTING UNDER THE DIRECTION OF A LICENSED PROFESSIONAL ENGINEER, TO ALTER THIS DOCUMENT.

A&E PROJECT NUMBER  
262364-13735650\_D3

DISH Wireless L.L.C.  
PROJECT INFORMATION  
BOBOS00016A  
47 C POND STREET  
BOXFORD, MA 01921

SHEET TITLE  
RF SIGNAGE

SHEET NUMBER  
**GN-2**

SITE ACTIVITY REQUIREMENTS:

1. NOTICE TO PROCEED – NO WORK SHALL COMMENCE PRIOR TO CONTRACTOR RECEIVING A WRITTEN NOTICE TO PROCEED (NTP) AND THE ISSUANCE OF A PURCHASE ORDER. PRIOR TO ACCESSING/ENTERING THE SITE YOU MUST CONTACT THE DISH Wireless L.L.C. AND TOWER OWNER NOC & THE DISH Wireless L.L.C. AND TOWER OWNER CONSTRUCTION MANAGER.
2. "LOOK UP" – DISH Wireless L.L.C. AND TOWER OWNER SAFETY CLIMB REQUIREMENT:  
  
THE INTEGRITY OF THE SAFETY CLIMB AND ALL COMPONENTS OF THE CLIMBING FACILITY SHALL BE CONSIDERED DURING ALL STAGES OF DESIGN, INSTALLATION, AND INSPECTION. TOWER MODIFICATION, MOUNT REINFORCEMENTS, AND/OR EQUIPMENT INSTALLATIONS SHALL NOT COMPROMISE THE INTEGRITY OR FUNCTIONAL USE OF THE SAFETY CLIMB OR ANY COMPONENTS OF THE CLIMBING FACILITY ON THE STRUCTURE. THIS SHALL INCLUDE, BUT NOT BE LIMITED TO: PINCHING OF THE WIRE ROPE, BENDING OF THE WIRE ROPE FROM ITS SUPPORTS, DIRECT CONTACT OR CLOSE PROXIMITY TO THE WIRE ROPE WHICH MAY CAUSE FRICTIONAL WEAR, IMPACT TO THE ANCHORAGE POINTS IN ANY WAY, OR TO IMPEDE/BLOCK ITS INTENDED USE. ANY COMPROMISED SAFETY CLIMB, INCLUDING EXISTING CONDITIONS MUST BE TAGGED OUT AND REPORTED TO YOUR DISH Wireless L.L.C. AND DISH Wireless L.L.C. AND TOWER OWNER POC OR CALL THE NOC TO GENERATE A SAFETY CLIMB MAINTENANCE AND CONTRACTOR NOTICE TICKET.
3. PRIOR TO THE START OF CONSTRUCTION, ALL REQUIRED JURISDICTIONAL PERMITS SHALL BE OBTAINED. THIS INCLUDES, BUT IS NOT LIMITED TO, BUILDING, ELECTRICAL, MECHANICAL, FIRE, FLOOD ZONE, ENVIRONMENTAL, AND ZONING. AFTER ONSITE ACTIVITIES AND CONSTRUCTION ARE COMPLETED, ALL REQUIRED PERMITS SHALL BE SATISFIED AND CLOSED OUT ACCORDING TO LOCAL JURISDICTIONAL REQUIREMENTS.
4. ALL CONSTRUCTION MEANS AND METHODS; INCLUDING BUT NOT LIMITED TO, ERECTION PLANS, RIGGING PLANS, CLIMBING PLANS, AND RESCUE PLANS SHALL BE THE RESPONSIBILITY OF THE GENERAL CONTRACTOR RESPONSIBLE FOR THE EXECUTION OF THE WORK CONTAINED HEREIN, AND SHALL MEET ANSI/ASSE A10.48 (LATEST EDITION); FEDERAL, STATE, AND LOCAL REGULATIONS; AND ANY APPLICABLE INDUSTRY CONSENSUS STANDARDS RELATED TO THE CONSTRUCTION ACTIVITIES BEING PERFORMED. ALL RIGGING PLANS SHALL ADHERE TO ANSI/ASSE A10.48 (LATEST EDITION) AND DISH Wireless L.L.C. AND TOWER OWNER STANDARDS, INCLUDING THE REQUIRED INVOLVEMENT OF A QUALIFIED ENGINEER FOR CLASS IV CONSTRUCTION, TO CERTIFY THE SUPPORTING STRUCTURE(S) IN ACCORDANCE WITH ANSI/TIA–322 (LATEST EDITION).
5. ALL SITE WORK TO COMPLY WITH DISH Wireless L.L.C. AND TOWER OWNER INSTALLATION STANDARDS FOR CONSTRUCTION ACTIVITIES ON DISH Wireless L.L.C. AND TOWER OWNER TOWER SITE AND LATEST VERSION OF ANSI/TIA–1019–A–2012 "STANDARD FOR INSTALLATION, ALTERATION, AND MAINTENANCE OF ANTENNA SUPPORTING STRUCTURES AND ANTENNAS."
6. IF THE SPECIFIED EQUIPMENT CAN NOT BE INSTALLED AS SHOWN ON THESE DRAWINGS, THE CONTRACTOR SHALL PROPOSE AN ALTERNATIVE INSTALLATION FOR APPROVAL BY DISH Wireless L.L.C. AND TOWER OWNER PRIOR TO PROCEEDING WITH ANY SUCH CHANGE OF INSTALLATION.
7. ALL MATERIALS FURNISHED AND INSTALLED SHALL BE IN STRICT ACCORDANCE WITH ALL APPLICABLE CODES, REGULATIONS AND ORDINANCES. CONTRACTOR SHALL ISSUE ALL APPROPRIATE NOTICES AND COMPLY WITH ALL LAWS, ORDINANCES, RULES, REGULATIONS AND LAWFUL ORDERS OF ANY PUBLIC AUTHORITY REGARDING THE PERFORMANCE OF THE WORK. ALL WORK CARRIED OUT SHALL COMPLY WITH ALL APPLICABLE MUNICIPAL AND UTILITY COMPANY SPECIFICATIONS AND LOCAL JURISDICTIONAL CODES, ORDINANCES AND APPLICABLE REGULATIONS.
