

Tenant Site Name: SF Browns Valley  
Tenant Location #: 115640

**FIRST AMENDMENT TO COMMUNICATIONS SITE LEASE AGREEMENT**

THIS FIRST AMENDMENT TO COMMUNICATIONS SITE LEASE AGREEMENT (the “First Amendment”) is made and shall be effective, as of the last date of the signatures below (“Effective Date”), between The City of Napa, (“Landlord”) and GTE Mobilnet of California Limited Partnership d/b/a Verizon Wireless (“Tenant”). Landlord and Tenant (or their predecessors in interest) entered into that certain Communications Site Lease Agreement dated August 1, 2001 (the “Lease”), pursuant to which Tenant is leasing from Landlord a portion of that certain property located at the Hacienda Watertank on Montana Drive, in the City and County of Napa, State of California, as more particularly described in the Lease. Landlord and Tenant may be referenced in this First Amendment individually as a “Party” or collectively as the “Parties.”

In consideration of the mutual covenants and promises contained in this First Amendment, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged by the Parties, the Parties agree to amend the Lease as follows:

1. Tenant shall be allowed to make the equipment additions or removals necessary to configure Tenant’s equipment as shown in their entirety on Attachments A and B, attached hereto. For all purposes under the Lease as amended hereby, the descriptions and specifications of Tenant’s equipment set forth in the Lease, including any equipment descriptions and specifications with respect to Tenant’s equipment set forth in any schedules, exhibits or attachments to the Lease, are hereby deleted and replaced with the specifications of Tenant’s equipment described in Attachment A and B, attached hereto.
  
2. Tenant shall be allowed to make those certain modifications necessary within the existing Premises as shown in their entirety on Attachment B (drawings dated August 25, 2021), attached hereto. For all purposes under the Lease as amended hereby, the descriptions and specifications of Tenant’s equipment within the Premises (both ground space and monopole) set forth in the Lease and in any schedules, exhibits or attachments to the Lease, are hereby deleted and replaced with the specifications of Tenant’s ground space described in Attachment B, attached hereto. Landlord and Tenant acknowledge and agree that:
  - (a) there will be a total of eight (8) antennas not to exceed the height of thirty three feet (33’) above ground level;
  - (b) there will be six (6) new Remote Radio Units and two (2) new Raycap surge suppressor and;
  - (c) there will be no increase in the size of Tenant’s Premises ground space and;
  - (d) there will be no trenching or boring in Landlord’s Property required in these modifications and;
  - (e) There will be no increase in any dimension in the pipe mounts housing the antennas nor in any other dimension of the monopole and;
  - (f) no other work, modifications, or other changes are authorized or agreed to by Landlord except those defined in Exhibits A and B attached hereto.
  
3. Effective upon the earlier of (i) the first day of the month following the date Tenant commences installation of the equipment modifications contemplated under this First Amendment or (ii) one (1) year from the full execution of this First Amendment, the

## ATTACHMENT 2

Tenant Site Name: SF Browns Valley

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monthly rent for the current lease year shall be increased by \$200.00 and shall continue to be paid in accordance with the terms and conditions of the Lease.

4. Unless otherwise provided herein, all defined terms shall have the same meaning as ascribed to such terms in the Lease.
5. In the event of any conflict or inconsistency between the terms of this First Amendment and the Lease, the terms of this First Amendment shall govern and control.
6. Except as otherwise provided for in this First Amendment, the Lease shall remain in full force and effect in accordance with the original terms of the Lease.

*SIGNATURES ON NEXT PAGE*

**ATTACHMENT 2**

Tenant Site Name: SF Browns Valley  
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IN WITNESS WHEREOF, the parties hereto have executed this First Amendment to be effective on the Effective Date set forth below.

**CITY:**  
**CITY OF NAPA, a California charter city**

**TENANT:**  
**GTE Mobilenet of California Limited Partnership  
d/b/a Verizon Wireless  
By Cellco Partnership, Its General Partner**

By: \_\_\_\_\_  
Phil Brun, Utilities Director

By: \_\_\_\_\_  
Name: \_\_\_\_\_  
Title: \_\_\_\_\_  
Date: \_\_\_\_\_

**ATTEST:**

\_\_\_\_\_  
Tiffany Carranza, City Clerk

Date: \_\_\_\_\_  
("Effective Date")

**COUNTERSIGNED:**

\_\_\_\_\_  
Joy Riesenber, City Auditor

**APPROVED AS TO FORM:**

\_\_\_\_\_  
Michael W. Barrett, City Attorney

Tenant Site Name: SF Browns Valley  
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**ATTACHMENT A**

**SPECIFICATIONS**

- (3) NHH-45B-R2B Antennas,
- (3) NHHH-45B-R4 Antennas
- (2) AIR 6449 Antennas,
- (3) 4449 Radios,
- (3) 8843 Radios,
- (6) 7/8" Coax Cables,
- (2) 12x24 Hybrid Cables,
- (2) 6627 Raycaps

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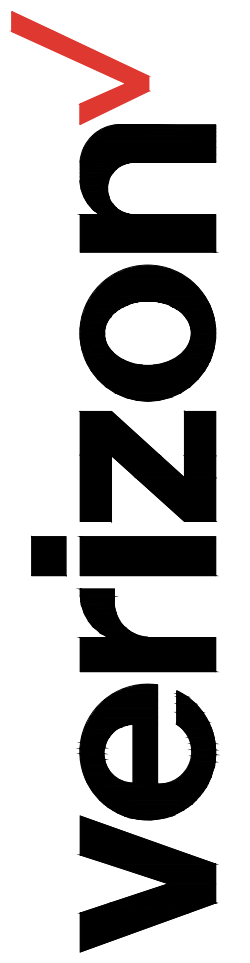
**ATTACHMENT B**

**SITE PLAN**

(See attached Site Plan)

**BROWNS VALLEY**

115640  
3691 MONTANA DR,  
NAPA, CA 94558



2785 MITCHELL DRIVE, BLDG 9  
WALNUT CREEK, CA 94598



# BROWNS VALLEY (C-BAND)

3691 MONTANA DR, NAPA, CA 94558

LOCATION NUMBER: 115640

PROJECT ID#: 20202211044

VERIZON WIRELESS EQUIPMENT ENGINEER:	VERIZON WIRELESS REAL ESTATE:
SIGNATURE _____ DATE _____	SIGNATURE _____ DATE _____
VERIZON WIRELESS CONSTRUCTION:	VERIZON WIRELESS RF ENGINEER:
SIGNATURE _____ DATE _____	SIGNATURE _____ DATE _____
PROPERTY OWNER:	EPIC WIRELESS GROUP – LEASING
SIGNATURE _____ DATE _____	SIGNATURE _____ DATE _____
EPIC WIRELESS GROUP – CONSTRUCTION	EPIC WIRELESS GROUP – ZONING
SIGNATURE _____ DATE _____	SIGNATURE _____ DATE _____

## PROJECT DESCRIPTION

A MODIFICATION TO AN (E) VERIZON WIRELESS UNMANNED TELECOMMUNICATION FACILITY CONSISTING OF:

- REMOVING & REPLACING (6) (E) ANTENNAS W/ (8) (N) ANTENNAS
- REMOVING & REPLACING (2) (E) RAYCAP 2260 SURGE SUPPRESSORS W/ (2) (N) RAYCAP 4520 SURGE SUPPRESSORS @ EQUIPMENT
- REMOVING (3) (E) RRUS-32 B66A UNITS TO ANTENNAS
- RELOCATING (3) (E) RADIO 4449 UNITS TO ANTENNAS
- INSTALLING (3) (N) RADIO 8843 UNITS @ ANTENNAS
- INSTALLING (2) (N) RAYCAP 6627 SURGE SUPPRESSORS @ ANTENNAS
- REMOVING (3) (E) RADIO 4449 UNITS @ EQUIPMENT
- REMOVING (3) (E) RRUS-32 B2 UNITS @ EQUIPMENT
- REMOVING (E) 6201 CABINET W/ (E) RRL01-13 UNITS @ EQUIPMENT
- REMOVING (6) (E) TWIN DIPLEXER @ EQUIPMENT
- INSTALLING (2) (N) 12X24 HYBRID CABLES
- REMOVING (10) (E) 1/2" COAX CABLES & (8) 3/8" COAX CABLES
- INSTALLING (3) (N) 75A MODULES FOR A TOTAL OF (7)

#	ANTENNAS	RADIOS
EXISTING	6	12
FINAL	8	9

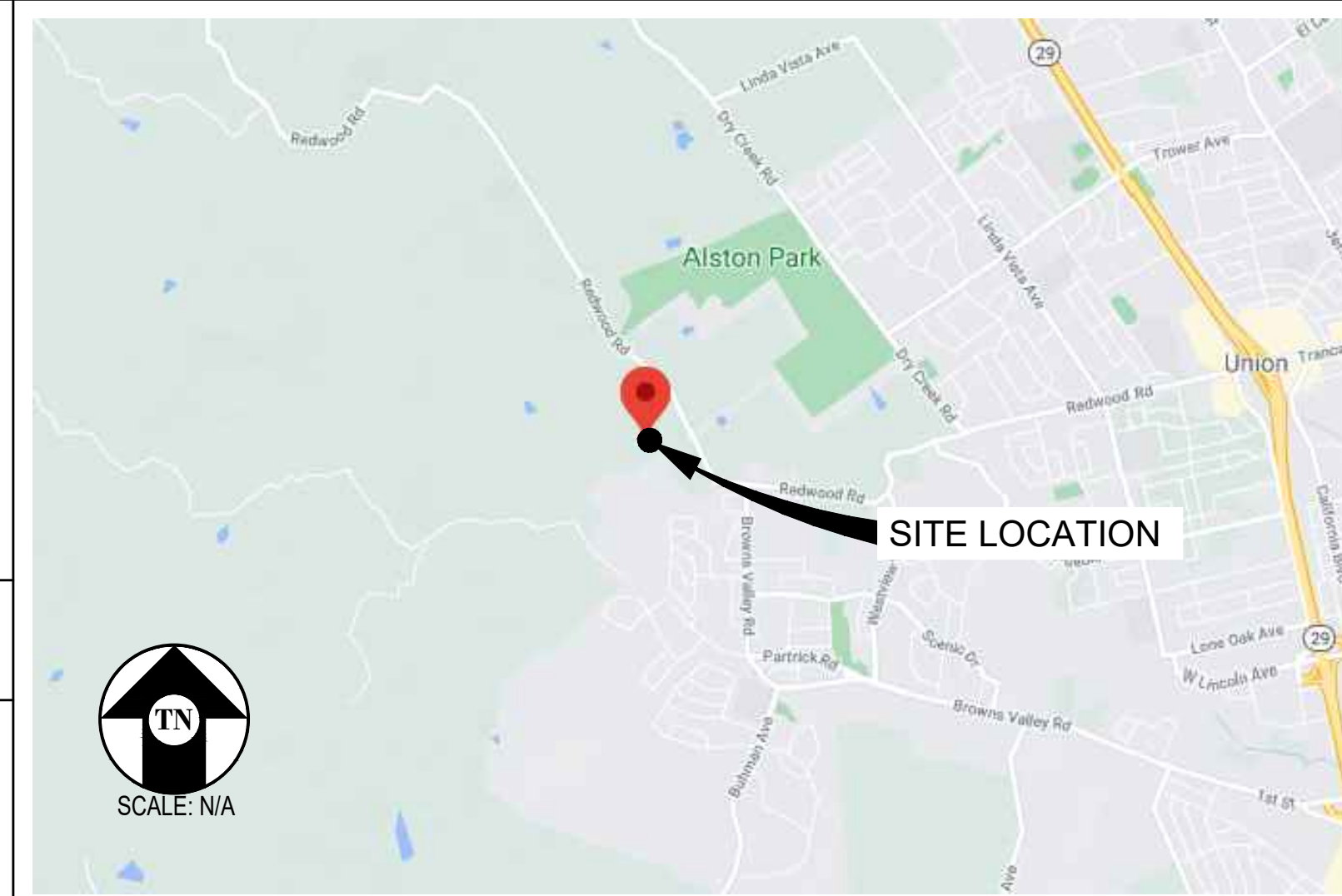
## PROJECT INFORMATION

SITE NAME:	BROWNS VALLEY	SITE #:	115640
COUNTY:	NAPA COUNTY	JURISDICTION:	CITY OF NAPA
APN:	035-120-029	POWER:	PG&E
SITE ADDRESS:	3691 MONTANA DR, NAPA, CA 94558		
CURRENT ZONING:	N/A		
CONSTRUCTION TYPE:	V-B		
OCCUPANCY TYPE:	U (UNMANNED TELECOMMUNICATIONS FACILITY)		
PROPERTY OWNER:	CITY OF NAPA 1600 1ST STREET P.O. BOX 660 NAPA, CA 94559 (707) 257-9530		
APPLICANT:	VERIZON WIRELESS 2785 MITCHELL DRIVE, BLDG 9 WALNUT CREEK, CA 94598		
SITE ACQUISITION COMPANY:	EPIC WIRELESS GROUP INC 605 COOLIDGE DRIVE, SUITE 100, FOLSOM, CA 95630		
LEASING CONTACT:	ATTN: MIKE TAYLOR (714) 989-3561 MIKE.TAYLOR@EPICWIRELESS.NET	CONSTRUCTION CONTACT:	ATTN: JOSH JORDAN (916) 704-0897 JOSH.JORDAN@EPICWIRELESS.NET
ZONING CONTACT:	ATTN: ERIC LENTZ (805) 895-4394 ERIC.LENTZ@EPICWIRELESS.NET	LATITUDE:	N 38° 19' 3.62" NAD 83
		LONGITUDE:	W 122° 20' 49.772" NAD 83"

## DESIGN CRITERIA

RISK CATEGORY: II	ROOF LIVE LOAD: N/A	FLOOR LIVE LOAD: N/A	ALLOW SOIL BEARING: N/A
WIND EXPOSURE: C	DESIGN WIND SPEED: 92 MPH	GROUND ELEVATION: 305 FT	TOPOGRAPHIC CATEGORY: I
SEISMIC SITE CLASS: D	SEISMIC DESIGN CATEGORY: D	SEISMIC COMPONENT I <sub>p</sub> : 1.0	q <sub>p</sub> : 1.0 R <sub>p</sub> : 2.5
S <sub>ps</sub> : 1.58	S <sub>pf</sub> : N/A	S <sub>s</sub> : 1.975	S <sub>f</sub> : 0.717

