

### Marion County Board of County Commissioners

Growth Services \* Zoning

2710 E. Silver Springs Blvd. Ocala, FL 34470 Phone: 352-438-2675 Fax: 352-438-2676

### APPLICATION COMPLETE DATE COMPLETED 9/24/25 INTIALS 3AA TENTATIVE MEETING DATES P&Z PH 1/24/25 1/2/16/25

### SPECIAL USE PERMIT APPLICATION PACKAGE FOR TELECOMMUNICATION ANTENNA OR TOWER SITE

Application No.:	
The undersigned hereby requests a Special Use Perm	it in accordance with Marion County Land Development
Code, Section 4.3.25.for the following described proposed New Telecommunication Tower	perty zoned B-2 , for the purpose of:
Legal description: (please attach a copy of the deed	and location map)
Parcel account number(s): 16066-002-01	
Property dimensions: see attached	Total acreage: 20.00
Directions: Please see attached copy of the deed and locat	tion map
The property owner must sign this application unless he has behalf.	attached written authorization naming an agent to act on his/her
4 C Family Trust, LLC Thomas C. Conrad	Dan Ausley
Property owner name (please print) P.O. Box 4368	Applicant or agent name (please print) 1003 Washington Street
Mailing address Ocala, Florida 34478-4368	Mailing address Tallahassee, Florida 32303
City, state, zip code 352-427-5405	City, state, zip code 850-566-6761
Phone number (please include area code)	Phone number (please include area code)
1/////	Dan Musley
Signature	Signature
	re until 14 days after a final decision is made by the Marion County
	gent is encouraged to attend the public hearing where this application and requires additional information, the request may be postponed or
	ted address(es). All information given by the applicant or agent must
	0.00 and is non-refundable. For more information, please contact the
Planning & Zoning Division at 352-438-2675.	
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	FICE USE ONLY
RECEIVED BY: EM DATE: 9/72/75	ZONING MAP NO.: 230 Rev. 04/2017
nail: dan@rbwservicesgrou "Meeting Needs by	y Exceeding Expectations"  AR 33433

### 1. Provision for Ingress and Egress

Access to the proposed tower compound will be via a 30-foot recorded access easement extending from the public right-of-way along the south side of the existing power line. The access drive will be improved with a stabilized surface and turning radius sufficient to accommodate emergency vehicles, including fire apparatus, in accordance with Marion County Fire Rescue standards. The easement will be maintained year-round to ensure reliable access for maintenance personnel and emergency responders. No pedestrian traffic is expected beyond authorized personnel.

### 2. Off-Street Parking and Loading Areas

A stabilized parking and turnaround area will be provided at the edge of the fenced compound, sufficient to accommodate a maintenance vehicle or service truck. Because the site is unmanned, traffic is limited to periodic maintenance visits. All construction activity will occur during daylight hours and comply with Marion County's noise control regulations. After construction, the facility will generate no noise, glare, or odor. The tower is below FAA lighting thresholds and no exterior lighting is proposed other than that required by applicable codes.

### 3. Refuse and Service Areas

This facility is an unmanned site and will not generate solid waste. Routine maintenance does not require on-site storage of refuse or hazardous materials. Any temporary construction debris will be removed upon project completion.

### 4. Utilities

Electric service and telecommunications backhaul will be extended underground from the right-of-way to the compound, within dedicated utility easements. No overhead utilities are proposed. The utility route avoids environmentally sensitive areas and will be designed to meet county requirements for separation from existing utilities and drainage features.

### 5. Screening and Buffering

The compound will be enclosed by an 8-foot chain-link fence with barbed wire for security. Landscaping will be installed in accordance with Marion County Land Development Code

buffering requirements, using native or drought-tolerant species to provide visual screening of ground equipment. The monopole will be finished in a galvanized or neutral color to minimize visual contrast with the sky.

### 6. Signs and Exterior Lighting

Only regulatory signage as required by Marion County, the FAA, and the FCC will be posted at the compound gate. No advertising signage is proposed. No exterior lighting is planned except for code-required security lighting, which will be motion-activated and downward-directed to avoid light spillover to adjacent properties.

### 7. Yards and Green Space

The facility is designed to meet or exceed all required setbacks for the B-2 district. The monopole is engineered with an intentional break-point design such that, in the highly unlikely event of a structural failure, the monopole will collapse within the leased compound area. This ensures the "fall zone" remains entirely contained on site and does not encroach on adjacent properties. Green space around the compound will remain vegetated, and the surrounding property will otherwise be undisturbed.