8. THE CONTRACTOR SHALL INSTALL ALL EQUIPMENT AND MATERIALS IN ACCORDANCE WITH MANUFACTURER’S RECOMMENDATIONS UNLESS SPECIFICALLY STATED OTHERWISE.
9. THE CONTRACTOR SHALL CONTACT UTILITY LOCATING SERVICES INCLUDING PRIVATE LOCATES SERVICES PRIOR TO THE START OF CONSTRUCTION.
10. ALL EXISTING ACTIVE SEWER, WATER, GAS, ELECTRIC AND OTHER UTILITIES WHERE ENCOUNTERED IN THE WORK, SHALL BE PROTECTED AT ALL TIMES AND WHERE REQUIRED FOR THE PROPER EXECUTION OF THE WORK, SHALL BE RELOCATED AS DIRECTED BY CONTRACTOR. EXTREME CAUTION SHOULD BE USED BY THE CONTRACTOR WHEN EXCAVATING OR DRILLING PIERS AROUND OR NEAR UTILITIES. CONTRACTOR SHALL PROVIDE SAFETY TRAINING FOR THE WORKING CREW. THIS WILL INCLUDE BUT NOT BE LIMITED TO A) FALL PROTECTION B) CONFINED SPACE C) ELECTRICAL SAFETY D) TRENCHING AND EXCAVATION E) CONSTRUCTION SAFETY PROCEDURES.
11. ALL SITE WORK SHALL BE AS INDICATED ON THE STAMPED CONSTRUCTION DRAWINGS AND DISH PROJECT SPECIFICATIONS, LATEST APPROVED REVISION.
12. CONTRACTOR SHALL KEEP THE SITE FREE FROM ACCUMULATING WASTE MATERIAL, DEBRIS, AND TRASH AT THE COMPLETION OF THE WORK. IF NECESSARY, RUBBISH, STUMPS, DEBRIS, STICKS, STONES AND OTHER REFUSE SHALL BE REMOVED FROM THE SITE AND DISPOSED OF LEGALLY.
13. ALL EXISTING INACTIVE SEWER, WATER, GAS, ELECTRIC AND OTHER UTILITIES, WHICH INTERFERE WITH THE EXECUTION OF THE WORK, SHALL BE REMOVED AND/OR CAPPED, PLUGGED OR OTHERWISE DISCONTINUED AT POINTS WHICH WILL NOT INTERFERE WITH THE EXECUTION OF THE WORK, SUBJECT TO THE APPROVAL OF DISH Wireless L.L.C. AND TOWER OWNER, AND/OR LOCAL UTILITIES.
14. THE CONTRACTOR SHALL PROVIDE SITE SIGNAGE IN ACCORDANCE WITH THE TECHNICAL SPECIFICATION FOR SITE SIGNAGE REQUIRED BY LOCAL JURISDICTION AND SIGNAGE REQUIRED ON INDIVIDUAL PIECES OF EQUIPMENT, ROOMS, AND SHELTERS.
15. THE SITE SHALL BE GRADED TO CAUSE SURFACE WATER TO FLOW AWAY FROM THE CARRIER’S EQUIPMENT AND TOWER AREAS.
16. THE SUB GRADE SHALL BE COMPACTED AND BROUGHT TO A SMOOTH UNIFORM GRADE PRIOR TO FINISHED SURFACE APPLICATION.
17. THE AREAS OF THE OWNERS PROPERTY DISTURBED BY THE WORK AND NOT COVERED BY THE TOWER, EQUIPMENT OR DRIVEWAY, SHALL BE GRADED TO A UNIFORM SLOPE, AND STABILIZED TO PREVENT EROSION AS SPECIFIED ON THE CONSTRUCTION DRAWINGS AND/OR PROJECT SPECIFICATIONS.
18. CONTRACTOR SHALL MINIMIZE DISTURBANCE TO EXISTING SITE DURING CONSTRUCTION. EROSION CONTROL MEASURES, IF REQUIRED DURING CONSTRUCTION, SHALL BE IN CONFORMANCE WITH THE LOCAL GUIDELINES FOR EROSION AND SEDIMENT CONTROL.
19. THE CONTRACTOR SHALL PROTECT EXISTING IMPROVEMENTS, PAVEMENTS, CURBS, LANDSCAPING AND STRUCTURES. ANY DAMAGED PART SHALL BE REPAIRED AT CONTRACTOR’S EXPENSE TO THE SATISFACTION OF OWNER.
20. CONTRACTOR SHALL LEGALLY AND PROPERLY DISPOSE OF ALL SCRAP MATERIALS SUCH AS COAXIAL CABLES AND OTHER ITEMS REMOVED FROM THE EXISTING FACILITY. ANTENNAS AND RADIOS REMOVED SHALL BE RETURNED TO THE OWNER’S DESIGNATED LOCATION.
21. CONTRACTOR SHALL LEAVE PREMISES IN CLEAN CONDITION. TRASH AND DEBRIS SHOULD BE REMOVED FROM SITE ON A DAILY BASIS.
22. NO FILL OR EMBANKMENT MATERIAL SHALL BE PLACED ON FROZEN GROUND. FROZEN MATERIALS, SNOW OR ICE SHALL NOT BE PLACED IN ANY FILL OR EMBANKMENT.

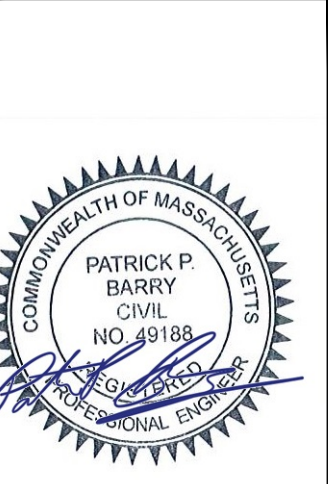
GENERAL NOTES:

- 1.FOR THE PURPOSE OF CONSTRUCTION DRAWING, THE FOLLOWING DEFINITIONS SHALL APPLY:  
  
CONTRACTOR:GENERAL CONTRACTOR RESPONSIBLE FOR CONSTRUCTION  
  
CARRIER:DISH Wireless L.L.C.  
  