## VICINITY MAP



## DRIVING DIRECTIONS

- FROM: 2785 MITCHELL DRIVE, BLDG 9, WALNUT CREEK, CA 94598  
TO: 3691 MONTANA DR, NAPA, CA 94558
1. HEAD SOUTHWEST ON MITCHELL DR 0.2 MI
  2. USE THE LEFT 2 LANES TO TURN LEFT ONTO OAK GROVE RD 0.5 MI
  3. USE THE LEFT 2 LANES TO TURN LEFT ONTO TREAT BLVD 2.2 MI
  4. TURN RIGHT ONTO BUSKIRK AVE 0.2 MI
  5. USE THE LEFT LANE TO TAKE THE RAMP ONTO I-680 N 0.1 MI
  6. MERGE WITH I-680 N 1.8 MI
  7. KEEP LEFT AT THE Y JUNCTION TO STAY ON I-680 N 5.9 MI
  8. KEEP LEFT AT THE Y JUNCTION TO CONTINUE ON I-680 2.0 MI
  9. KEEP RIGHT TO CONTINUE ON I-680 N 9.9 MI
  10. KEEP LEFT TO STAY ON I-680 N 2.5 MI
  11. USE THE LEFT LANE TO TAKE EXIT 71B TO MERGE WITH CA-12 W/I-80 W TOWARD NAPA/SAN FRANCISCO 0.7 MI
  12. USE THE RIGHT 2 LANES TO TAKE EXIT 39B FOR CA-12 W TOWARD NAPA/SONOMA 1.0 MI
  13. CONTINUE ONTO CA-12 W 5.7 MI
  14. TURN RIGHT ONTO CA-12 W/CA-29 N/STATE HWY 12 W (SIGNS FOR NAPA/SONOMA) 6.7 MI
  15. TAKE EXIT 18 A TOWARD FIRST STREET 0.1 MI
  16. KEEP LEFT TO CONTINUE TOWARD 1ST ST 85 FT
  17. AT THE ROUNDABOUT, TAKE THE 3RD EXIT ONTO 1ST ST 0.8 MI
  18. CONTINUE ONTO BROWNS VALLEY RD 1.1 MI
  19. CONTINUE STRAIGHT ONTO PARTRICK RD 0.6 MI
  20. TURN RIGHT ONTO BROADMOOR DR 0.6 MI
  21. TURN RIGHT ONTO MONTANA DR 266 FT

END AT: 3691 MONTANA DR, NAPA, CA 94558  
ESTIMATED TIME: 47 MINUTES ESTIMATED DISTANCE: 42.8 MILES

## CODE COMPLIANCE

ALL WORK & MATERIALS SHALL BE PERFORMED & 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:

- 2019 CALIFORNIA ADMINISTRATIVE CODE, PART 1, TITLE 24 C.C.R.
- 2019 CALIFORNIA BUILDING CODE (CBC), PART 2, VOLUME 1&2, TITLE 24 C.C.R. (2018 INTERNATIONAL BUILDING CODE AND 2019 CALIFORNIA AMENDMENTS)
- 2019 CALIFORNIA ELECTRICAL CODE (CEC), PART 3, TITLE 24 C.C.R. (2017 NATIONAL ELECTRICAL CODE AND 2019 CALIFORNIA AMENDMENTS)
- 2019 CALIFORNIA MECHANICAL CODE (CMC) PART 4, TITLE 24 C.C.R. (2018 UNIFORM MECHANICAL CODE AND 2019 CALIFORNIA AMENDMENTS)
- 2019 CALIFORNIA PLUMBING CODE (CPC), PART 5, TITLE 24 C.C.R. (2018 UNIFORM PLUMBING CODE AND 2019 CALIFORNIA AMENDMENTS)
- 2019 CALIFORNIA ENERGY CODE (CEC), PART 6, TITLE 24 C.C.R.
- 2019 CALIFORNIA FIRE CODE, PART 9, TITLE 24 C.C.R. (2018 INTERNATIONAL FIRE CODE AND 2019 CALIFORNIA AMENDMENTS)
- 2019 CALIFORNIA GREEN BUILDING STANDARDS CODE, PART 11, TITLE 24 C.C.R.
- 2019 CALIFORNIA REFERENCED STANDARDS, PART 12, TITLE 24 C.C.R.

ALONG WITH ANY OTHER APPLICABLE LOCAL & STATE LAWS AND REGULATIONS

## DISABLED ACCESS REQUIREMENTS

THIS FACILITY IS UNMANNED & NOT FOR HUMAN HABITATION. DISABLED ACCESS & REQUIREMENTS ARE NOT REQUIRED IN ACCORDANCE WITH CALIFORNIA STATE BUILDING CODE, TITLE 24 PART 2, SECTION 11B-203.5

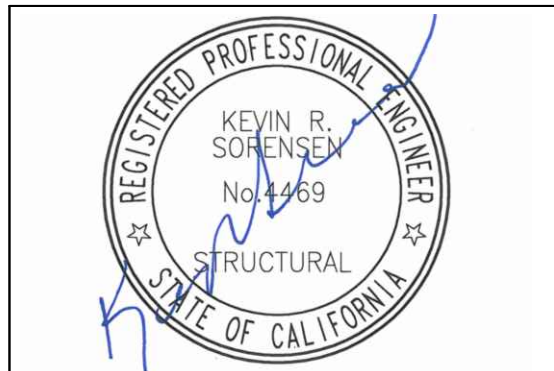
## SHEET INDEX

SHEET	DESCRIPTION	REV
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A-2	ENLARGED SITE PLAN	-
A-3	ANTENNA PLANS & DETAILS	-
A-4	ELEVATIONS	-
A-5	ELEVATIONS	-
S-1	STRUCTURAL NOTES & DETAILS	-

**Streamline Engineering**  
and design, inc.

8445 Sierra College Blvd, Suite E Granite Bay, CA 95746  
Contact: Kevin Sorensen Phone: 916-660-1930  
E-Mail: kevin@streamlineeng.com Fax: 916-660-1941

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	03/31/21	CD 100%	I.M.
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	08/23/21	CLIENT REV	I.M.
	08/25/21	CLIENT REV	S.V.

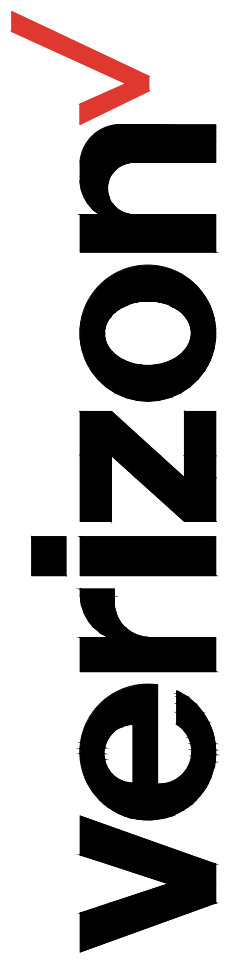
DRAWN BY: O.G.  
CHECKED BY: S. SAVIG  
APPROVED BY: K. SORENSEN  
DATE: 08/25/21

SHEET TITLE:  
TITLE SHEET

SHEET NUMBER:  
**T-1**

**BROWNS VALLEY**

115640  
3691 MONTANA DR.  
NAPA, CA 94558



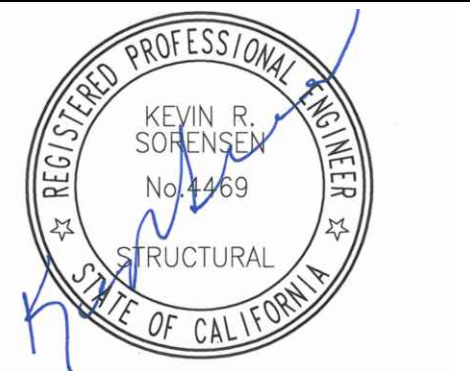
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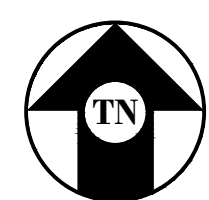
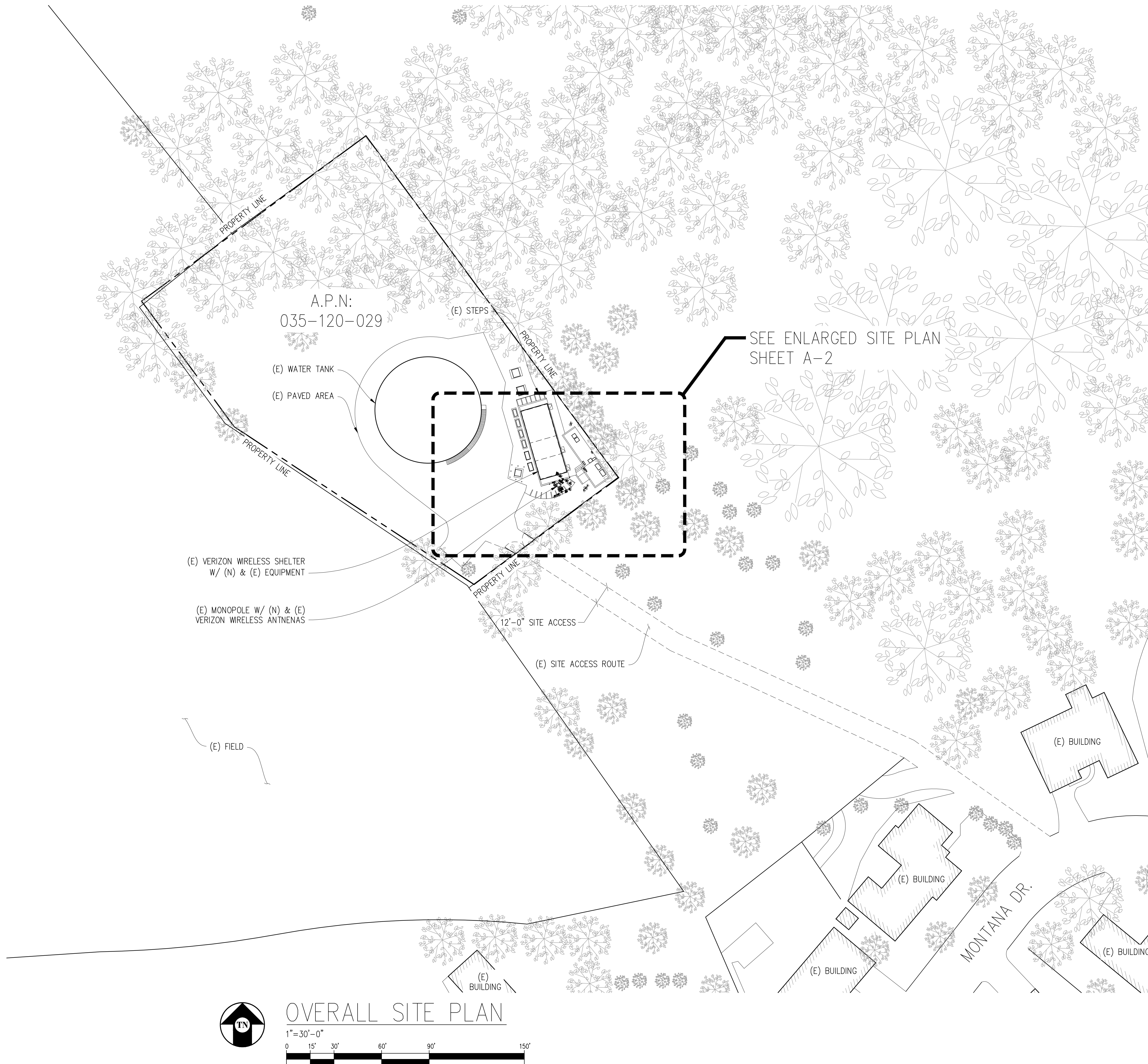
OVERALL SITE PLAN

SHEET NUMBER:

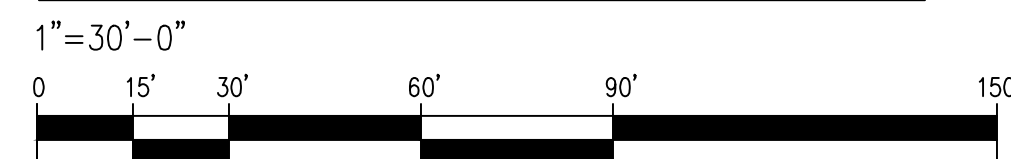
**A-1**

**PROJECT GENERAL NOTES**

- THIS FACILITY IS AN UNOCCUPIED WIRELESS TELECOMMUNICATION FACILITY.
- PLANS ARE NOT TO BE SCALED AND ARE INTENDED TO BE A DIAGRAMMATIC OUTLINE ONLY, UNLESS NOTED OTHERWISE.
- THE SCOPE OF WORK SHALL INCLUDE FURNISHING MATERIALS, EQUIPMENT, APPURTENANCES AND LABOR NECESSARY TO COMPLETE ALL INSTALLATIONS AS INDICATED ON THE DRAWINGS.
- PRIOR TO THE SUBMISSION OF BIDS, THE CONTRACTORS SHALL VISIT THE JOB SITE AND BE RESPONSIBLE FOR ALL CONTRACT DOCUMENTS, FIELD CONDITIONS AND DIMENSIONS, AND CONFIRM THAT THE WORK MAY BE ACCOMPLISHED AS SHOWN PRIOR TO PROCEEDING WITH CONSTRUCTION. ANY DISCREPANCIES ARE TO BE BROUGHT TO THE ATTENTION OF THE CONSTRUCTION MANAGER AND ENGINEER PRIOR TO PROCEEDING WITH THE WORK.
- IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO PAY FOR PERMIT FEES, AND TO OBTAIN SAID PERMITS AND TO COORDINATE INSPECTIONS.
- THE CONTRACTOR SHALL RECEIVE, IN WRITING, AUTHORIZATION TO PROCEED BEFORE STARTING WORK ON ANY ITEM NOT CLEARLY DEFINED OR IDENTIFIED BY THE CONTRACT DOCUMENTS.
- CALL BEFORE YOU DIG. CONTRACTOR IS REQUIRED TO CALL 811 (NATIONWIDE "CALL BEFORE YOU DIG" HOTLINE) AT LEAST 72 HOURS BEFORE DIGGING.
- ALL WORK PERFORMED AND MATERIALS INSTALLED SHALL BE IN STRICT ACCORDANCE WITH ALL APPLICABLE CODES, REGULATIONS, AND ORDINANCES. CONTRACTOR SHALL GIVE ALL NOTICES AND COMPLY WITH ALL LAWS, ORDINANCES, RULES, REGULATIONS AND LAWFUL ORDERS OF ANY PUBLIC AUTHORITY REGARDING THE PERFORMANCE OF THE WORK.
- THE GENERAL CONTRACTOR SHALL SUPERVISE AND DIRECT THE WORK USING THE BEST SKILLS AND ATTENTION. THE CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR ALL CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES AND PROCEDURES. CONTRACTOR SHALL ALSO COORDINATE ALL PORTIONS OF THE WORK UNDER THE CONTRACT; INCLUDING CONTACT AND COORDINATION WITH THE CONSTRUCTION MANAGER AND WITH THE LANDLORD'S AUTHORIZED REPRESENTATIVE.
- THE CONTRACTOR SHALL MAKE NECESSARY PROVISIONS TO PROTECT EXISTING IMPROVEMENTS, PAVING, CURBS, GALVANIZED SURFACES, ETC., AND UPON COMPLETION OF WORK, REPAIR ANY DAMAGE THAT OCCURRED DURING CONSTRUCTION TO THE SATISFACTION OF THE PROJECT MANAGER.
- KEEP GENERAL AREA CLEAN, HAZARD FREE, AND DISPOSE OF ALL DIRT, DEBRIS AND RUBBISH. REMOVE EQUIPMENT NOT SPECIFIED AS REMAINING ON THE PROPERTY. LEAVE PREMISES IN CLEAN CONDITION AND FREE FROM PAINT SPOTS, DUST, OR SMUDGES OF ANY NATURE.
- 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 DISCONNECTED AT POINTS WHICH WILL NOT INTERFERE WITH THE EXECUTION OF THE WORK, AS DIRECTED BY THE RESPONSIBLE ENGINEER, AND SUBJECT TO THE APPROVAL OF THE OWNER AND/OR LOCAL UTILITIES.
- ALL EXISTING ACTIVE SEWER, WATER, GAS, ELECTRIC AND ALL OTHER UTILITIES WHERE ENCOUNTERED IN THE WORK SHALL BE PROTECTED AT ALL TIMES.
- DETAILS ARE INTENDED TO SHOW END RESULT OF DESIGN. MINOR MODIFICATIONS MAY BE REQUIRED TO SUIT JOB DIMENSIONS OR CONDITIONS, AND SUCH MODIFICATIONS SHALL BE INCLUDED AS PART OF THE WORK.
- THE CONTRACTOR SHALL PROVIDE A TOILET FACILITY DURING ALL PHASES OF CONSTRUCTION.
- SUFFICIENT MONUMENTATION WAS NOT RECOVERED TO ESTABLISH THE POSITION OF THE BOUNDARY LINES SHOWN HEREON. THE BOUNDARY REPRESENTED ON THIS MAP IS BASED ON COMPILED RECORD DATA AND BEST FIT ONTO EXISTING IMPROVEMENTS. IT IS POSSIBLE FOR THE LOCATION OF THE SUBJECT PROPERTY TO SHIFT FROM THE PLACEMENT SHOWN HEREON WITH ADDITIONAL FIELD WORK AND RESEARCH. THEREFORE ANY SPATIAL REFERENCE MADE OR SHOWN BETWEEN THE RELATIONSHIP OF THE BOUNDARY LINES SHOWN HEREON AND EXISTING GROUND FEATURES, EASEMENTS OR LEASE AREA IS INTENDED TO BE APPROXIMATE AND IS SUBJECT TO VERIFICATION BY RESOLVING THE POSITION OF THE BOUNDARY LINES.
- THE CONTRACTOR TO VERIFY THE LATEST/CURRENT RF DESIGN.
- WHERE APPLICABLE, CONTRACTOR SHALL PROVIDE SEPARATE PLANS, SPECIFICATIONS, FEES AND PERMITS FOR ANY REVISION TO ANY FIRE SPRINKLER AND/OR ALARM SYSTEM ON THE PREMISES AS MAY BE NEEDED TO COMPLETE THE WORK DEPICTED HEREIN, USING A C-10 LICENSED SUBCONTRACTOR FOR ALL SUCH WORK.



**OVERALL SITE PLAN**



**BROWNS VALLEY**

115640  
3691 MONTANA DR.  
NAPA, CA 94558

**verizon**

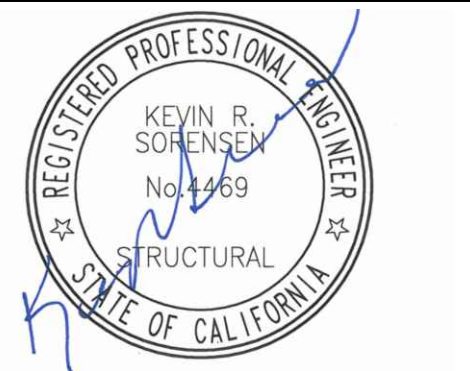
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DRAWN BY: O.G.  
CHECKED BY: S. SAVIG  
APPROVED BY: K. SORENSEN  
DATE: 08/25/21

SHEET TITLE:

ENLARGED SITE PLAN

SHEET NUMBER:

**A-2**

(E) WATER TANK

(E) CITY OF NAPA EQUIPMENT ROOM

(E) SPRINT ANTENNAS & ANTENNA EQUIPMENT

(E) HVAC UNIT ON CONCRETE PADS, TYP.

(E) SPRINT EQUIPMENT LEASE AREA

APPROX LOCATION OF (E) VERIZON WIRELESS EQUIPMENT ROOM W/ (E) & (N) EQUIPMENT. REMOVE & REPLACE (2) (E) RAYCAP 2260 SURGE SUPPRESSORS W/ (2) (N) RAYCAP 4520 SURGE SUPPRESSORS & RELOCATE (3) (E) RRUS-32 B66A UNITS & (3) (E) RADIO 4449 UNITS TO ANTENNAS. REMOVE (3) (E) RADIO 4449 UNITS, (3) (E) RRUS-32 B2 UNITS, (E) 6201 CABINET W/ RRL01-13 UNITS & (6) (E) TWIN DIPLEXERS INSTALL (3) (N) 75A MODULES FOR A TOTAL OF (7)

(E) NEXTEL EQUIPMENT ROOM

A.P.N:  
035-120-029

(E) T-MOBILE EQUIPMENT LEASE AREA

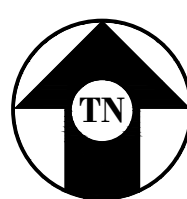
(E) MONOPOLE W/ (N) & (E) VERIZON WIRELESS ANTENNAS

(E) T-MOBILE ANTENNAS & ANTENNA EQUIPMENT

SEE ANTENNA PLANS SHEET A-3

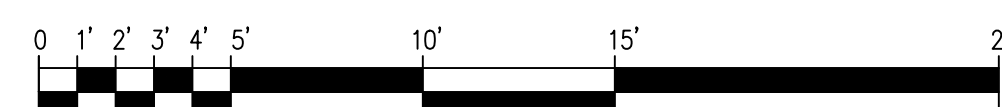
12'-0" SITE ACCESS

(E) SITE ACCESS ROUTE



**ENLARGED SITE PLAN**

1"=5'-0"



**BROWNS VALLEY**

115640  
3691 MONTANA DR.  
NAPA, CA 94558

**verizon**

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**Streamline Engineering**  
and design, inc.

8445 Sierra College Blvd. Suite E Granite Bay, CA 95746  
Contact: Kevin Sorensen Phone: 916-660-1930  
E-Mail: kevin@streamlineeng.com Fax: 916-660-1941

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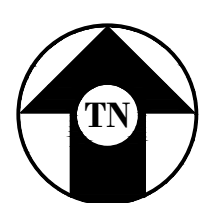
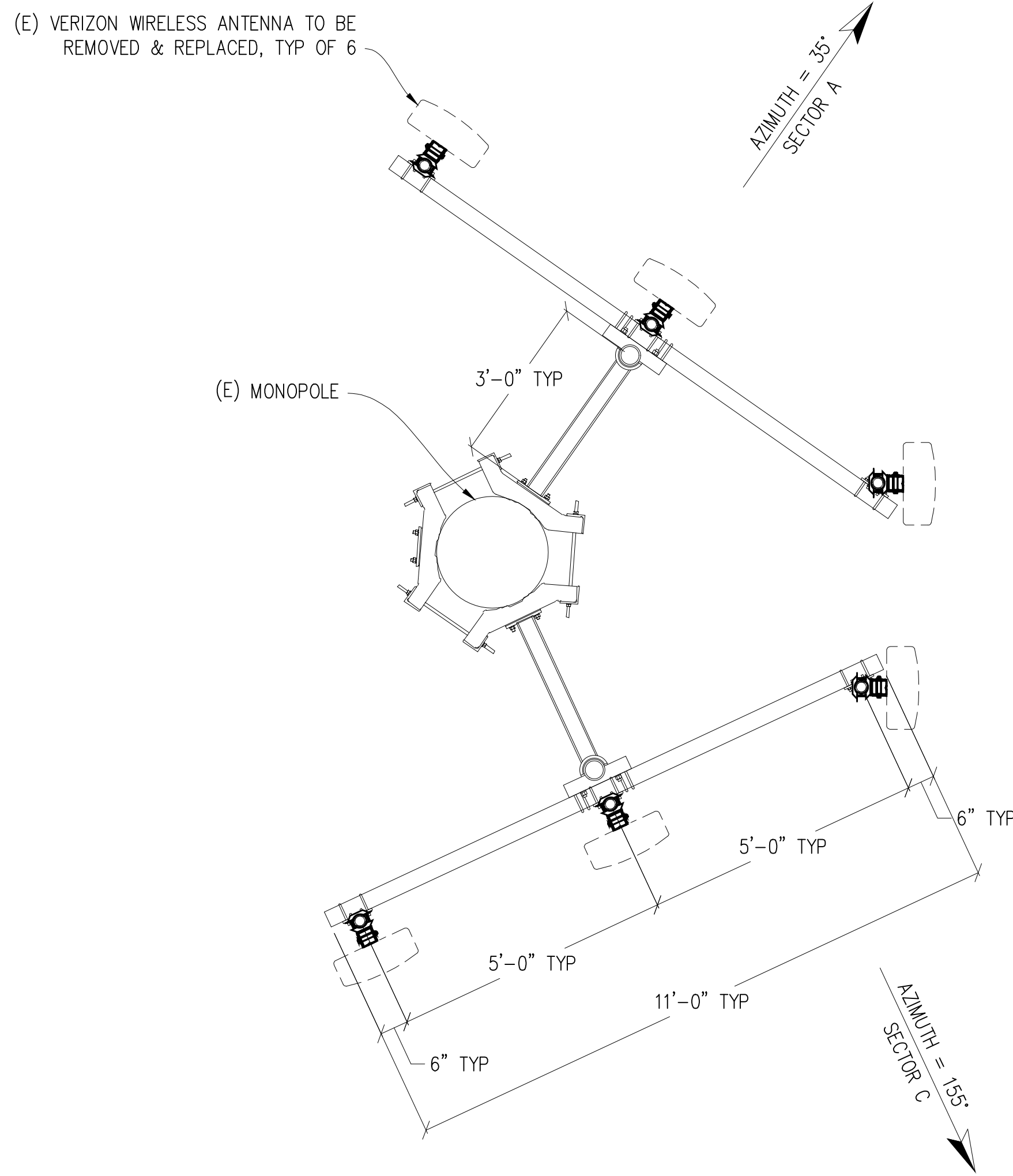
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CHECKED BY: S. SAVIG  
APPROVED BY: K. SORENSEN  
DATE: 08/25/21

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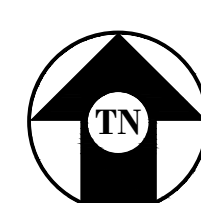
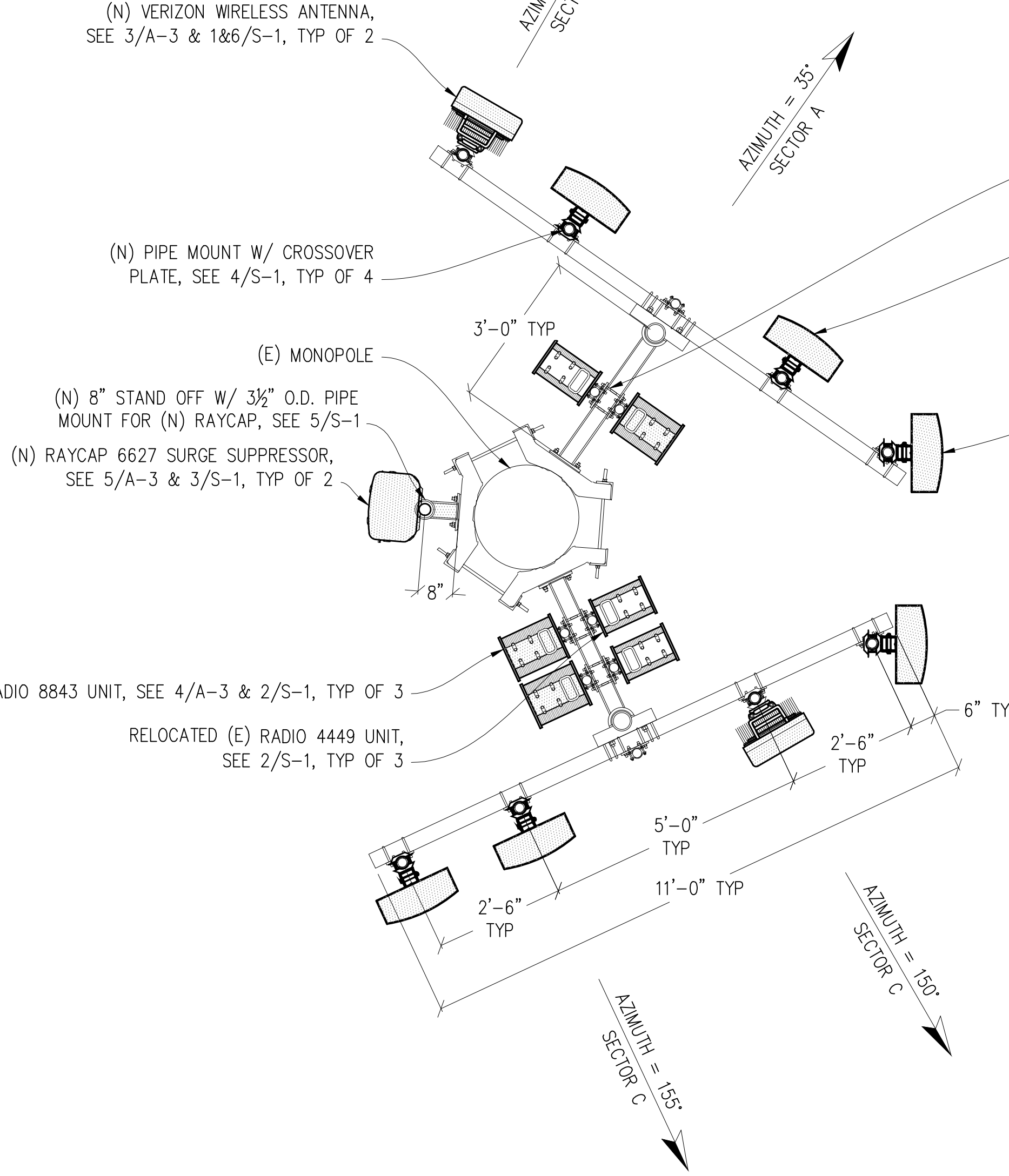
ANTENNA PLANS  
& DETAILS