### 8. General Compatibility with Surrounding Properties

The proposed tower is located on a commercially zoned parcel (B-2), consistent with Marion County's Comprehensive Plan and Land Development Code allowances for telecommunication facilities. The compound is positioned to minimize visual and physical impacts to surrounding properties and rights-of-way. The facility will not generate traffic, noise, odor, or light beyond minimal and incidental levels, ensuring compatibility with adjacent commercial and agricultural uses.

### 9. Compliance with Special Requirements

The proposed monopole has been designed in accordance with Marion County's telecommunication tower regulations, including structural engineering, wind-load compliance, and fall-zone containment. The site has been evaluated for co-location opportunities, and no existing structures within the search area meet the carrier's technical requirements for coverage. The project will comply with all applicable FCC and FAA requirements, including RF emissions standards and FAA clearance processes. Any comments or conditions identified through staff review will be addressed prior to permit issuance.



PROJECT INFORMATION:

SITE NAME:
US-FL-6065-INDIAN LAKE ST
FOREST INDIAN LAKE ST
SITE NO: 0
PROJECT # 77222428
E HWT 238
SUMB SHOWS, FL 3448
MARING COUNTY

verticalbridge

Kimley»Horn 201 NORTH FRANKUN STREET, SUITE 1400 TAMPA, FL 33602 PHONE: 813-620-1460 WWW.KINLEY-HORN.COM

750 PARK OF COMMERCE DRIVE, SUITE 200 BOCA RATON FL, 33487 · TEL: (561) 948-6367

## US-FL-6065 - INDIAN LAKE ST FOREST

## SITE ADDRESS (E-911 TBD)

LATITUDE: 29° 14' 29.95" N LONGITUDE: 82° 03' 04.89" W TAX/PIN #: 16066-002-01 SILVER SPRINGS, FL 34488 MARION COUNTY ZONING: B-2 E HWY 326

REV: DATE: ISSUED FOR: BY:

DEVELOPER
THE TOWNERS, LLC
756 PARK OF COMMERCE DRIVE
BOCA RATON, FL 33487
PHONE: (561) 246-5541
ATN: ANDRELLA BARNES

SHEET NO. SHEET TITLE

POWER COMPANY SECO ENERGY PHONE: (342) 237-4107 ATTN.: CUSTOMER SERVICE

PROPERTY OWNER 4 C FAMILY TRUST LLC NE 58TH AVE & E HWY 326 SILVER SPRINGS, FL 34488 PHONE: NA ATTN.: N/A CONSULTANT
MIMER-HORN AND ASSOCIATES, INC.
11720 AMBER PARK DRIVE, SUITE 600
ALPHARETTA, GEORGIA 30009
PHONE: (470) 443-3778
ATTN:: BAILEY LIVELY

CONTACTS

SITE SURVEY (SHEET 1 OF 3)	F	COVER SHEET
STE SURVEY (SHEET 2 OF 3)	ı	SITE SURVEY (SHEET 1 OF 3)
STE SURVEY (SHEET 3 OF 3)   GENERAL NOTES    CO	1	SITE SURVEY (SHEET 2 OF 3)
N1   GENERAL NOTES	1	SITE SURVEY (SHEET 3 OF 3)
C0   AERIAL PARCEL PLAN     C1   PARCEL PLAN     C2   SITE PLAN     C3   EQUIPMENT PAD LAYOUT     C4   CONCRETE PAD FOUNDATION DETAIL     C5   FENCE, GATE, AND COMPOUND DETAIL     C6   SITE SIGNAGE DETAILS     C7   WAVEGUIDE BRIDGE DETAILS     C8   ANTENNA AND TOWER ELEVATION DE STREET INDEX	ž	GENERAL NOTES
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C6   SITTE SIGNAGE DETAILS	CS	FENCE, GATE, AND COMPOUND DETAILS
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STATE OF

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MARION COUNTY ZONING & DEVELOPMENT 2710 E SILVER SPRINGS BLVD OCAAA, FL 34470 PHONE: (352) 438-2675 ATTN.: CUSTOMER SERVICE

PERMIT INFORMATION

COVER SHEET

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HEET NUMBER:

JURISDICTION STATE: FLORIDA

SITE

TOWER TYPE: MONOPOLE TOWER

TOWER HEIGHT: 180' (185' TO HIGHEST APPURTENANCE)