TOWER OWNER:TOWER OWNER
2. THESE DRAWINGS HAVE BEEN PREPARED USING STANDARDS OF PROFESSIONAL CARE AND COMPLETENESS NORMALLY EXERCISED UNDER SIMILAR CIRCUMSTANCES BY REPUTABLE ENGINEERS IN THIS OR SIMILAR LOCALITIES. IT IS ASSUMED THAT THE WORK DEPICTED WILL BE PERFORMED BY AN EXPERIENCED CONTRACTOR AND/OR WORKPEOPLE WHO HAVE A WORKING KNOWLEDGE OF THE APPLICABLE CODE STANDARDS AND REQUIREMENTS AND OF INDUSTRY ACCEPTED STANDARD GOOD PRACTICE. AS NOT EVERY CONDITION OR ELEMENT IS (OR CAN BE) EXPLICITLY SHOWN ON THESE DRAWINGS, THE CONTRACTOR SHALL USE INDUSTRY ACCEPTED STANDARD GOOD PRACTICE FOR MISCELLANEOUS WORK NOT EXPLICITLY SHOWN.
3. THESE DRAWINGS REPRESENT THE FINISHED STRUCTURE. THEY DO NOT INDICATE THE MEANS OR METHODS OF CONSTRUCTION. THE CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR THE CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES, AND PROCEDURES. THE CONTRACTOR SHALL PROVIDE ALL MEASURES NECESSARY FOR PROTECTION OF LIFE AND PROPERTY DURING CONSTRUCTION. SUCH MEASURES SHALL INCLUDE, BUT NOT BE LIMITED TO, BRACING, FORMWORK, SHORING, ETC. SITE VISITS BY THE ENGINEER OR HIS REPRESENTATIVE WILL NOT INCLUDE INSPECTION OF THESE ITEMS AND IS FOR STRUCTURAL OBSERVATION OF THE FINISHED STRUCTURE ONLY.
4. NOTES AND DETAILS IN THE CONSTRUCTION DRAWINGS SHALL TAKE PRECEDENCE OVER GENERAL NOTES AND TYPICAL DETAILS. WHERE NO DETAILS ARE SHOWN, CONSTRUCTION SHALL CONFORM TO SIMILAR WORK ON THE PROJECT, AND/OR AS PROVIDED FOR IN THE CONTRACT DOCUMENTS. WHERE DISCREPANCIES OCCUR BETWEEN PLANS, DETAILS, GENERAL NOTES, AND SPECIFICATIONS, THE GREATER, MORE STRICT REQUIREMENTS, SHALL GOVERN. IF FURTHER CLARIFICATION IS REQUIRED CONTACT THE ENGINEER OF RECORD.
5. SUBSTANTIAL EFFORT HAS BEEN MADE TO PROVIDE ACCURATE DIMENSIONS AND MEASUREMENTS ON THE DRAWINGS TO ASSIST IN THE FABRICATION AND/OR PLACEMENT OF CONSTRUCTION ELEMENTS BUT IT IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR TO FIELD VERIFY THE DIMENSIONS, MEASUREMENTS, AND/OR CLEARANCES SHOWN IN THE CONSTRUCTION DRAWINGS PRIOR TO FABRICATION OR CUTTING OF ANY NEW OR EXISTING CONSTRUCTION ELEMENTS. IF IT IS DETERMINED THAT THERE ARE DISCREPANCIES AND/OR CONFLICTS WITH THE CONSTRUCTION DRAWINGS THE ENGINEER OF RECORD IS TO BE NOTIFIED AS SOON AS POSSIBLE.
6. PRIOR TO THE SUBMISSION OF BIDS, THE BIDDING CONTRACTOR SHALL VISIT THE CELL SITE TO FAMILIARIZE WITH THE EXISTING CONDITIONS AND TO CONFIRM THAT THE WORK CAN BE ACCOMPLISHED AS SHOWN ON THE CONSTRUCTION DRAWINGS. ANY DISCREPANCY FOUND SHALL BE BROUGHT TO THE ATTENTION OF CARRIER POC AND TOWER OWNER.
7. ALL MATERIALS FURNISHED AND INSTALLED SHALL BE IN STRICT ACCORDANCE WITH ALL APPLICABLE CODES, REGULATIONS AND ORDINANCES. CONTRACTOR SHALL ISSUE ALL APPROPRIATE NOTICES AND COMPLY WITH ALL LAWS, ORDINANCES, RULES, REGULATIONS AND LAWFUL ORDERS OF ANY PUBLIC AUTHORITY REGARDING THE PERFORMANCE OF THE WORK. ALL WORK CARRIED OUT SHALL COMPLY WITH ALL APPLICABLE MUNICIPAL AND UTILITY COMPANY SPECIFICATIONS AND LOCAL JURISDICTIONAL CODES, ORDINANCES AND APPLICABLE REGULATIONS.
8. UNLESS NOTED OTHERWISE, THE WORK SHALL INCLUDE FURNISHING MATERIALS, EQUIPMENT, APPURTENANCES AND LABOR NECESSARY TO COMPLETE ALL INSTALLATIONS AS INDICATED ON THE DRAWINGS.
9. THE CONTRACTOR SHALL INSTALL ALL EQUIPMENT AND MATERIALS IN ACCORDANCE WITH MANUFACTURER’S RECOMMENDATIONS UNLESS SPECIFICALLY STATED OTHERWISE.
10. IF THE SPECIFIED EQUIPMENT CAN NOT BE INSTALLED AS SHOWN ON THESE DRAWINGS, THE CONTRACTOR SHALL PROPOSE AN ALTERNATIVE INSTALLATION FOR APPROVAL BY THE CARRIER AND TOWER OWNER PRIOR TO PROCEEDING WITH ANY SUCH CHANGE OF INSTALLATION.
11. CONTRACTOR IS TO PERFORM A SITE INVESTIGATION, BEFORE SUBMITTING BIDS, TO DETERMINE THE BEST ROUTING OF ALL CONDUITS FOR POWER, AND TELCO AND FOR GROUNDING CABLES AS SHOWN IN THE POWER, TELCO, AND GROUNDING PLAN DRAWINGS.
12. THE CONTRACTOR SHALL PROTECT EXISTING IMPROVEMENTS, PAVEMENTS, CURBS, LANDSCAPING AND STRUCTURES. ANY DAMAGED PART SHALL BE REPAIRED AT CONTRACTOR’S EXPENSE TO THE SATISFACTION OF DISH Wireless L.L.C. AND TOWER OWNER
13. CONTRACTOR SHALL LEGALLY AND PROPERLY DISPOSE OF ALL SCRAP MATERIALS SUCH AS COAXIAL CABLES AND OTHER ITEMS REMOVED FROM THE EXISTING FACILITY. ANTENNAS REMOVED SHALL BE RETURNED TO THE OWNER’S DESIGNATED LOCATION.
14. CONTRACTOR SHALL LEAVE PREMISES IN CLEAN CONDITION. TRASH AND DEBRIS SHOULD BE REMOVED FROM SITE ON A DAILY BASIS.