SHEET NUMBER:

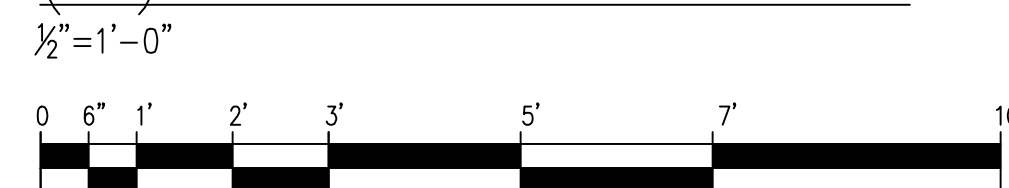
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**(E) ANTENNA PLAN**

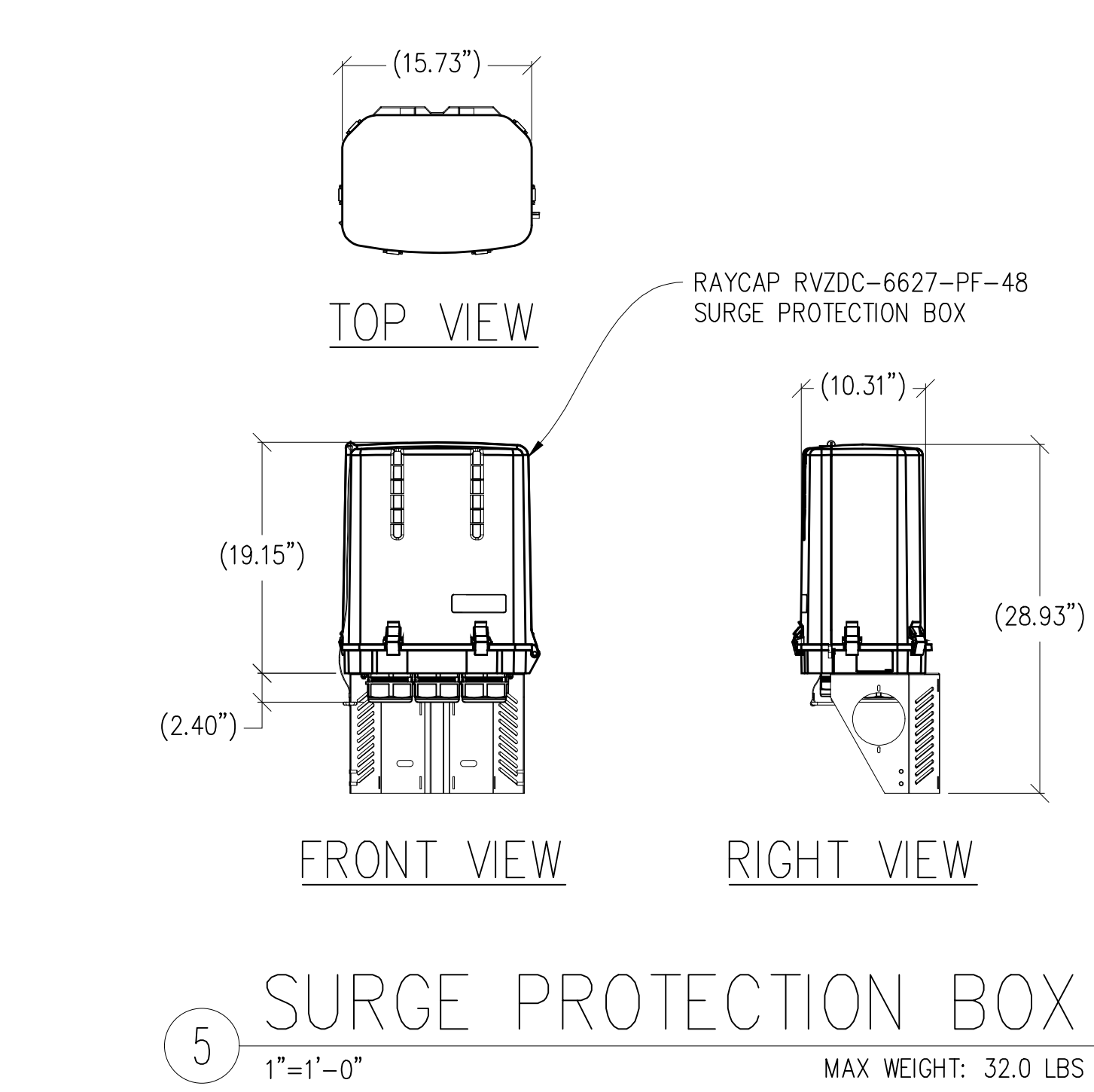
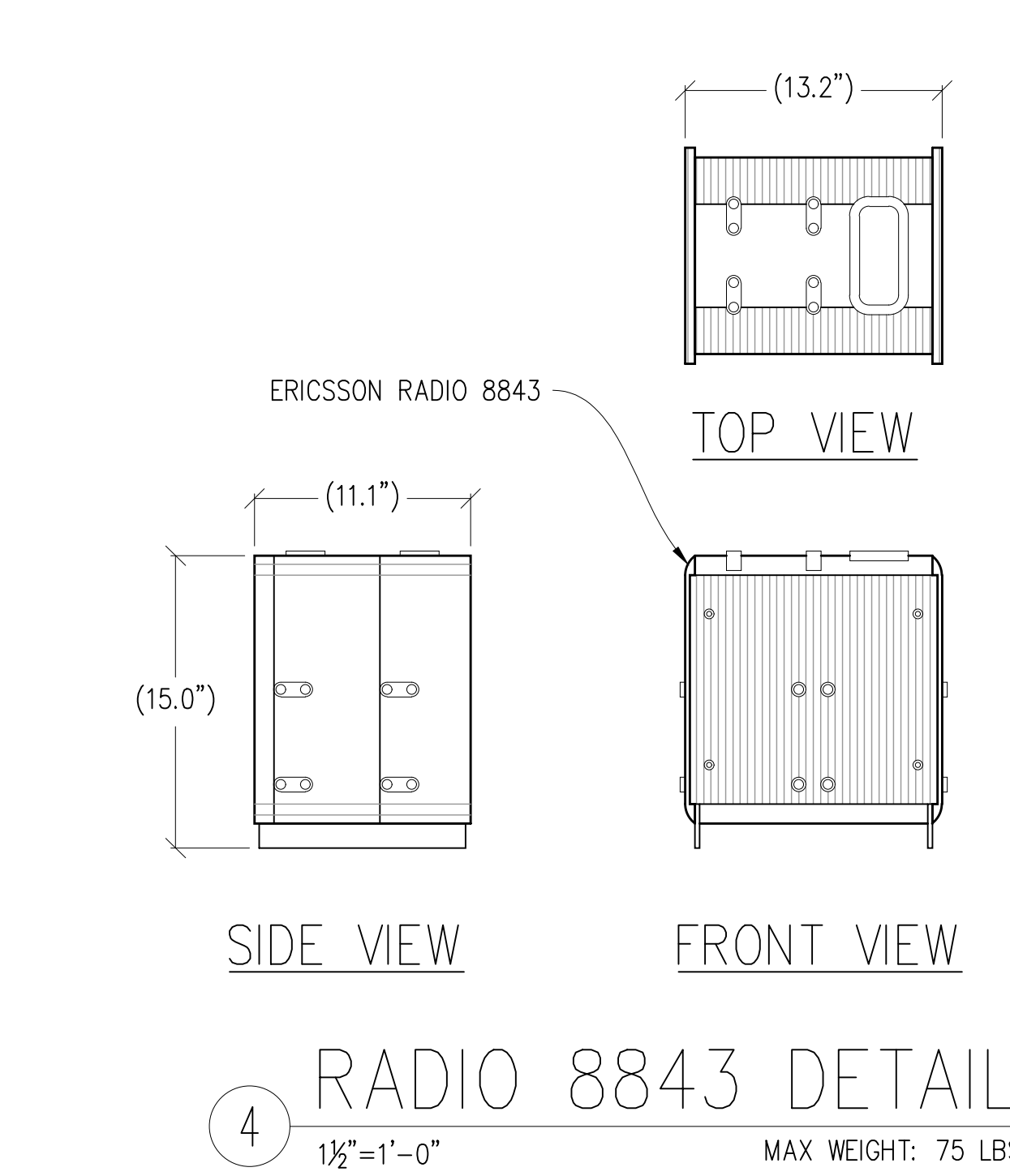
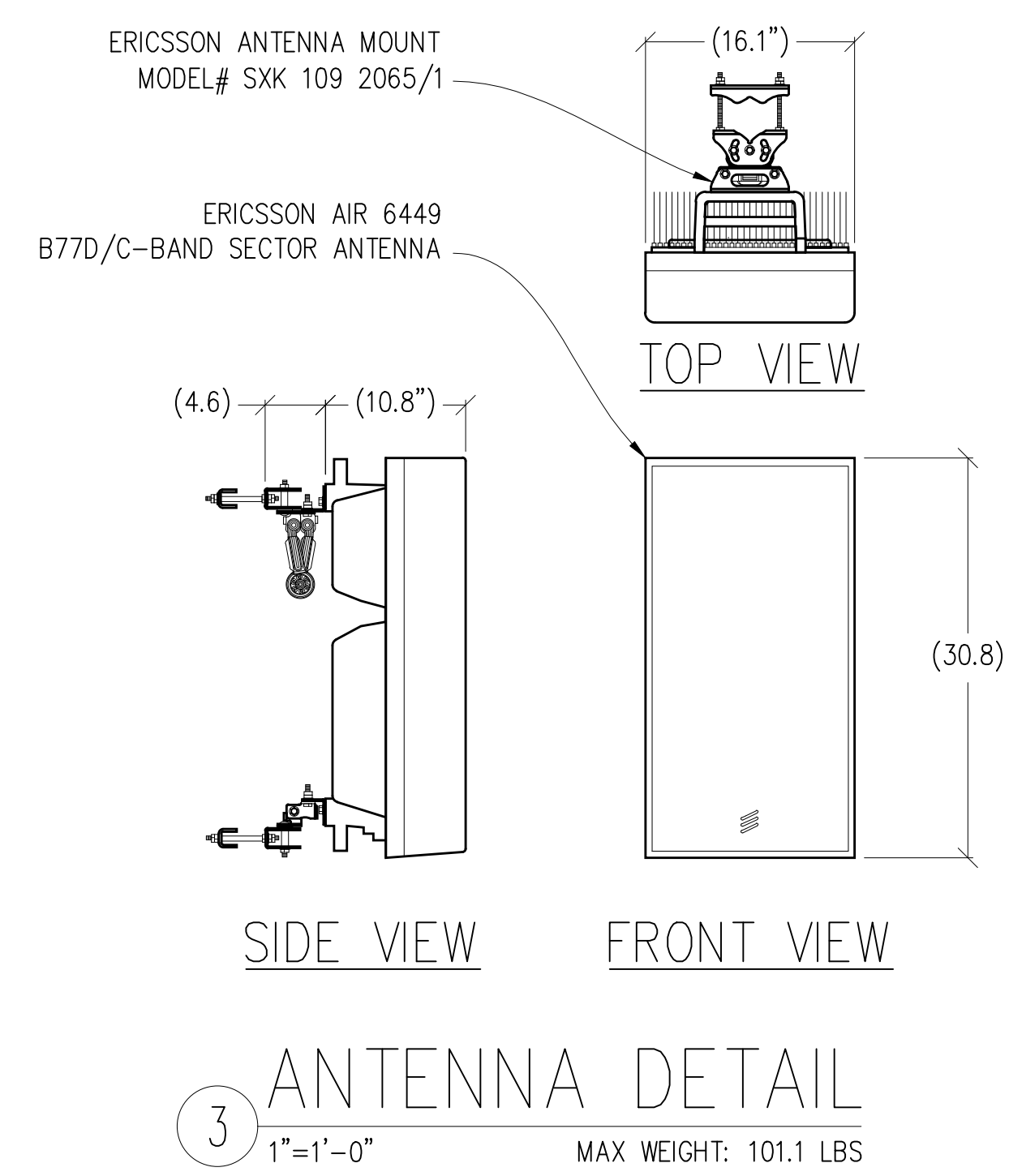
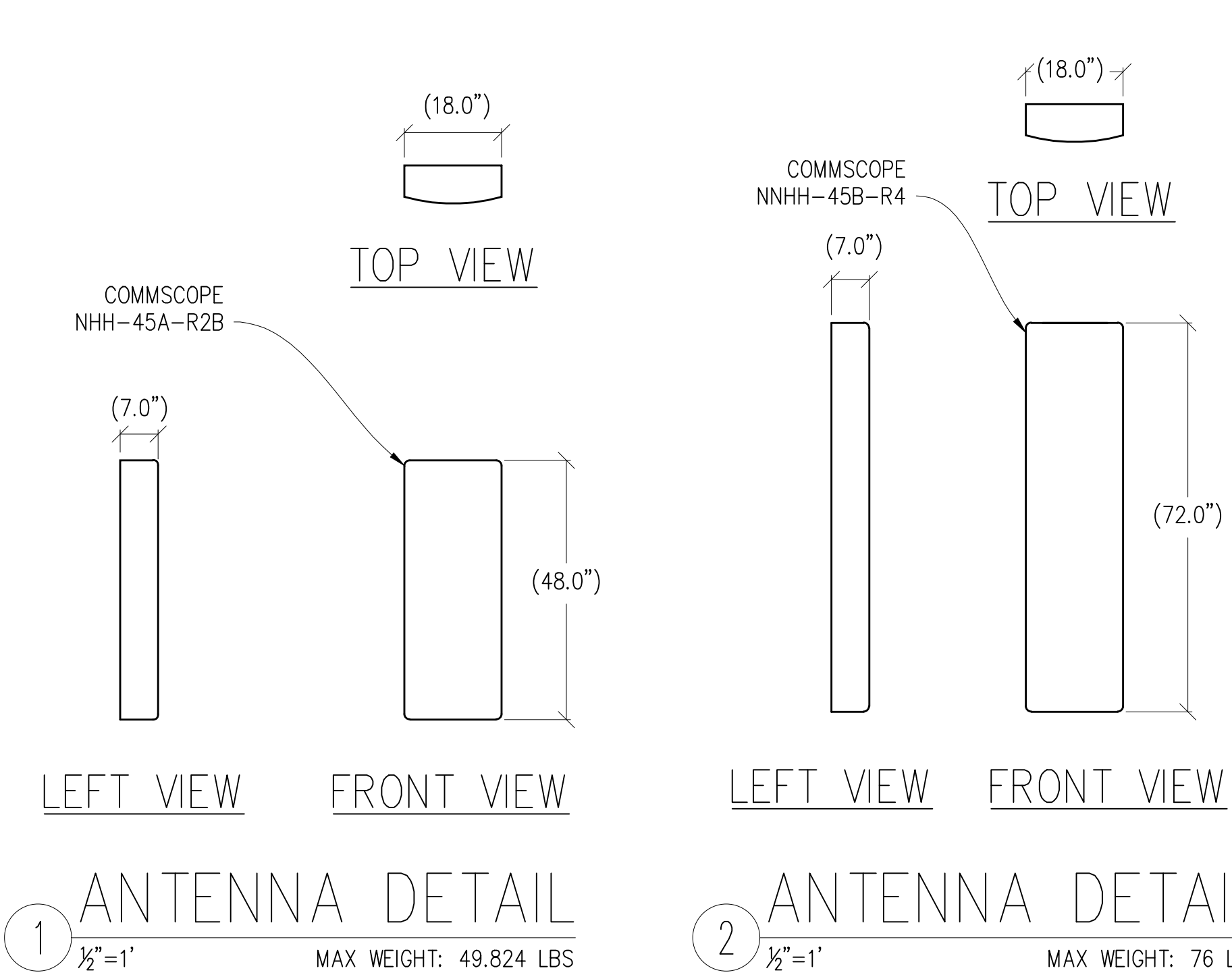