VICINITY MAP

NUMBER OF CARRIERS: 0 EXISTING, 1 PROPOSED

FLOOD INFO STETS IS COGATED WITHIN FEMA FLOOD MAP STAT 12083CO51SE DATED 04/19/2017 WITHIN FLOOD ZONE X. USE: PROPOSED TELECOMMUNICATIONS TOWER AND UNMANNED EQUIPMENT

PROJECT SUMMARY

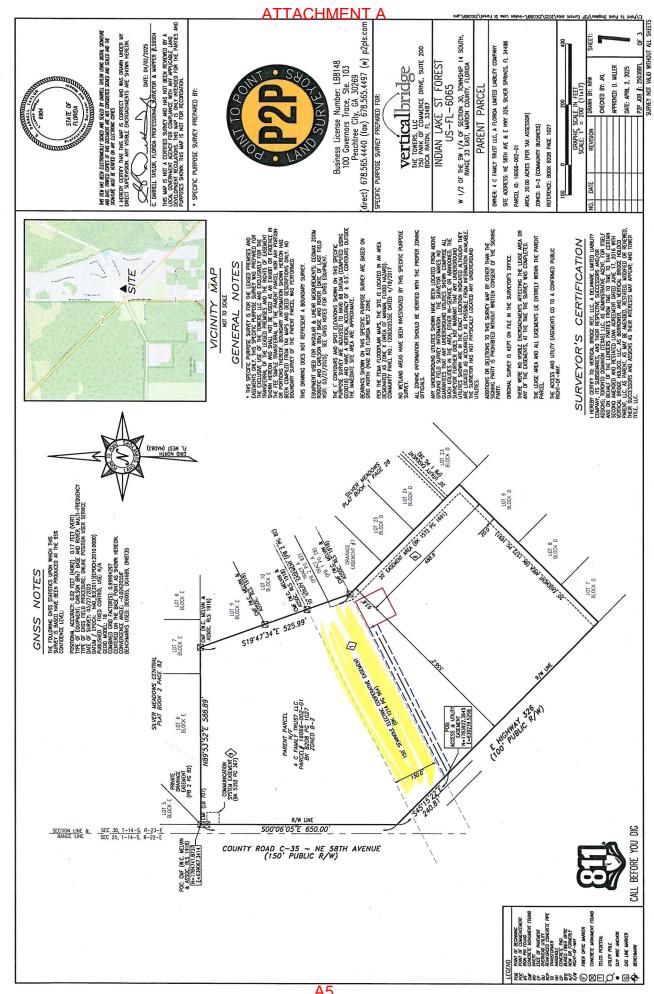
DRIVING DIRECTIONS

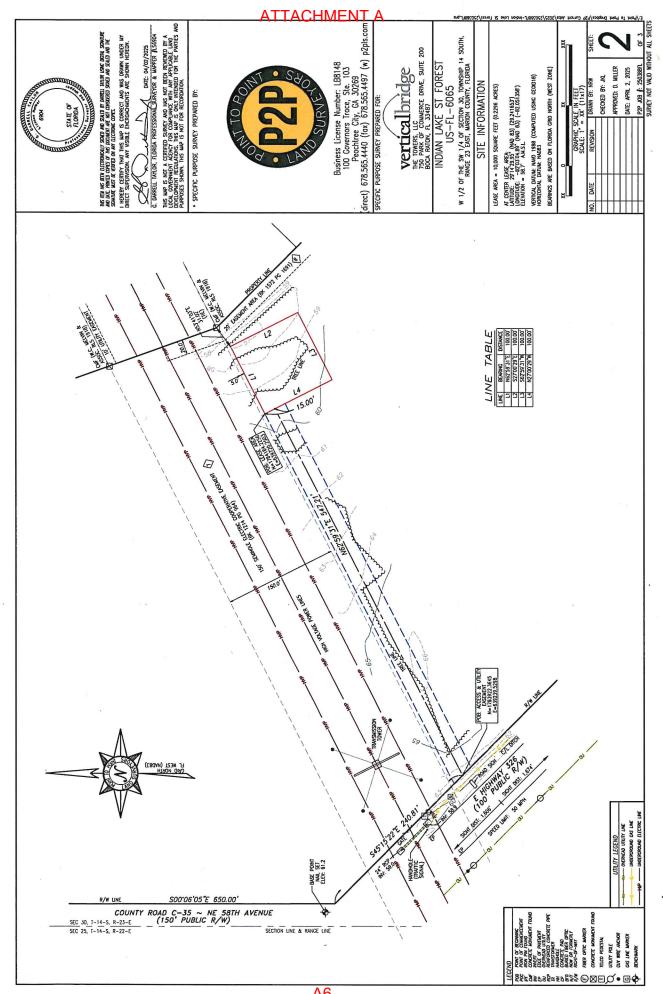
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OCALA, FL 34479 PHONE: (352) 291-8000 ATTN.: CUSTOMER SERVICE