DRAWN BY:	CHECKED BY:	APPROVED BY:
JD	SRF	SRF
RFDS REV #:		----

CONSTRUCTION DOCUMENTS		
SUBMITTALS		
REV	DATE	DESCRIPTION
0	06/24/2022	ISSUED FOR CONSTRUCTION
1	10/11/2022	ADDRESS CHANGE
2	10/12/2022	PROPOSED WORK RED



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A&E PROJECT NUMBER  
262364–13735650\_D3

DISH Wireless L.L.C.  
PROJECT INFORMATION  
BOBOS00016A  
47 C POND STREET  
BOXFORD, MA 01921

SHEET TITLE  
GENERAL NOTES

SHEET NUMBER  
GN-3



CONCRETE, FOUNDATIONS, AND REINFORCING STEEL:

1. ALL CONCRETE WORK SHALL BE IN ACCORDANCE WITH THE ACI 301, ACI 318, ACI 336, ASTM A184, ASTM A185 AND THE DESIGN AND CONSTRUCTION SPECIFICATION FOR CAST-IN-PLACE CONCRETE.
2. UNLESS NOTED OTHERWISE, SOIL BEARING PRESSURE USED FOR DESIGN OF SLABS AND FOUNDATIONS IS ASSUMED TO BE 1000 psf.
3. ALL CONCRETE SHALL HAVE A MINIMUM COMPRESSIVE STRENGTH (f'c) OF 3000 psi AT 28 DAYS, UNLESS NOTED OTHERWISE. NO MORE THAN 90 MINUTES SHALL ELAPSE FROM BATCH TIME TO TIME OF PLACEMENT UNLESS APPROVED BY THE ENGINEER OF RECORD. TEMPERATURE OF CONCRETE SHALL NOT EXCEED 90°f AT TIME OF PLACEMENT.
4. CONCRETE EXPOSED TO FREEZE-THAW CYCLES SHALL CONTAIN AIR ENTRAINING ADMIXTURES. AMOUNT OF AIR ENTRAINMENT TO BE BASED ON SIZE OF AGGREGATE AND F3 CLASS EXPOSURE (VERY SEVERE). CEMENT USED TO BE TYPE II PORTLAND CEMENT WITH A MAXIMUM WATER-TO-CEMENT RATIO (W/C) OF 0.45.
5. ALL STEEL REINFORCING SHALL CONFORM TO ASTM A615. ALL WELDED WIRE FABRIC (WWF) SHALL CONFORM TO ASTM A185. ALL SPLICES SHALL BE CLASS "B" TENSION SPLICES, UNLESS NOTED OTHERWISE. ALL HOOKS SHALL BE STANDARD 90 DEGREE HOOKS, UNLESS NOTED OTHERWISE. YIELD STRENGTH (Fy) OF STANDARD DEFORMED BARS ARE AS FOLLOWS:  
#4 BARS AND SMALLER 40 ksi  
#5 BARS AND LARGER 60 ksi
6. THE FOLLOWING MINIMUM CONCRETE COVER SHALL BE PROVIDED FOR REINFORCING STEEL UNLESS SHOWN OTHERWISE ON DRAWINGS:

• CONCRETE CAST AGAINST AND PERMANENTLY EXPOSED TO EARTH 3"

• CONCRETE EXPOSED TO EARTH OR WEATHER:

• #6 BARS AND LARGER 2"

• #5 BARS AND SMALLER 1-1/2"

• CONCRETE NOT EXPOSED TO EARTH OR WEATHER:

• SLAB AND WALLS 3/4"

• BEAMS AND COLUMNS 1-1/2"

7. A TOOLED EDGE OR A 3/4" CHAMFER SHALL BE PROVIDED AT ALL EXPOSED EDGES OF CONCRETE, UNLESS NOTED OTHERWISE, IN ACCORDANCE WITH ACI 301 SECTION 4.2.4.
- ELECTRICAL INSTALLATION NOTES:
1. ALL ELECTRICAL WORK SHALL BE PERFORMED IN ACCORDANCE WITH THE PROJECT SPECIFICATIONS, NEC AND ALL APPLICABLE FEDERAL, STATE, AND LOCAL CODES/ORDINANCES.

2. CONDUIT ROUTINGS ARE SCHEMATIC. CONTRACTOR SHALL INSTALL CONDUITS SO THAT ACCESS TO EQUIPMENT IS NOT BLOCKED AND TRIP HAZARDS ARE ELIMINATED.

3. WIRING, RACEWAY AND SUPPORT METHODS AND MATERIALS SHALL COMPLY WITH THE REQUIREMENTS OF THE NEC.

4. ALL CIRCUITS SHALL BE SEGREGATED AND MAINTAIN MINIMUM CABLE SEPARATION AS REQUIRED BY THE NEC.

4.1. ALL EQUIPMENT SHALL BEAR THE UNDERWRITERS LABORATORIES LABEL OF APPROVAL, AND SHALL CONFORM TO REQUIREMENT OF THE NATIONAL ELECTRICAL CODE.

4.2. ALL OVERCURRENT DEVICES SHALL HAVE AN INTERRUPTING CURRENT RATING THAT SHALL BE GREATER THAN THE SHORT CIRCUIT CURRENT TO WHICH THEY ARE SUBJECTED, 22,000 AIC MINIMUM. VERIFY AVAILABLE SHORT CIRCUIT CURRENT DOES NOT EXCEED THE RATING OF ELECTRICAL EQUIPMENT IN ACCORDANCE WITH ARTICLE 110.24 NEC OR THE MOST CURRENT ADOPTED CODE PRE THE GOVERNING JURISDICTION.