**(N) ANTENNA PLAN**



NOTE: TOWER ENGINEERING SOLUTIONS, LLC IS PREPARING ALL MOUNT ANALYSIS AND MOUNT MODIFICATION DRAWINGS (WHEN REQUIRED). SEE SEPARATE PACKAGE FOR ALL DOCUMENTS.

NOTE:  
ALL (N) ANTENNAS & ANCILLARY EQUIPMENT TO BE PAINTED TO MATCH (E)



**BROWNS VALLEY**

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3691 MONTANA DR.  
NAPA, CA 94558

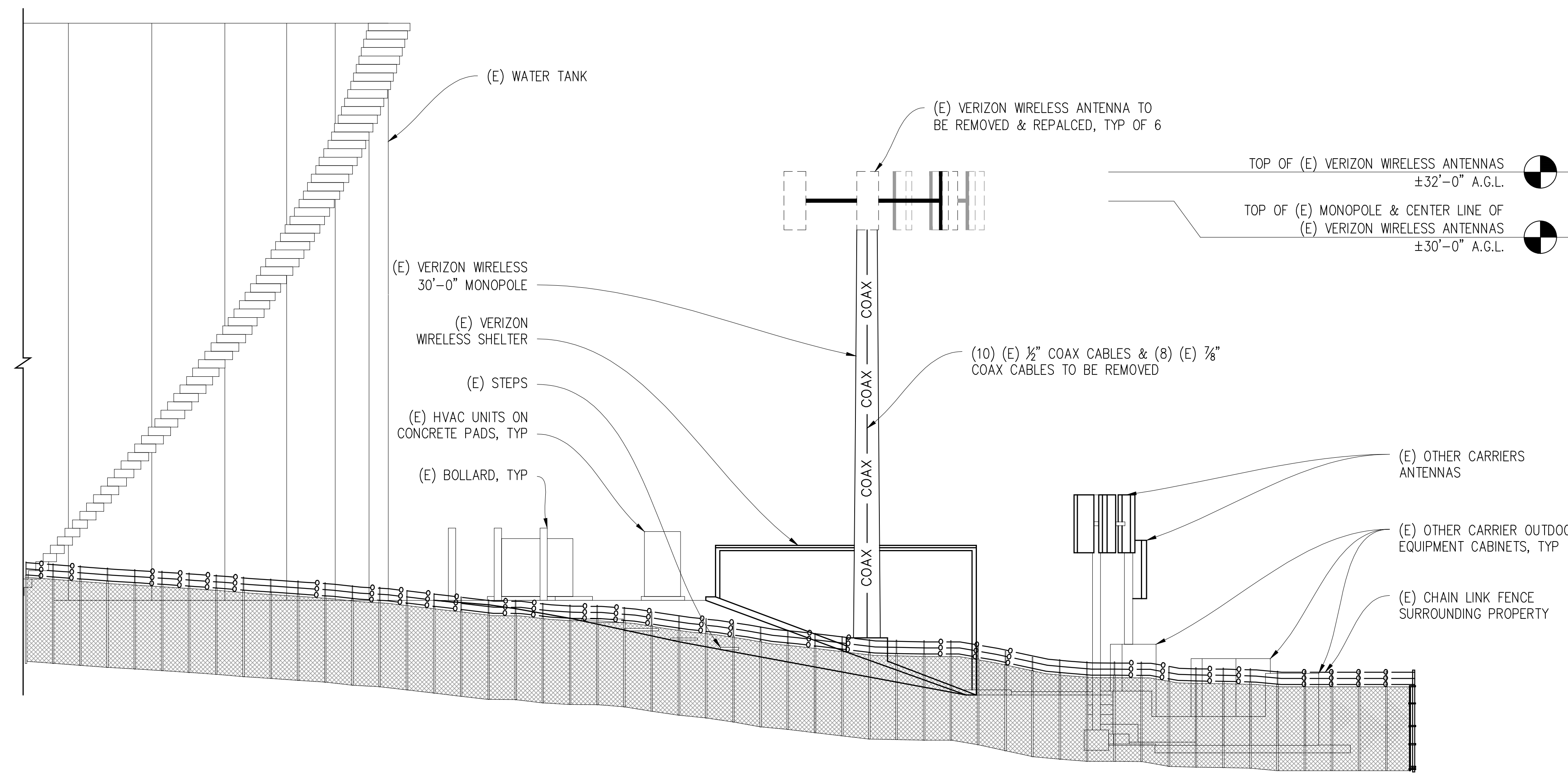
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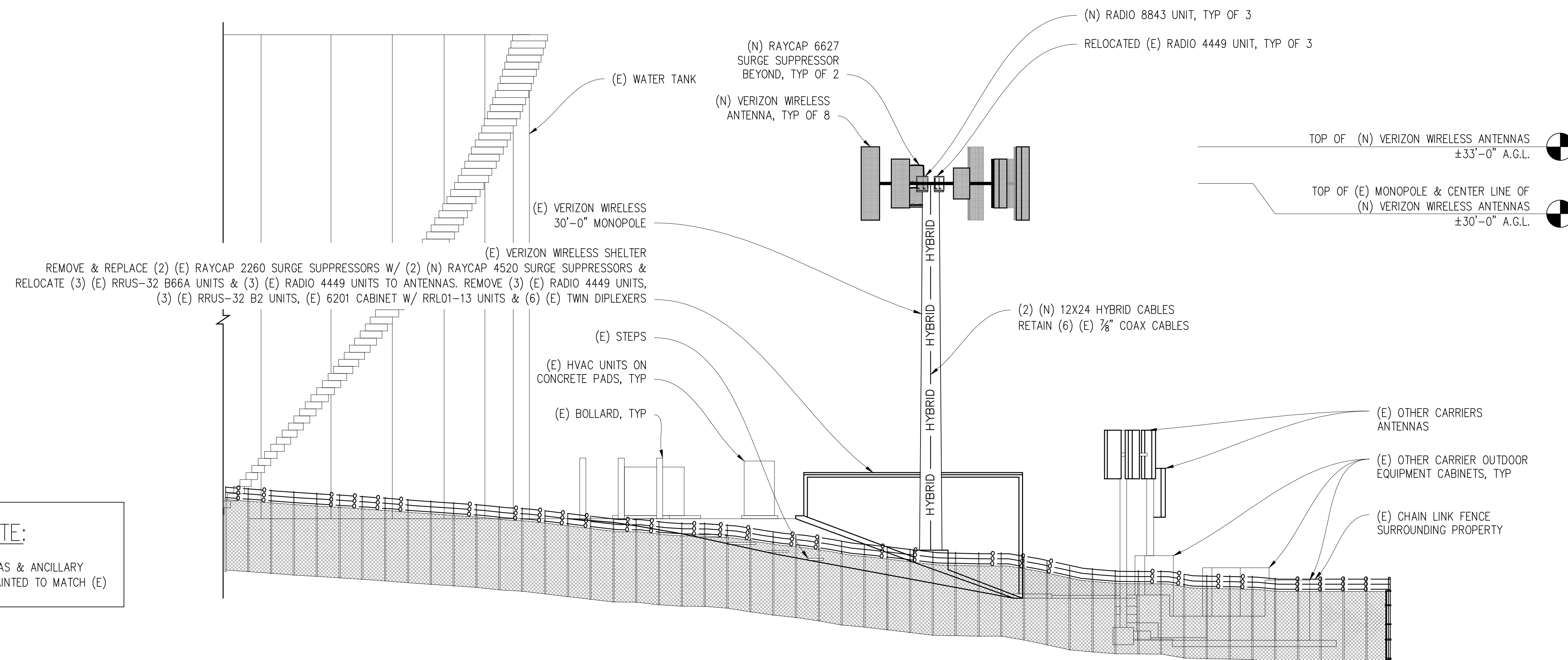
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**(E) SOUTHEAST ELEVATION**

3/16" = 1'-0"



**(N) SOUTHEAST ELEVATION**

3/16" = 1'-0"

**NOTE:**  
ALL (N) ANTENNAS & ANCILLARY EQUIPMENT TO BE PAINTED TO MATCH (E)

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CHECKED BY: S. SAVIG

APPROVED BY: K. SORENSEN

DATE: 08/25/21

SHEET TITLE:

ELEVATIONS

SHEET NUMBER:

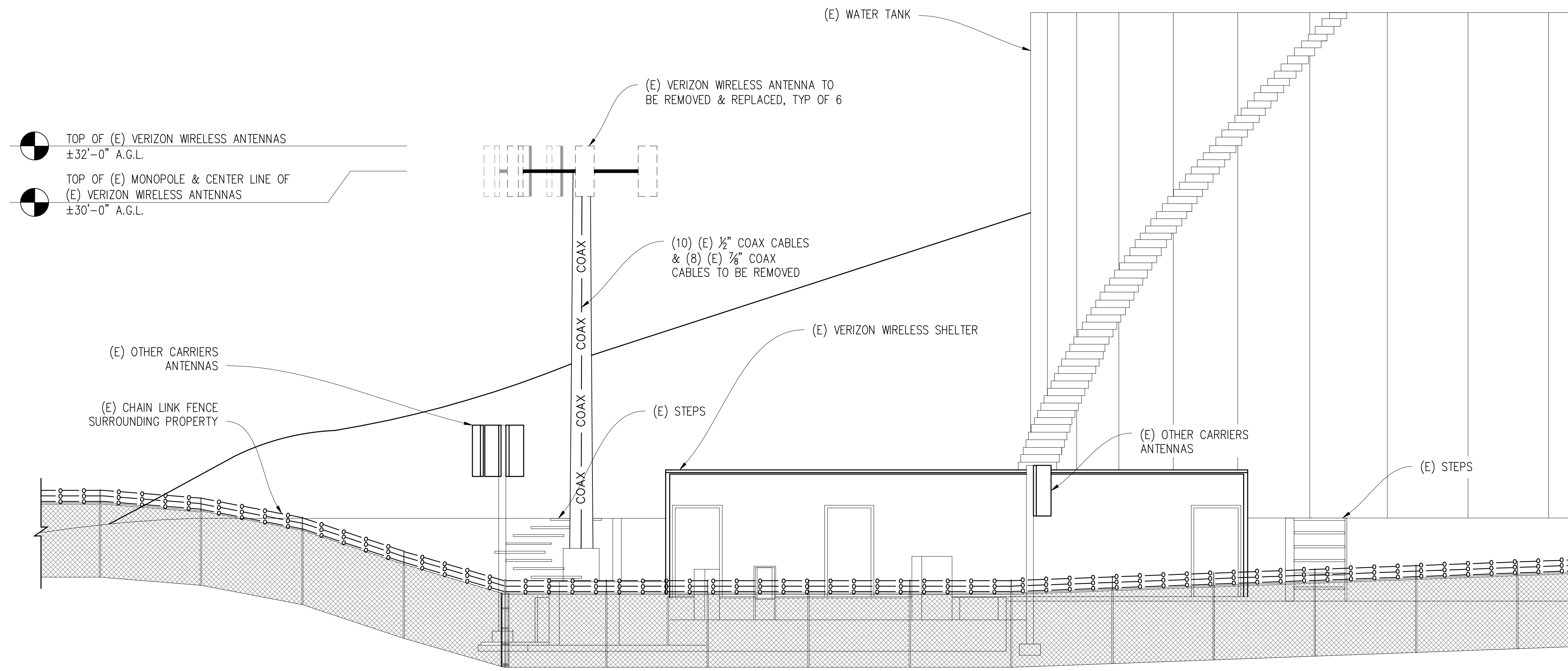
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**BROWNS VALLEY**