MARION COUNTY FIRE RESCUE STATION 1 3199 NE 70TH ST

MARION COUNTY SHERIFF'S OFFICE 3311 N.IN HWY 441 OCALA, FL 3483 PHONE: (352) 438-5920 ATTN.: CUSTOMER SERVICE





I HEREBY CERTIFY THAT THIS MAP IS CORRECT AND WAS DRAWN UNDER MY DIRECT SUPERVISION. ANY VISIBLE ENCROACHMENTS ARE SHOWN HEREON. PAS ITA HIS BERN DECIRIONICALI SCHED AND SEALID BY DARROLL BATOR LISNE DICTUL SCHUIDS. AND DATE, PRINTID COPYES OF THIS DOCUMENT ARE NOT CONSIDERED SCHUID AND SEALID AND THE SCHUITEE MIST BE HERFOID ON ANY ELLEGRONIC COPYES.

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SPECIFIC PURPOSE SURVEY PREPARED BY:

SURVE

Business License Number: LB8148 100 Governors Trace, Ste. 103 Peachtree City, GA 30269 (direct) 678.565.4440 (fax) 678.565.4497 (#) p2pis.com

SPECIFIC PURPOSE SURVEY PREPARED FOR:

THE TOWERS, LLC 750 PARK OF COMMERCE DRIVE, SUITE 200 BOCA RATON, FL. 33487 verticalbridge

ST FOREST US-FL-6065 INDIAN

W 1/2 OF THE SW 1/4 OF SECTION 30, TOWNSHIP 14 SOUTH, RANGE 23 EAST, MARION COUNTY, FLORIDA

DESCRIPTION & REVIEW SHEET

APPROVED: D. MILLER CHECKED BY: JRL DRAWN BY: NRW

DATE: APRIL 2, 2025

P2P JOB 1: 25038BTL OF 3
SURVEY NOT VALID WITHOUT ALL SHEETS

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PARCEL 10: 16066-002-01

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30' ACCESS & UTILITY EASEMENT

BEARINGS BASED ON FLORIDA GRID NORTH, NAD83, WEST ZONE.

### LEASE AREA

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SAID TRACT CONTAINS 0.2296 ACRES (10,000 SQUARE FEET), MORE OR LESS. BEARINGS BASED ON FLORIDA GRID NORTH, NADBJ, WEST ZONE.

## TITLE EXCEPTIONS

THIS SURVEY WAS COMPLETED WITH THE AND OF TITLE WORK PREPARED BY TOWER AGENCY, LLG, COMMINDENT DATE OF 200 DAY OF OCTOBER, 2024, BEING COMMINDENT NO. PRE-ZOUGGEO-G, FOR THE PARENT PARCEL, TO DETERMINE THE IMPACTS OF EXSTING TITLE EXCEPTIONS.

EXCEPTIONS 1 - 6 ARE STANDARD AND NOT THE TYPE TO BE DEPICTED

7. RIGHT-OF-MAY ESCRUEN BETWEEN CONTANER CORPORATION OF AMERICA, AND SEAMOLE ELECTRIC COOFFIGHE, INC., DATED JAMORY. 7: 1984 MID RECORDED APRIL 17, 1984 IN (190A) 12.14 (PAGE) 1984 (INSTRUMEN) 84-019704, IN JAPON COUNTY, FLORIDA.

8, ESEMENT AGREEMENT BETWEEN STEVEN H, GRAY: AND KENNETH KARP, DATED APRIL 11, 1999 NN (BOOK) 1572 (PAGE) 1691 (INSTRUMENT) 89-2299; NI MARON COUNTY, FLORDIA. This iten is applicable to the parkit parcel, but not the lease area or the access & utility easement, and is plotted hereon).

This item is applicable to the parent parcel, but not the lease area or the access & utility easement, and is protied hereon].