5. EACH END OF EVERY POWER PHASE CONDUCTOR, GROUNDING CONDUCTOR, AND TELCO CONDUCTOR OR CABLE SHALL BE LABELED WITH COLOR-CODED INSULATION OR ELECTRICAL TAPE (3M BRAND, 1/2" PLASTIC ELECTRICAL TAPE WITH UV PROTECTION, OR EQUAL). THE IDENTIFICATION METHOD SHALL CONFORM WITH NEC AND OSHA.

6. ALL ELECTRICAL COMPONENTS SHALL BE CLEARLY LABELED WITH LAMICOID TAGS SHOWING THEIR RATED VOLTAGE, PHASE CONFIGURATION, WIRE CONFIGURATION, POWER OR AMPACITY RATING AND BRANCH CIRCUIT ID NUMBERS (i.e. PANEL BOARD AND CIRCUIT ID'S).

7. PANEL BOARDS (ID NUMBERS) SHALL BE CLEARLY LABELED WITH PLASTIC LABELS.

8. TIE WRAPS ARE NOT ALLOWED.

9. ALL POWER AND EQUIPMENT GROUND WIRING IN TUBING OR CONDUIT SHALL BE SINGLE COPPER CONDUCTOR (#14 OR LARGER) WITH TYPE THHW, THWN, THWN-2, XHHW, XHHW-2, THW, THW-2, RHW, OR RHW-2 INSULATION UNLESS OTHERWISE SPECIFIED.

10. SUPPLEMENTAL EQUIPMENT GROUND WIRING LOCATED INDOORS SHALL BE SINGLE COPPER CONDUCTOR (#6 OR LARGER) WITH TYPE THHW, THWN, THWN-2, XHHW, XHHW-2, THW, THW-2, RHW, OR RHW-2 INSULATION UNLESS OTHERWISE SPECIFIED.

11. POWER AND CONTROL WIRING IN FLEXIBLE CORD SHALL BE MULTI-CONDUCTOR, TYPE SOOW CORD (#14 OR LARGER) UNLESS OTHERWISE SPECIFIED.

12. POWER AND CONTROL WIRING FOR USE IN CABLE TRAY SHALL BE MULTI-CONDUCTOR, TYPE TC CABLE (#14 OR LARGER), WITH TYPE THHW, THWN, THWN-2, XHHW, XHHW-2, THW, THW-2, RHW, OR RHW-2 INSULATION UNLESS OTHERWISE SPECIFIED.

13. ALL POWER AND GROUNDING CONNECTIONS SHALL BE CRIMP-STYLE, COMPRESSION WIRE LUGS AND WIRE NUTS BY THOMAS AND BETTS (OR EQUAL). LUGS AND WIRE NUTS SHALL BE RATED FOR OPERATION NOT LESS THAN 75° C (90° C IF AVAILABLE).

14. RACEWAY AND CABLE TRAY SHALL BE LISTED OR LABELED FOR ELECTRICAL USE IN ACCORDANCE WITH NEMA, UL, ANSI/IEEE AND NEC.

15. ELECTRICAL METALLIC TUBING (EMT), INTERMEDIATE METAL CONDUIT (IMC), OR RIGID METAL CONDUIT (RMC) SHALL BE USED FOR EXPOSED INDOOR LOCATIONS.
16. ELECTRICAL METALLIC TUBING (EMT) OR METAL-CLAD CABLE (MC) SHALL BE USED FOR CONCEALED INDOOR LOCATIONS.

17. SCHEDULE 40 PVC UNDERGROUND ON STRAIGHTS AND SCHEDULE 80 PVC FOR ALL ELBOWS/90s AND ALL APPROVED ABOVE GRADE PVC CONDUIT.

18. LIQUID-TIGHT FLEXIBLE METALLIC CONDUIT (LIQUID-TITE FLEX) SHALL BE USED INDOORS AND OUTDOORS, WHERE VIBRATION OCCURS OR FLEXIBILITY IS NEEDED.

19. CONDUIT AND TUBING FITTINGS SHALL BE THREADED OR COMPRESSION-TYPE AND APPROVED FOR THE LOCATION USED. SET SCREW FITTINGS ARE NOT ACCEPTABLE.

20. CABINETS, BOXES AND WIRE WAYS SHALL BE LABELED FOR ELECTRICAL USE IN ACCORDANCE WITH NEMA, UL, ANSI/IEEE AND THE NEC.

21. WIREWAYS SHALL BE METAL WITH AN ENAMEL FINISH AND INCLUDE A HINGED COVER, DESIGNED TO SWING OPEN DOWNWARDS (WIREMOLD SPECMATE WIREWAY).

22. SLOTTED WIRING DUCT SHALL BE PVC AND INCLUDE COVER (PANDUIT TYPE E OR EQUAL).

23. CONDUITS SHALL BE FASTENED SECURELY IN PLACE WITH APPROVED NON-PERFORATED STRAPS AND HANGERS. EXPLOSIVE DEVICES (i.e. POWDER-ACTUATED) FOR ATTACHING HANGERS TO STRUCTURE WILL NOT BE PERMITTED. CLOSELY FOLLOW THE LINES OF THE STRUCTURE, MAINTAIN CLOSE PROXIMITY TO THE STRUCTURE AND KEEP CONDUITS IN TIGHT ENVELOPES. CHANGES IN DIRECTION TO ROUTE AROUND OBSTACLES SHALL BE MADE WITH CONDUIT OUTLET BODIES. CONDUIT SHALL BE INSTALLED IN A NEAT AND WORKMANLIKE MANNER. PARALLEL AND PERPENDICULAR TO STRUCTURE WALL AND CEILING LINES. ALL CONDUIT SHALL BE FISHED TO CLEAR OBSTRUCTIONS. ENDS OF CONDUITS SHALL BE TEMPORARILY CAPPED FLUSH TO FINISH GRADE TO PREVENT CONCRETE, PLASTER OR DIRT FROM ENTERING. CONDUITS SHALL BE RIGIDLY CLAMPED TO BOXES BY GALVANIZED MALLEABLE IRON BUSHING ON INSIDE AND GALVANIZED MALLEABLE IRON LOCKNUT ON OUTSIDE AND INSIDE.