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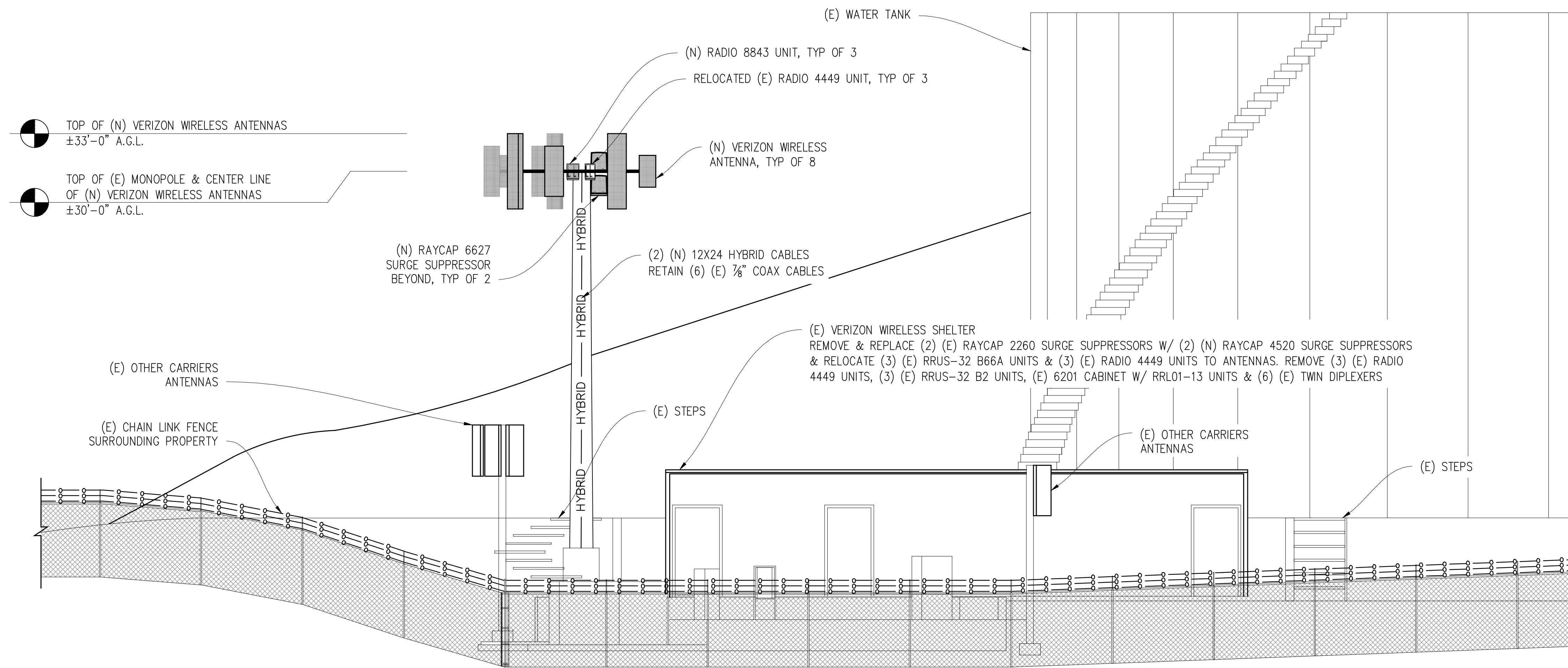
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WALNUT CREEK, CA 94598



(E) NORTHEAST ELEVATION

3/16" = 1'-0"



(N) NORTHEAST ELEVATION

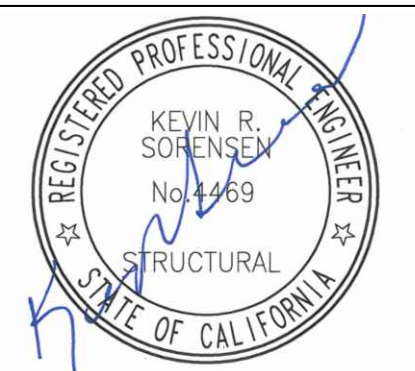
3/16" = 1'-0"

**NOTE:**  
ALL (N) ANTENNAS & ANCILLARY EQUIPMENT TO BE PAINTED TO MATCH (E)

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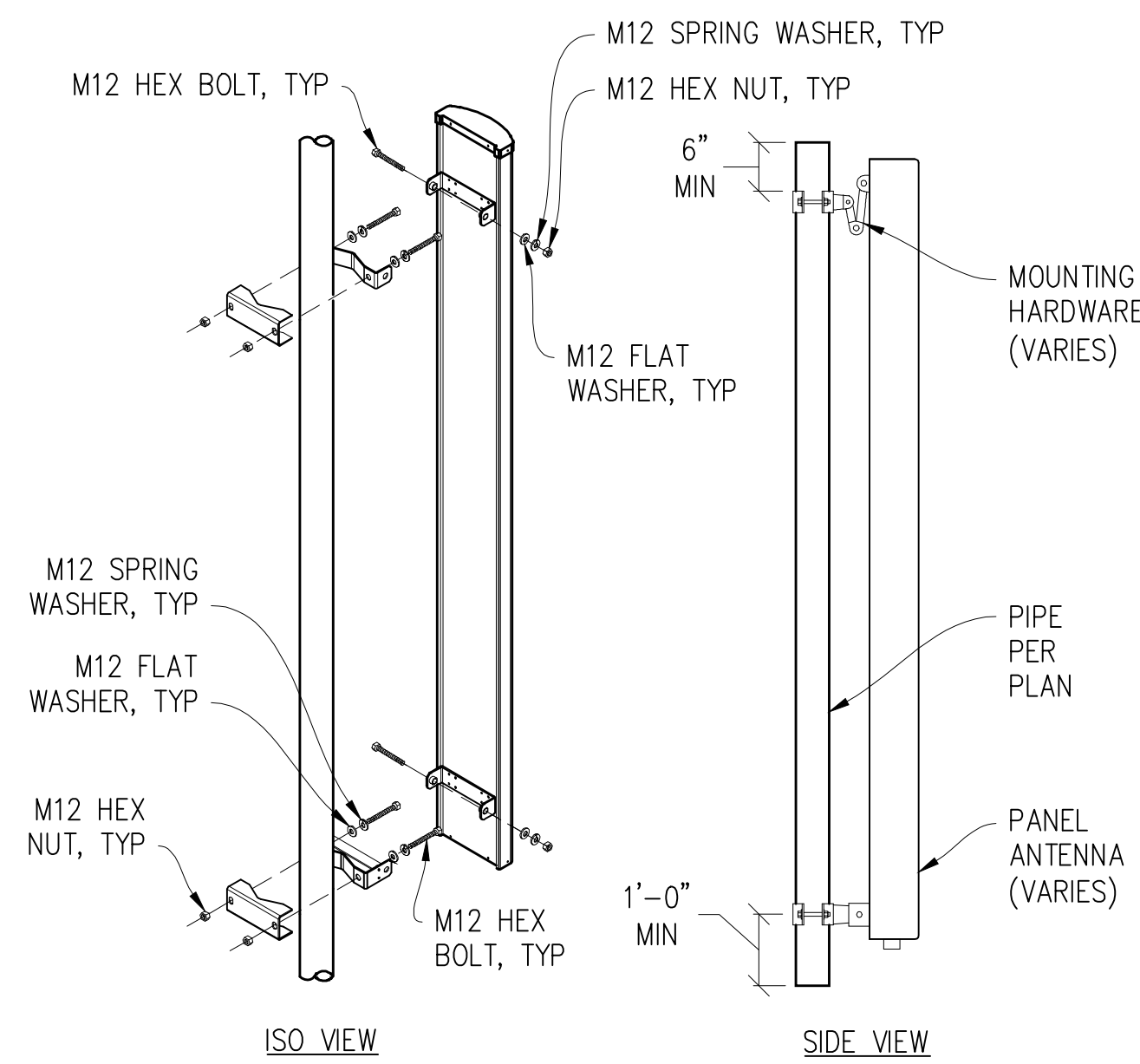
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**A-5**

CONSTRUCTION NOTES

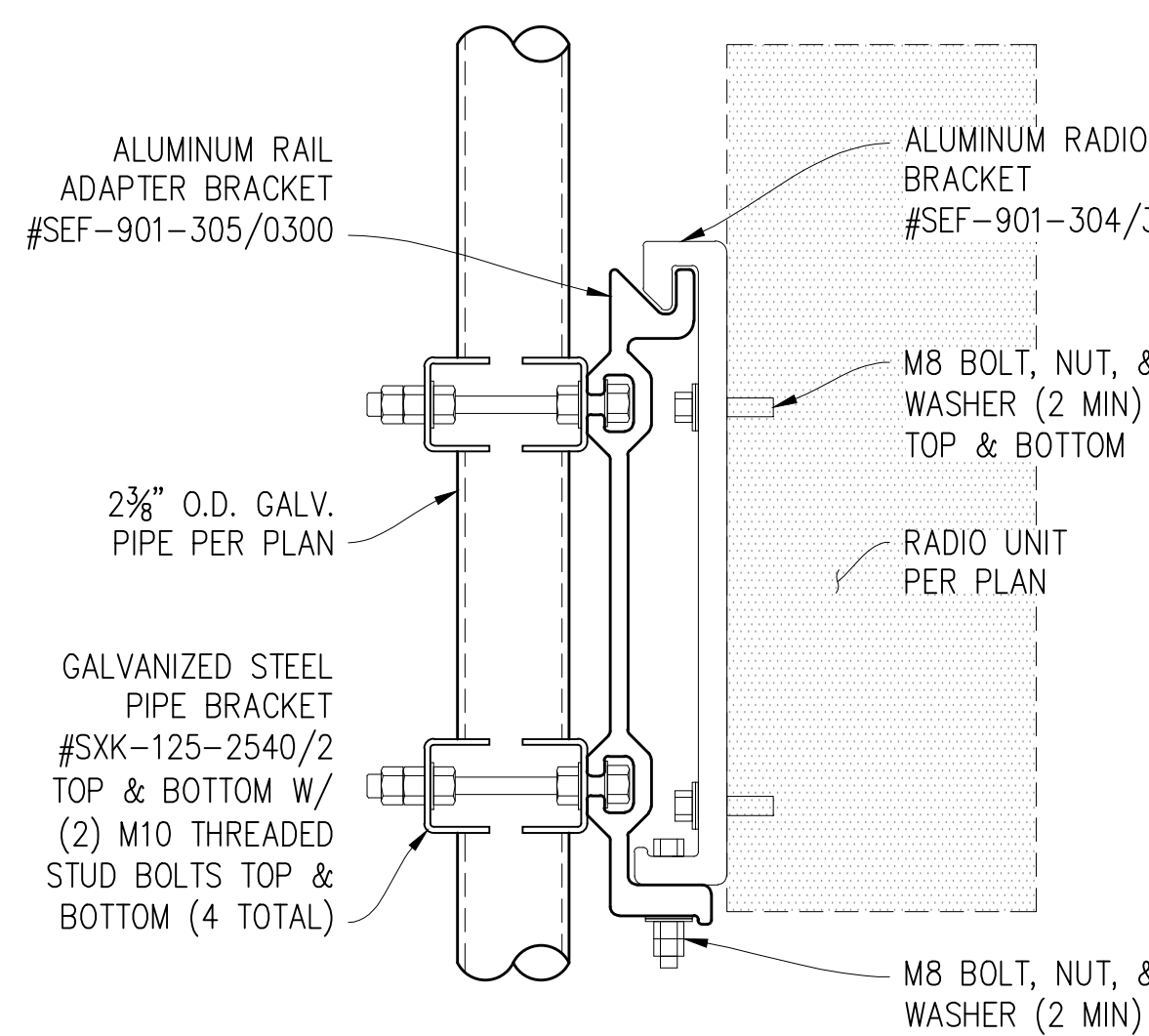
- EXISTING BUILDING CONSTRUCTION CONDITIONS INDICATED ON THE DRAWINGS SHALL BE FIELD VERIFIED BY THE CONTRACTOR PRIOR TO PROCEEDING WITH CONSTRUCTION OR ORDERING OF MATERIALS. IF EXISTING CONDITIONS DO NOT ALLOW FOR DETAILS OF CONSTRUCTION AS SHOWN ON THESE DRAWINGS, NOTIFY ENGINEER OF RECORD FOR RESOLUTION PRIOR TO PROCEEDING. CONTRACTOR SHALL EXPOSE AND REVIEW EXISTING CONDITIONS IN A TIMELY MANNER SUCH THAT ALTERNATE DESIGNS OR DETAILS, IF REQUIRED, MAY BE GENERATED WITHOUT DELAY TO THE PROJECT.
- DURING CONSTRUCTION, THE CONTRACTOR SHALL NOT ALTER, DAMAGE OR REMOVE ANY PART OF THE EXISTING STRUCTURE UNLESS SPECIFICALLY DETAILED ON THESE DRAWINGS.
- THE INTENT OF THESE DRAWINGS IS THAT THE WORK OF THE ADDITION, ALTERATION, REHABILITATION, OR RECONSTRUCTION IS TO BE IN ACCORDANCE WITH THE 2019 CBC. SHOULD ANY EXISTING CONDITIONS SUCH AS DETERIORATION OR NONCOMPLYING CONSTRUCTION BE DISCOVERED WHICH IS NOT COVERED BY THE CONTRACT DOCUMENTS WHEREIN THE FINISHED WORK WILL NOT COMPLY WITH THE 2019 CBC, A CHANGE ORDER, OR A SEPARATE SET OF PLANS AND SPECIFICATIONS, DETAILING AND SPECIFYING THE REQUIRED WORK SHALL BE PREPARED AND SUBMITTED TO AND APPROVED BY THE BUILDING DEPARTMENT PRIOR TO PROCEEDING WITH THE WORK.
- ALL WORK AND MATERIALS SHOWN ARE NEW UNLESS INDICATED AS EXISTING (E).
- IT MAY BE NECESSARY TO REMOVE ARCHITECTURAL FINISHES, PLUMBING PIPES AND FIXTURES, ELECTRICAL CONDUIT, FIXTURES, PANELS, BOXES, TELEPHONE OR FIRE ALARM WIRING AND FIXTURES OR OTHER NON-STRUCTURAL ITEMS TO INSTALL STRUCTURAL WORK AND MATERIALS SHOWN ON THESE DRAWINGS. SUCH ITEMS SHALL BE REMOVED, REPAIRED AND/OR REPLACED TO MATCH PRE-CONSTRUCTION CONDITIONS AT THE CONTRACTORS EXPENSE.
- ALL WEATHER PROOFING, INCLUDING BUT NOT LIMITED TO TORCH DOWN, CAULKING, Z-FLASHING OR ANY OTHER MATERIAL THAT MAY BE ALTERED DURING INSTALLATION SHALL BE REPAIRED REPLACED AND/OR MODIFIED TO ENSURE THE BUILDING AT THE INSTALLATION SITE IS WEATHER PROOF.
- ANY PROPOSED SUBSTITUTIONS FOR STRUCTURAL MEMBERS, HARDWARE, ANCHOR TYPES, OR DETAILING INDICATED IN THESE DRAWINGS SHALL BE SUBMITTED TO AND REVIEWED BY THE ENGINEER OF RECORD PRIOR TO ORDERING MATERIALS. SUCH REVIEW SHALL BE BILLED ON A TIME AND MATERIALS BASIS TO THE CONTRACTOR WITH NO GUARANTEE THAT THE SUBSTITUTION WILL BE ALLOWED.
- CONTRACTOR SHALL ENSURE ALL ROOF AREAS HAVE POSITIVE SLOPE TO ALL EXISTING ROOF DRAINS. PROVIDE ADDITIONAL CRICKETS OR BUILD UP ROOFING AS REQUIRED TO PROVIDE POSITIVE DRAINAGE AROUND ALL NEW CONSTRUCTION INCLUDING ANY CURBS, SLEEPERS, SUPPORT BASES, ETC.