9. COMMUNICATION SYSTEM EKEDEAT BETWEEN LARRY M, WOOD, SUCCESSAR TRUSTEE UNDER NATURE ACKENDENT MC., 1/8/4/A CENTURITINK, DATED, PRRI. 1, 2010. AND RECORDED APRIL 20, 2010 N (BOOM) 653/2 (PAGE) 0367 (INSTRAMENT) 2010039173, IN MARGIN COUNTY, FLORIDA.

THIS ITEM IS APPLICABLE TO THE PARENT PARCEL, BUT NOT THE LEASE AREA OR THE ACCESS & UTILITY EASEMENT, AND IS PLOTTED HEREON).

**A7** 

### 1.00 GENERAL NOTES

LA MATERIAS AND WORKHANSHIP SHALL CONFORM TO THE DRAWNGS AND SPECIFICATIONS. ALL WORK SHALL BE DONE IN ACCORDANCE WITH THE LATEST EDITION OF THE STATE, LOCAL AND THINDAL CORDS, ORDINANCES AND OR REQULATIONS APPLICABLE TO THIS PROJECT. 1.01

THE CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING THE WORN OF ALL INFLOSES AND SHALL OFFICE ALL DIMENSIONS. ALL DISCREPANCES SHALL BE CALLED TO THE ATTENTION OF THE PROCEST MANOFOR REMORES AND BE RESOLVED BEFORE PROCESTING WITH WORK. WHERE HERE IS A CONFLICT BETWEEN SHAMIOL OFFICE SHOULD BE CONTACTED FOR CARRICON PROJECT SHOULD BE CONTACTED FOR CARRICON ROLE 1.02

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CONTRACTOR SHALL REVIEW AND BE FAMILIAR WITH SITE CONDITIONS AS SHOWN ON THE ATTACHED SITE PLAN AND/OR SURVEY DRAWINGS. 1.04

WANGUIDE BRIDGE AND EQUIPMENT CABINETS ARE SHOWN FOR REFERENCE ONLY. REFER TO SEPARATE DRAWNGS FOR SPECIFIC INFORMATION. 1.05

ALL FINISHED GRADES SHALL SLOPE MINIMUM 1/4 IN./FT. AWAY FROM EQUIMBRIT IN ALL RIECDINS, CONTRACTOR SHALL SLOPE SYALES AS RECUIRED ALONG EXISTING TERRAIN TO DRAIN AWAY FROM COMPOUND AND ACCESS DRIVE. 1.06

THE PROPOSED TOWER AND TOWER TOWNSHANDS WERE DESIGNED BY OTHERS. TOWER INCRMATION PROVIDED ON THESE PLANS AND PROVIDED FOR REFERENCE FURINDESS ONLY NOTTY ENGINEER OF PROJECT MAN AGER OF ANY CONFLICTOS OF DISORPHANCES. CONTRACTOR TO GRAIN COPY OF TOWER DESIGN DRAWINGS. IF AND ANTERIAL FROM VERSION PROJECT MANAGER TO CONFIRM COAX ROUTING AND ANTERIAL MOUNT INFORMATION. 1.07

THE CONTRACTOR SHALL PROVIDE ADEQUATE EXCAVATION SLOPING, SHORING, BRACING, AND GUYS IN ACCORDANCE WITH ALL NATIONAL, STATE, AND LOCAL SAFETY ORDINANCES. 1.08 60.

1.0 THE CONTRACTOR IS HERBY NOTHED THAT PRIOR TO CONTACTING COMMENCING CONSTRUCTING, HE IS RESPONSIBLE FOR CONTACTING THE UTILITY COMPANIES INVOLVED AND SHALL RECUEST A VERIFICATION AT THE CONSTRUCTION SITE OF THE LOCATIONS OF THEIR UNDERGROUND UTILITIES AND WHERE THEY MAY POSSIBLY CONFLICT WITH THE PLACEMENT OF IMPROVENTING SYSTOWN ON THESE PLANS. THE CONTRACTIOR OR ANY SUBCONTRACTOR FOR HING CONTRACTOR FOR ANY SUBCONTRACTOR FOR ANY SUBCONTRACTOR FOR HOURS IN ADVANCE OF PERFORMING ANY WORK BY CALLING THE TOLL FREE UNIVERSE (800) ASSLATION OF STALLING THE DAMAGED BY CONSTRUCTION ACTIVITIES SHALL BE REPAIRED BY THE CONTRACTOR, AT NO EXPENSE TO THE OWNER. UPON COMPLETION OF CONSTRUCTION, CONTRACTOR IS RESPONSIBLE FOR REPAIRING ANY DAMAGE CAUSED BY CONSTRUCTION ACTIVITIES TO THE EXISTING ACCESS ROAD AND COMPOUND GRAVEL AREAS. ANY NEW FILL MATERIALS SHALL BE COMPACTED. 1.10