24. EQUIPMENT CABINETS, TERMINAL BOXES, JUNCTION BOXES AND PULL BOXES SHALL BE GALVANIZED OR EPOXY-COATED SHEET STEEL. SHALL MEET OR EXCEED UL 50 AND BE RATED NEMA 1 (OR BETTER) FOR INTERIOR LOCATIONS AND NEMA 3 (OR BETTER) FOR EXTERIOR LOCATIONS.

25. METAL RECEPTACLE, SWITCH AND DEVICE BOXES SHALL BE GALVANIZED, EPOXY-COATED OR NON-CORRODING; SHALL MEET OR EXCEED UL 514A AND NEMA OS 1 AND BE RATED NEMA 1 (OR BETTER) FOR INTERIOR LOCATIONS AND WEATHER PROTECTED (WP OR BETTER) FOR EXTERIOR LOCATIONS.

26. NONMETALLIC RECEPTACLE, SWITCH AND DEVICE BOXES SHALL MEET OR EXCEED NEMA OS 2 (NEWEST REVISION) AND BE RATED NEMA 1 (OR BETTER) FOR INTERIOR LOCATIONS AND WEATHER PROTECTED (WP OR BETTER) FOR EXTERIOR LOCATIONS.

27. THE CONTRACTOR SHALL NOTIFY AND OBTAIN NECESSARY AUTHORIZATION FROM THE CARRIER AND/OR DISH Wireless L.L.C. AND TOWER OWNER BEFORE COMMENCING WORK ON THE AC POWER DISTRIBUTION PANELS.

28. THE CONTRACTOR SHALL PROVIDE NECESSARY TAGGING ON THE BREAKERS, CABLES AND DISTRIBUTION PANELS IN ACCORDANCE WITH THE APPLICABLE CODES AND STANDARDS TO SAFEGUARD LIFE AND PROPERTY.

29. INSTALL LAMICOID LABEL ON THE METER CENTER TO SHOW "DISH Wireless L.L.C.".

30. ALL EMPTY/SPARE CONDUITS THAT ARE INSTALLED ARE TO HAVE A METERED MULE TAPE PULL CORD INSTALLED.
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|-------------|-------------|--------------|
| DRAWN BY:   | CHECKED BY: | APPROVED BY: |
| JD          | SRF         | SRF          |
| RFDS REV #: |             | ----         |
- | CONSTRUCTION DOCUMENTS |            |                         |
|------------------------|------------|-------------------------|
| SUBMITTALS             |            |                         |
| REV                    | DATE       | DESCRIPTION             |
| 0                      | 06/24/2022 | ISSUED FOR CONSTRUCTION |
| 1                      | 10/11/2022 | ADDRESS CHANGE          |
| 2                      | 10/12/2022 | PROPOSED WORK RED       |
|                        |            |                         |
|                        |            |                         |
|                        |            |                         |
|                        |            |                         |
- 
- IT IS A VIOLATION OF LAW FOR ANY PERSON, UNLESS THEY ARE ACTING UNDER THE DIRECTION OF A LICENSED PROFESSIONAL ENGINEER, TO ALTER THIS DOCUMENT.
- A&E PROJECT NUMBER  
262364-13735650\_D3
- DISH Wireless L.L.C.  
PROJECT INFORMATION  
BOBOS00016A  
47 C POND STREET  
BOXFORD, MA 01921
- SHEET TITLE  
GENERAL NOTES
- SHEET NUMBER  
GN-4

GROUNDING NOTES:

1. ALL GROUND ELECTRODE SYSTEMS (INCLUDING TELECOMMUNICATION, RADIO, LIGHTNING PROTECTION AND AC POWER GES’S) SHALL BE BONDED TOGETHER AT OR BELOW GRADE, BY TWO OR MORE COPPER BONDING CONDUCTORS IN ACCORDANCE WITH THE NEC.
2. THE CONTRACTOR SHALL PERFORM IEEE FALL–OF–POTENTIAL RESISTANCE TO EARTH TESTING (PER IEEE 1100 AND 81) FOR GROUND ELECTRODE SYSTEMS, THE CONTRACTOR SHALL FURNISH AND INSTALL SUPPLEMENTAL GROUND ELECTRODES AS NEEDED TO ACHIEVE A TEST RESULT OF 5 OHMS OR LESS.
3. THE CONTRACTOR IS RESPONSIBLE FOR PROPERLY SEQUENCING GROUNDING AND UNDERGROUND CONDUIT INSTALLATION AS TO PREVENT ANY LOSS OF CONTINUITY IN THE GROUNDING SYSTEM OR DAMAGE TO THE CONDUIT AND PROVIDE TESTING RESULTS.
4. METAL CONDUIT AND TRAY SHALL BE GROUNDED AND MADE ELECTRICALLY CONTINUOUS WITH LISTED BONDING FITTINGS OR BY BONDING ACROSS THE DISCONTINUITY WITH #6 COPPER WIRE UL APPROVED GROUNDING TYPE CONDUIT CLAMPS.
5. METAL RACEWAY SHALL NOT BE USED AS THE NEC REQUIRED EQUIPMENT GROUND CONDUCTOR. STRANDED COPPER CONDUCTORS WITH GREEN INSULATION, SIZED IN ACCORDANCE WITH THE NEC, SHALL BE FURNISHED AND INSTALLED WITH THE POWER CIRCUITS TO BTS EQUIPMENT.
6. EACH CABINET FRAME SHALL BE DIRECTLY CONNECTED TO THE MASTER GROUND BAR WITH GREEN INSULATED SUPPLEMENTAL EQUIPMENT GROUND WIRES, #6 STRANDED COPPER OR LARGER FOR INDOOR BTS; #2 BARE SOLID TINNED COPPER FOR OUTDOOR BTS.
7. CONNECTIONS TO THE GROUND BUS SHALL NOT BE DOUBLED UP OR STACKED BACK TO BACK CONNECTIONS ON OPPOSITE SIDE OF THE GROUND BUS ARE PERMITTED.
8. ALL EXTERIOR GROUND CONDUCTORS BETWEEN EQUIPMENT/GROUND BARS AND THE GROUND RING SHALL BE #2 SOLID TINNED COPPER UNLESS OTHERWISE INDICATED.
9. ALUMINUM CONDUCTOR OR COPPER CLAD STEEL CONDUCTOR SHALL NOT BE USED FOR GROUNDING CONNECTIONS.
10. USE OF 90° BENDS IN THE PROTECTION GROUNDING CONDUCTORS SHALL BE AVOIDED WHEN 45° BENDS CAN BE ADEQUATELY SUPPORTED.
11. EXOTHERMIC WELDS SHALL BE USED FOR ALL GROUNDING CONNECTIONS BELOW GRADE.
12. ALL GROUND CONNECTIONS ABOVE GRADE (INTERIOR AND EXTERIOR) SHALL BE FORMED USING HIGH PRESS CRIMPS.
13. COMPRESSION GROUND CONNECTIONS MAY BE REPLACED BY EXOTHERMIC WELD CONNECTIONS.
14. ICE BRIDGE BONDING CONDUCTORS SHALL BE EXOTHERMICALLY BONDED OR BOLTED TO THE BRIDGE AND THE TOWER GROUND BAR.
15. APPROVED ANTIOXIDANT COATINGS (i.e. CONDUCTIVE GEL OR PASTE) SHALL BE USED ON ALL COMPRESSION AND BOLTED GROUND CONNECTIONS.
16. ALL EXTERIOR GROUND CONNECTIONS SHALL BE COATED WITH A CORROSION RESISTANT MATERIAL.
17. MISCELLANEOUS ELECTRICAL AND NON–ELECTRICAL METAL BOXES, FRAMES AND SUPPORTS SHALL BE BONDED TO THE GROUND RING, IN ACCORDANCE WITH THE NEC.
18. BOND ALL METALLIC OBJECTS WITHIN 6 ft OF MAIN GROUND RING WITH (1) #2 BARE SOLID TINNED COPPER GROUND CONDUCTOR.
19. GROUND CONDUCTORS USED FOR THE FACILITY GROUNDING AND LIGHTNING PROTECTION SYSTEMS SHALL NOT BE ROUTED THROUGH METALLIC OBJECTS THAT FORM A RING AROUND THE CONDUCTOR, SUCH AS METALLIC CONDUITS, METAL SUPPORT CLIPS OR SLEEVES THROUGH WALLS OR FLOORS. WHEN IT IS REQUIRED TO BE HOUSED IN CONDUIT TO MEET CODE REQUIREMENTS OR LOCAL CONDITIONS, NON–METALLIC MATERIAL SUCH AS PVC CONDUIT SHALL BE USED. WHERE USE OF METAL CONDUIT IS UNAVOIDABLE (i.e., NONMETALLIC CONDUIT PROHIBITED BY LOCAL CODE) THE GROUND CONDUCTOR SHALL BE BONDED TO EACH END OF THE METAL CONDUIT.
20. ALL GROUNDS THAT TRANSITION FROM BELOW GRADE TO ABOVE GRADE MUST BE #2 BARE SOLID TINNED COPPER IN 3/4” NON–METALLIC, FLEXIBLE CONDUIT FROM 24” BELOW GRADE TO WITHIN 3” TO 6” OF CAD–WELD TERMINATION POINT. THE EXPOSED END OF THE CONDUIT MUST BE SEALED WITH SILICONE CAULK. (ADD TRANSITIONING GROUND STANDARD DETAIL AS WELL).
21. BUILDINGS WHERE THE MAIN GROUNDING CONDUCTORS ARE REQUIRED TO BE ROUTED TO GRADE, THE CONTRACTOR SHALL ROUTE TWO GROUNDING CONDUCTORS FROM THE ROOFTOP, TOWERS, AND WATER TOWERS GROUNDING RING, TO THE EXISTING GROUNDING SYSTEM, THE GROUNDING CONDUCTORS SHALL NOT BE SMALLER THAN 2/0 COPPER. ROOFTOP GROUNDING RING SHALL BE BONDED TO THE EXISTING GROUNDING SYSTEM, THE BUILDING STEEL COLUMNS, LIGHTNING PROTECTION SYSTEM, AND BUILDING MAIN WATER LINE (FERROUS OR NONFERROUS METAL PIPING ONLY). DO NOT ATTACH GROUNDING TO FIRE SPRINKLER SYSTEM PIPES.

STRUCTURAL STEEL NOTES:

1. STRUCTURAL STEEL SHALL CONFORM TO THE LATEST EDITION OF THE AISC “SPECIFICATION FOR THE DESIGN, FABRICATION AND ERECTION OF STRUCTURAL STEEL FOR BUILDINGS.”
2. STRUCTURAL STEEL ROLLED SHAPES, PLATES AND BARS SHALL CONFORM TO THE FOLLOWING ASTM DESIGNATIONS:

A. ASTM A–572, GRADE 50 – ALL W SHAPES, UNLESS NOTED OR A992 OTHERWISE

B. ASTM A–36 – ALL OTHER ROLLED SHAPES, PLATES AND BARS UNLESS NOTED OTHERWISE.

C. ASTM A–500, GRADE B – HSS SECTION (SQUARE, RECTANGULAR, AND ROUND)

D. ASTM A–325, TYPE SC OR N – ALL BOLTS FOR CONNECTING STRUCTURAL MEMBERS

E. ASTM F–1554 07 – ALL ANCHOR BOLTS, UNLESS NOTED OTHERWISE
3. ALL EXPOSED STRUCTURAL STEEL MEMBERS SHALL BE HOT–DIPPED GALVANIZED AFTER FABRICATION PER ASTM A123. EXPOSED STEEL HARDWARE AND ANCHOR BOLTS SHALL BE GALVANIZED PER ASTM A153 OR B695.
4. ALL FIELD CUT SURFACES, FIELD DRILLED HOLES AND GROUND SURFACES WHERE EXISTING PAINT OR GALVANIZATION REMOVAL WAS REQUIRED SHALL BE REPAIRED WITH (2) BRUSHED COATS OF ZRC GALVILITE COLD GALVANIZING COMPOUND PER ASTM A780 AND MANUFACTURER’S RECOMMENDATIONS.
5. DO NOT DRILL HOLES THROUGH STRUCTURAL STEEL MEMBERS EXCEPT AS SHOWN AND DETAILED ON STRUCTURAL DRAWINGS.
6. CONNECTIONS:

A. ALL WELDING TO BE PERFORMED BY AWS CERTIFIED WELDERS AND CONDUCTED IN ACCORDANCE WITH THE LATEST EDITION OF THE AWS WELDING CODE D1.1.