STRUCTURAL STEEL NOTES

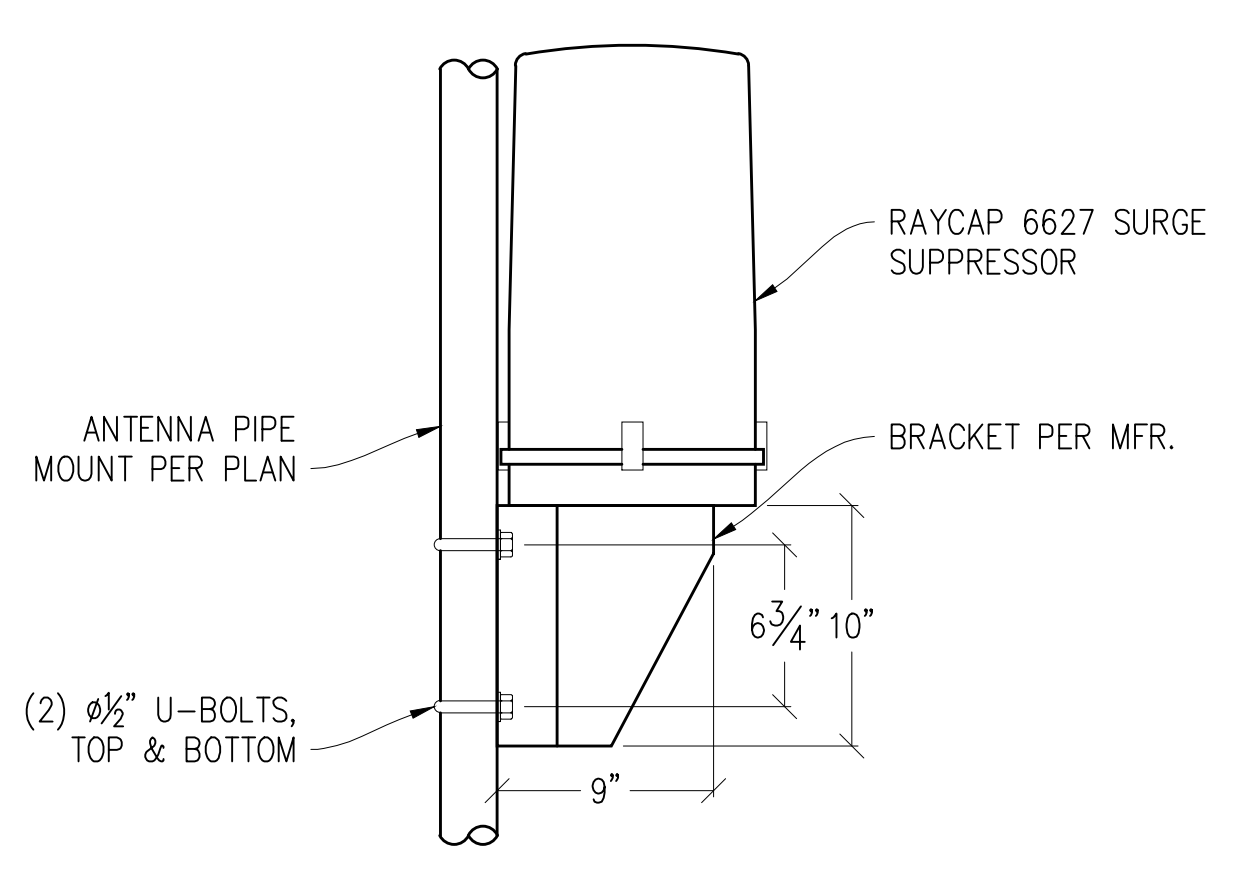
- ALL STEEL CONSTRUCTION INCLUDING FABRICATION, ERECTION AND MATERIALS SHALL COMPLY WITH ALL REQUIREMENTS OF THE 2016 AISC SPECIFICATION FOR THE DESIGN, FABRICATION, AND ERECTION OF STRUCTURAL STEEL FOR BUILDINGS AND THE 2019 CBC.
- ALL STRUCTURAL STEEL SHALL BE ASTM A36 UNLESS OTHERWISE NOTED. ALL WF (WIDE FLANGE) & WT (TEE) SHAPES TO BE ASTM A992 (F<sub>y</sub>=50,000 PSI) UNLESS NOTED OTHERWISE. ALL STRUCTURAL TUBING (TS OR HSS) SHALL BE ASTM A500 GRADE B (F<sub>y</sub>=46,000 PSI). ALL STEEL PIPE SHALL BE ASTM A53 (TYPE E OR S, GRADE B (F<sub>y</sub>=35,000 PSI)) SCHEDULE 40 WITH OUTSIDE DIAMETERS GIVEN UNLESS OTHERWISE NOTED.
- ALL WELDING SHALL BE PERFORMED USING E70XX ELECTRODES UNLESS OTHERWISE NOTED AND SHALL CONFORM TO AISC & AWS D1.4. WHERE FILLET WELD SIZES ARE NOT SHOWN PROVIDE THE MINIMUM SIZE PER TABLE J2.4 IN THE AISC SPECIFICATION. PAINTED SURFACES SHALL BE TOUCHED UP.
- ALL WELDING SHALL BE PERFORMED BY QUALIFIED, CERTIFIED WELDERS.
- BOLTS SHALL BE GALVANIZED ASTM F3125/F3125M GRADE A325 MINIMUM. BOLTED CONNECTIONS SHALL BE BEARING TYPE. SEE PLANS FOR LOCATION, NUMBER, & SIZE OF BOLTS.
- THREADED RODS SHALL BE ASTM F1554, GR 36 U.O.N.
- ALL HOLES FOR BOLTED CONNECTIONS SHALL BE 1/16" LARGER THAN THE NOMINAL BOLT DIAMETER. USE STANDARD AISC GAGE AND PITCH FOR BOLTS EXCEPT AS NOTED OTHERWISE. HOLES FOR ANCHOR BOLTS IN BASE PLATES MAY BE AISC "OVERSIZE" HOLES WHERE ACCOMPANIED BY OVERSIZED HARDENED HOT DIPPED GALVANIZED WASHERS.
- ALL SHOP FABRICATED STEEL STRUCTURAL MEMBERS FOR EXTERIOR USE SHALL BE HOT DIP GALVANIZED PER ASTM A123 AFTER FABRICATION & PAINTED PER CUSTOMER SPECIFICATIONS AS REQUIRED. STEEL FOR INTERIOR USE SHALL BE SHOP COAT OR GALVANIZED & PAINTED.
- ALL FIELD FABRICATED GALVANIZED STEEL THAT IS CUT, GROUND, DRILLED, WELDED OR DAMAGED SHALL BE TREATED WITH "ZINC RICH" COLD GALVANIZING SPRAY OR COATING. NO RAW STEEL SHALL BE EXPOSED.
- AT ALL WEB STIFFENER PLATES LEAVE 3/4" (OR K, WHICHEVER IS LARGER) HOLE @ WEB/FLANGE INTERSECTION UNLESS NOTED OTHERWISE.
- BOLTS AND NUTS AT ANTENNA & RRU MOUNTS TO BE ASTM F3125/F3125M GRADE A325 WITH A194M NUTS U.O.N.
- ALL NUTS SHALL BE ASTM A563/A563M ALL WASHERS SHALL BE ASTM F436/F436M.
- ALL STRUT MEMBERS USED IN EXTERIOR APPLICATIONS SHALL BE HOT DIPPED GALVANIZED PER ASTM A123 OR ASTM A153.
- ALL STAINLESS STEEL BOLTED CONNECTIONS SHALL BE ASTM F593-17 ALLOY GROUP 1 OR 2 AND STAINLESS STEEL NUTS SHALL BE ASTM F594-09 (2015).



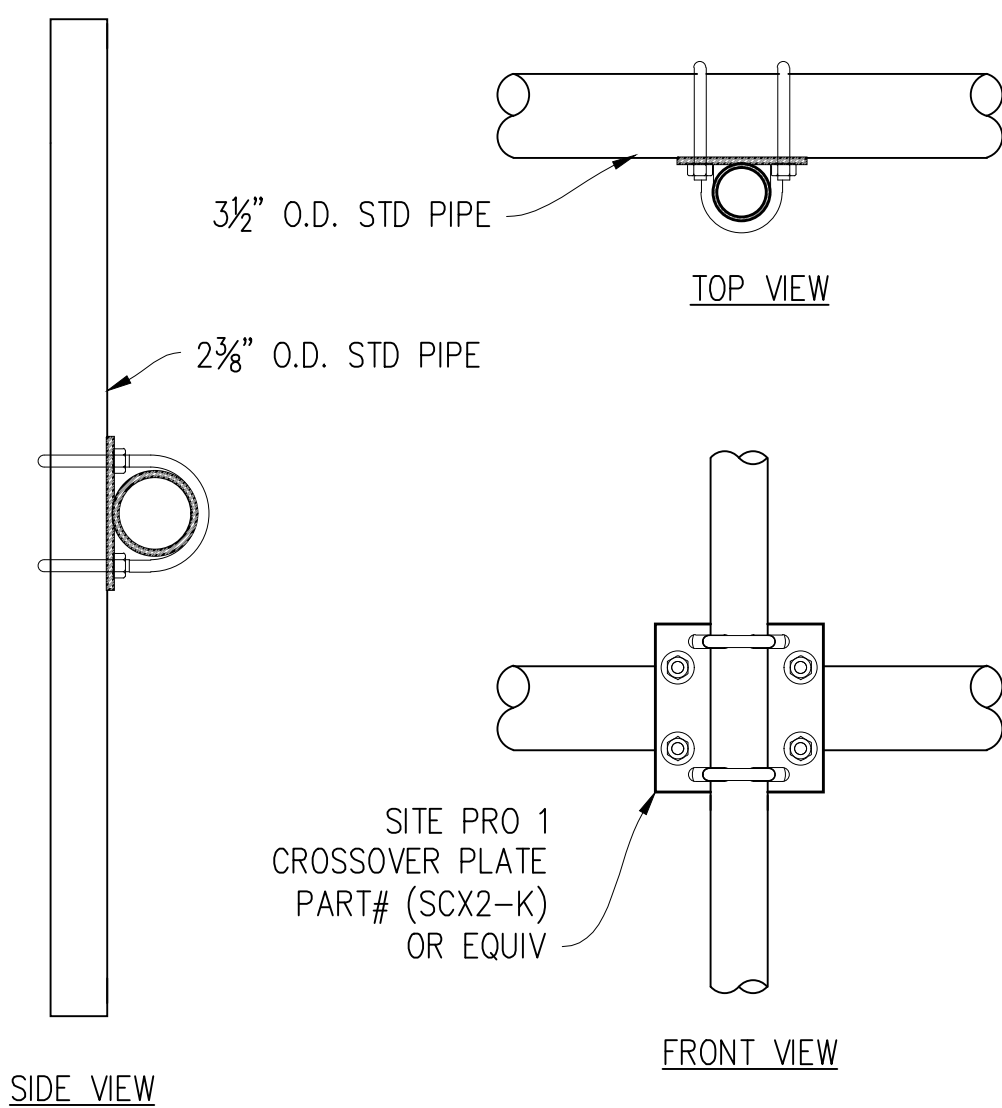
1 ANTENNA MOUNT  
1"=1'-0"