B. ALL WELDS SHALL BE INSPECTED VISUALLY. 25% OF WELDS SHALL BE INSPECTED WITH DYE PENETRANT OR MAGNETIC PARTICLE TO MEET THE ACCEPTANCE CRITERIA OF AWS D1.1. REPAIR ALL WELDS AS NECESSARY.

C. INSPECTION SHALL BE PERFORMED BY AN AWS CERTIFIED WELD INSPECTOR.

D. IT IS THE CONTRACTORS RESPONSIBILITY TO PROVIDE BURNING/WELDING PERMITS AS REQUIRED BY LOCAL GOVERNING AUTHORITY AND IF REQUIRED SHALL HAVE FIRE DEPARTMENT DETAIL FOR ANY WELDING ACTIVITY.

E. ALL ELECTRODES TO BE LOW HYDROGEN, MATCHING FILLER METAL, PER AWS D1.1, UNLESS NOTED OTHERWISE.

F. MINIMUM WELD SIZE TO BE 0.1875 INCH FILLET WELDS, UNLESS NOTED OTHERWISE.

G. PRIOR TO FIELD WELDING GALVANIZING MATERIAL, CONTRACTOR SHALL GRIND OFF GALVANIZING ¼” BEYOND ALL FIELD WELD SURFACES. AFTER WELD AND WELD INSPECTION IS COMPLETE, REPAIR ALL GROUND AND WELDED SURFACES WITH ZRC GALVILITE COLD GALVANIZING COMPOUND PER ASTM A780 AND MANUFACTURERS RECOMMENDATIONS.

H. THE CONTRACTOR SHALL PROVIDE ADEQUATE SHORING AND/OR BRACING WHERE REQUIRED DURING CONSTRUCTION UNTIL ALL CONNECTIONS ARE COMPLETE.

I. ANY FIELD CHANGES OR SUBSTITUTIONS SHALL HAVE PRIOR APPROVAL FROM THE ENGINEER, AND DISH WIRELESS L.L.C. PROJECT MANAGER IN WRITING



5701 SOUTH SANTA FE DRIVE  
LITTLETON, CO 80120

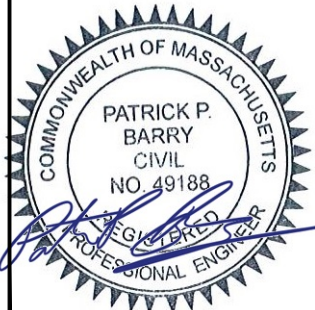


AMERICAN TOWER®  
ATC TOWER SERVICES, LLC  
3500 REGENCY PARKWAY  
SUITE 100  
CARY, NC 27518  
PHONE: (919) 468-0112

DRAWN BY:	CHECKED BY:	APPROVED BY:
JD	SRF	SRF

RFDS REV #: -----

CONSTRUCTION DOCUMENTS		
SUBMITTALS		
REV	DATE	DESCRIPTION
0	06/24/2022	ISSUED FOR CONSTRUCTION
1	10/11/2022	ADDRESS CHANGE
2	10/12/2022	PROPOSED WORK RED



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A&E PROJECT NUMBER 262364–13735650_D3
DISH Wireless L.L.C. PROJECT INFORMATION BOBOS00016A 47 C POND STREET BOXFORD, MA 01921
SHEET TITLE GENERAL NOTES
SHEET NUMBER GN-5



Town of Boxford, MA

Check: 37388

Date: 10/19/2022

Vendor: 0

<u>Invoice</u>	<u>P.O. Num.</u>	<u>Invoice Amt</u>	<u>Prior Balance</u>	<u>Retention</u>	<u>Discount</u>	<u>Amt. Paid</u>
532991-003-1 13735650		93.40	93.40	0.00	0.00	93.40
		<u>93.40</u>	<u>93.40</u>	<u>0.00</u>	<u>0.00</u>	<u>93.40</u>

**Centerline Communications LLC**

750 W. Center Street  
Suite 301  
W. Bridgewater, MA 02379  
(781) 713-4725

ROCKLAND TRUST

53-447/113

037388

37388

DATE

10/19/2022

AMOUNT

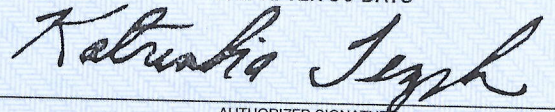
\*\*\*\*\*93.40

PAY  
TO THE  
ORDER  
OF

THE SUM OF NINETY THREE DOLLARS AND 40 CENTS \*\*\*\*\*

Town of Boxford, MA

VOID AFTER 90 DAYS



AUTHORIZED SIGNATURE

⑈037388⑈ ⑆011304478⑆ 2922009879⑈



Town of Boxford

Check: 37118  
Date: 10/5/2022  
Vendor: 0

<u>Invoice</u>	<u>P.O. Num.</u>	<u>Invoice Amt</u>	<u>Prior Balance</u>	<u>Retention</u>	<u>Discount</u>	<u>Amt. Paid</u>
532991-003		500.00	500.00	0.00	0.00	500.00
13735650						
		<u>500.00</u>	<u>500.00</u>	<u>0.00</u>	<u>0.00</u>	<u>500.00</u>

**Centerline Communications LLC**750 W. Center Street  
Suite 301  
W. Bridgewater, MA 02379  
(781) 713-4725

ROCKLAND TRUST

53-447/113

037118

37118

DATE

AMOUNT

10/5/2022

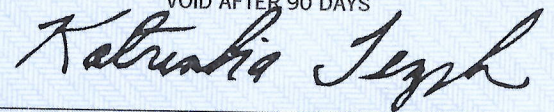
\*\*\*\*\*500.00

PAY  
TO THE  
ORDER  
OF

THE SUM OF FIVE HUNDRED DOLLARS AND NO CENTS \*\*\*\*\*

Town of Boxford

VOID AFTER 90 DAYS



AUTHORIZED SIGNATURE

⑈037118⑈ ⑆011304478⑆ 2922009879⑈