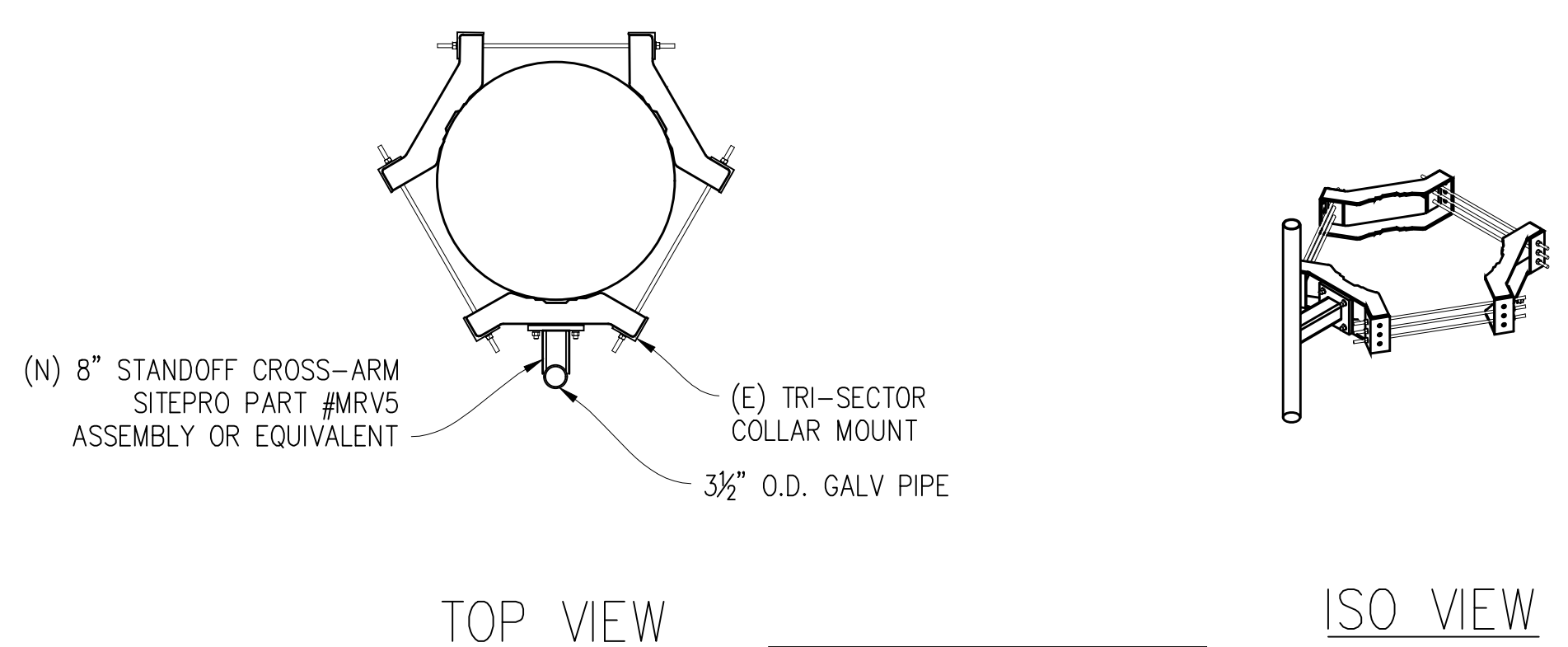
2 RADIO UNIT MOUNTING  
3"=1'-0"



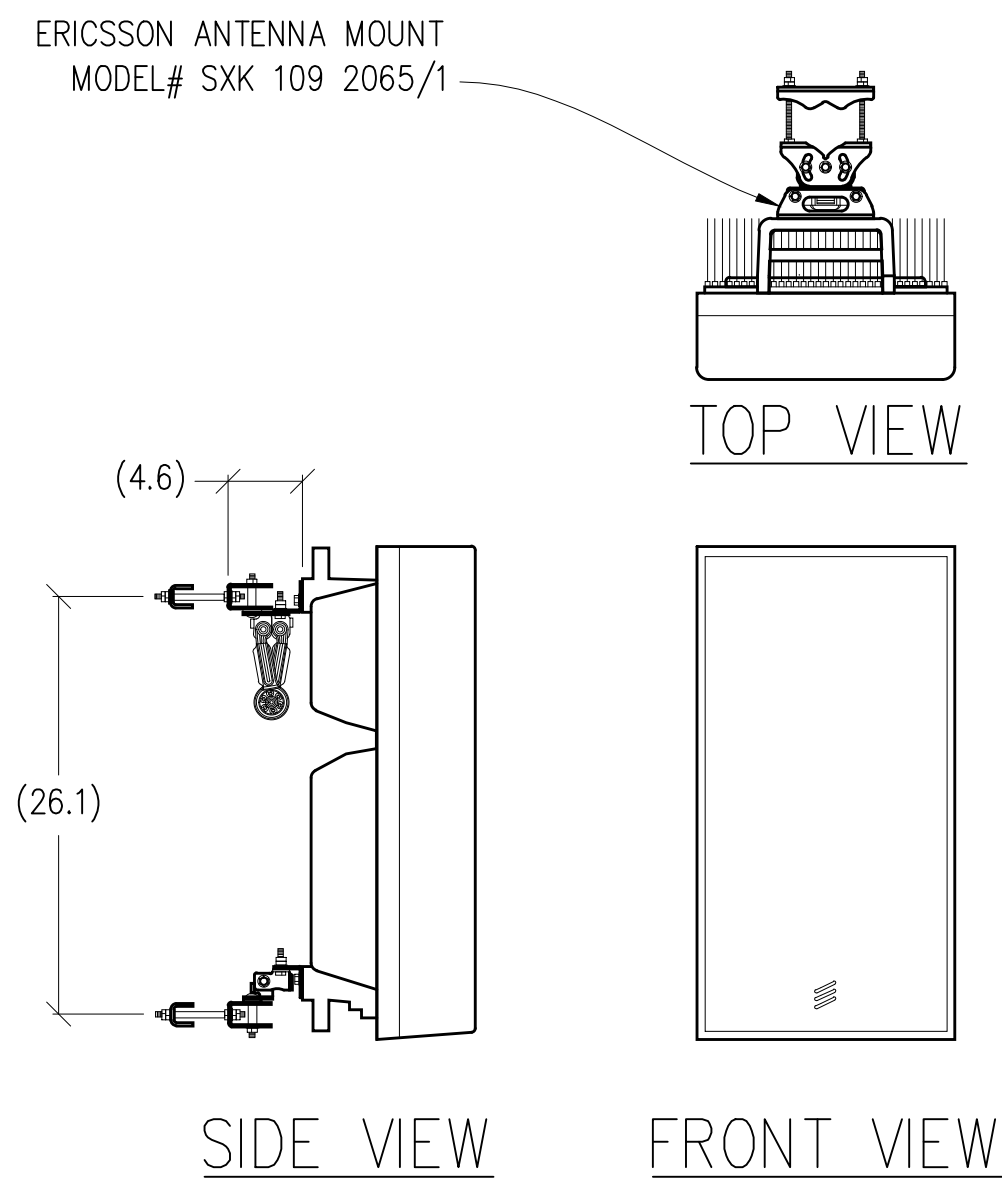
3 SURGE PIPE MOUNT  
1 1/2\"=1'-0"



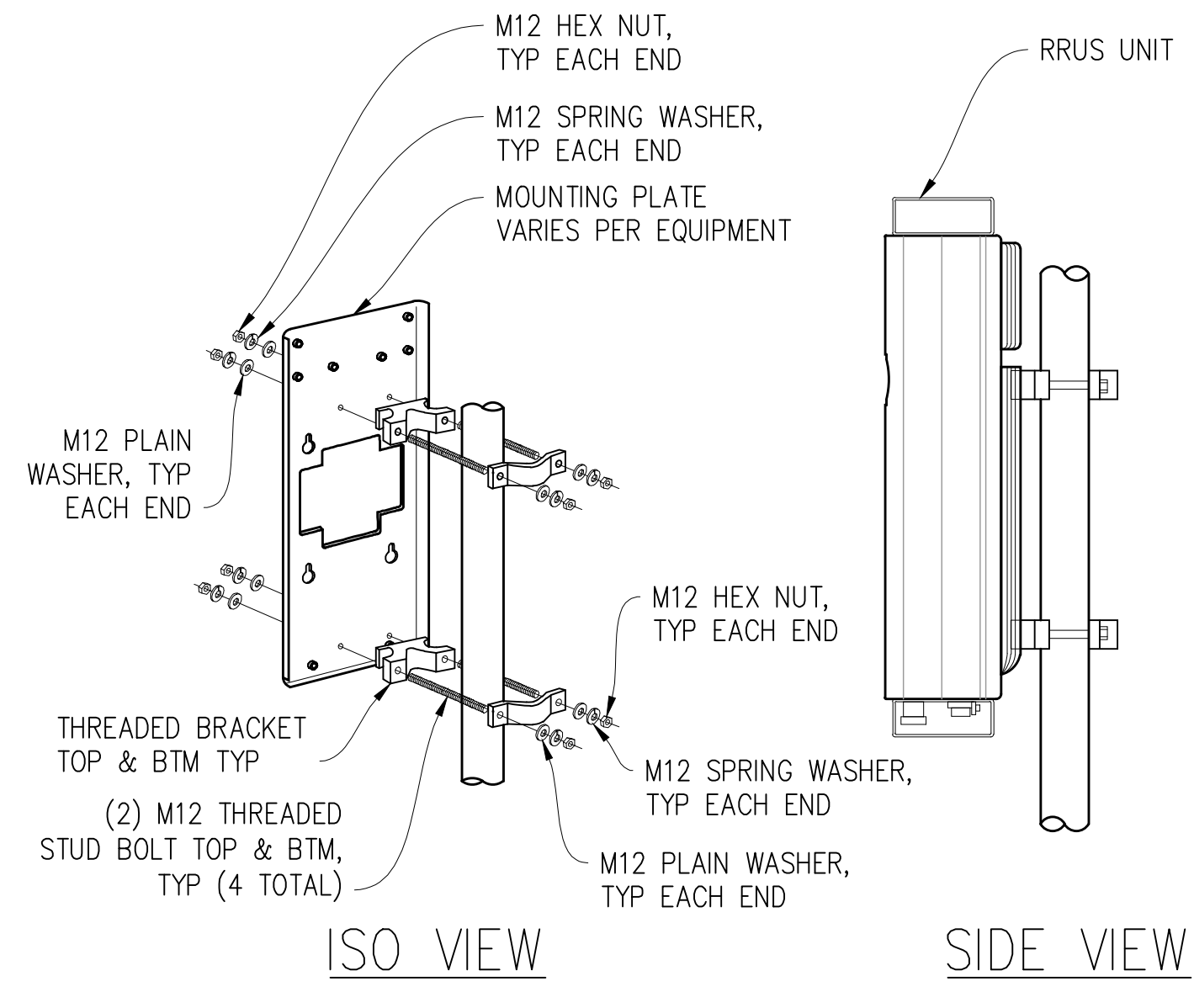
4 CROSSOVER PLATE  
1 1/2\"=1'-0" MAX WEIGHT: 11.4 LBS



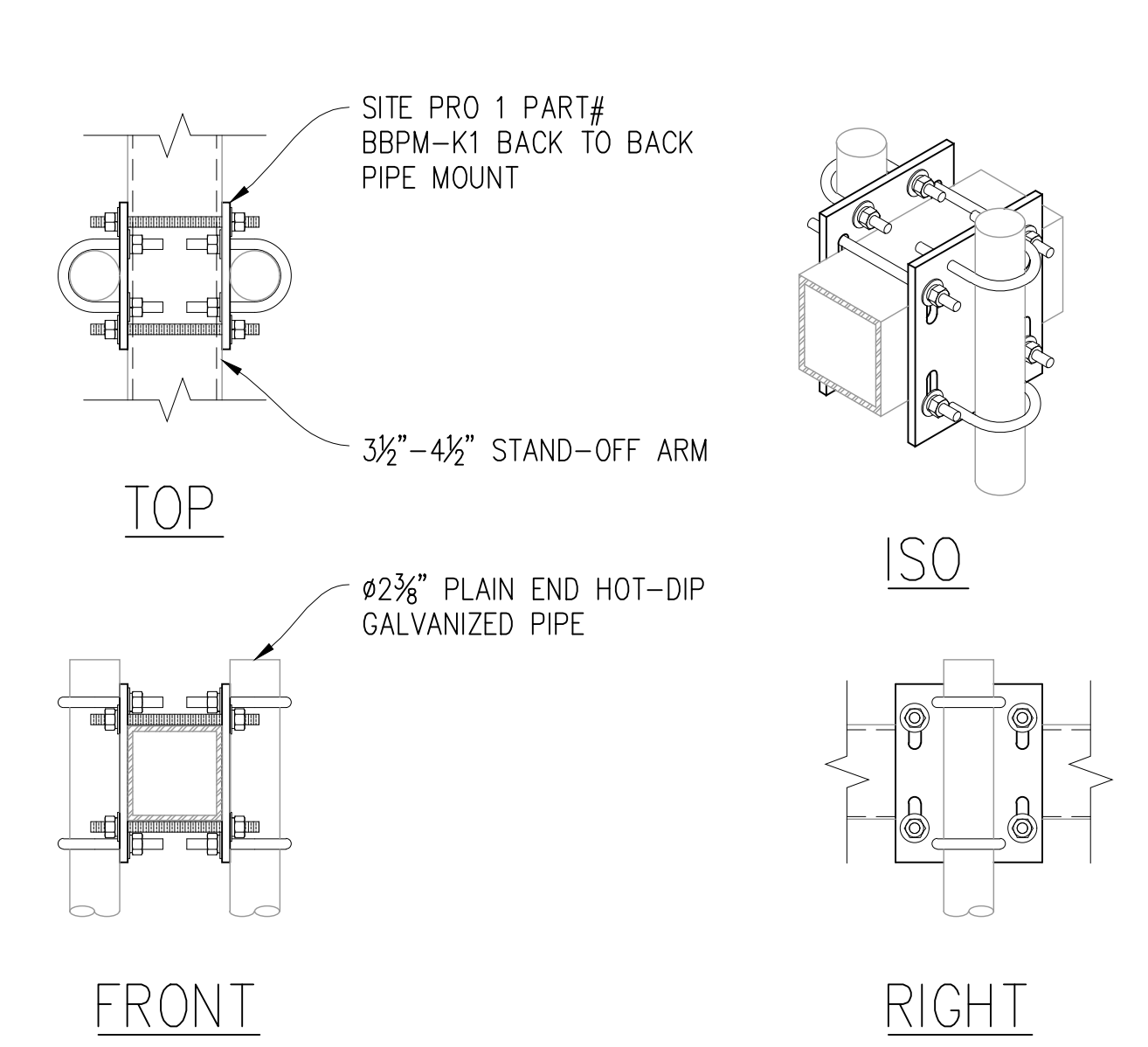
5 STANDOFF CROSS-ARM DETAIL  
1/2\"=1'-0"



6 ANTENNA MOUNT DETAIL  
1"=1'-0"



7 EQUIPMENT POLE MOUNTING  
1 1/2\"=1'-0"



8 BACK TO BACK PIPE MOUNT  
1 1/2\"=1'-0"

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S-1