CONTRACTOR TO PROVIDE DUMPSTER AND PORTABLE TOILET FACILITY DURING CONSTRUCTION. Ξ

CONTRACTOR TO PROVIDE STYMIE LOCK OR EQUIVALENT AS APPROVED BY VERIZON PROJECT MANAGER. 1.12

CONTRACTOR TO PROVIDE ANY NECESSARY SIGNAGE PER VERIZON PROJECT MANAGER'S INSTRUCTIONS, SEE DETAIL ON SHEET C11. 1.13

### 2.00 EQUIPMENT FOUNDATION NOTES

2.01 FOUNDATIONS ARE DESIGNED FOR A PRESUMPTIVE ALLOWABLE SOIL BEARING CAPACITY OF 2,000 FPSF. CONTRACTIOR SHALL VERIFY SOIL CONDITIONS AND BERNING CAPACITY PRIOR TO CONSITUCTION.

2.02 EXCAVATE A MINIMUM 18" BELOW PROPOSED EQUIPMENT FOUNDATIONS OF EXPANSIVE, DRACHINC, UNCONSOLDATED OR OTHERWISE UNACCEPTABLE MATERIAL AND REPLACE WITH WELL—COMPACTED MATERIAL ACCEPTABLE TO VERZON.

CONTRACTOR SHALL BE RESPONSIBLE FOR LOCATING, PROTECTING, AND RELOCATING AS REQUIRED ALL SERVICE AND UTILITY LINES IN WIGHITY OF THE WARS SITE, ALL EXCAVATIONS NEAR THESE LINES TO BE CARREID OUT WITH EXTREME CAUTION. COORDINATE ALL RELOCATIONS WITH THE PROPERTY OWNER. 2.03

4. CONTRACTOR TO CUT/FILL EXISTING COMPOUND SUBSOIL TO PROVIDE AN AREA ARE LEVEL AS POSSIBLE FOR THE COULTMENT FOUNDATIONS. ALL FILL AREAS ARE TO BE FILLED WHI SUITABLE MATERIALS FILL MATERIALS ARE TO BE PLACED, COMPACTED, AND TESTED IN MAXIMUM LAYERS OF 8. COMPACTION OF ALL FILL MATERIAL SHALL ACHIEVE DE SPERCENT OF MAXIMUM DRY DENSITY AT OPTIMUM MOISTURER CONTENT IN ACCORDANCE WITH ASTIN D
698. ALL TESTS MUST MEET THE MINIMUM SPECIFIED SOIL BEASTING COMPANY DESIGNATED FOR THE PROJECT. SCHEDULING AND COORDINATION IS THE RESPONSIBILITY OF THE CENERAL CONTRACTOR. REPORTS OF ALL TESTING COMPANY DESIGNATED FILE CONTRACTOR. REPORTS OF ALL TESTING ARE TO BE PROMPILY DELIVERED OR FAXED TO THE VERILZON MANAGER. 2.04

CONCRETE SHALL HAVE A MINIMUM COUPRESSIVE STRENGTH OF 4,000 PSI AT 28 DAYS AND SHALL BE INSTALLED IN ACCORDANCE WITH THE LATEST REVISION TO ACI–378 BUILDING CODE REQUIREMENTS FOR REINFORCED CONCRETE. 2.05

2.06 CONCRETE SHALL HAVE A SLUMP BETWEEN 3" AND 6".

2.07 FIBERS FOR CONCRETE STALL BE FEBERAGES 650, DOP PERCENT VIRGIN POLYPROPLEME FIBERILATED FIBERS 43 PATENTED TECHNOLOGY PATENTED TECHNOLOGY CONTAINING NO REPROCESSED OLEFIN MATERIALS. THE FIBERS SHALL CONFORM TO ASIN CONTROL THE NEGOTIAL FOR THE SECONDARY REINFORCEMENT OF CONCRETE.

I THE FIBERS SHALL BE MANUFACTURED IN AN ISO 9001:2008 CERTIFIED MANUFACTURING FACILITY. NUESS OTHERWISE STATE, RIBERMISCH 650 MACRO-SYNTHEID; FIBERMISCH 650 MACRO-SYNTHEID; FIBERS SHALL BE ADDED TO THE CONCRETE AT THE BATCHING PLANT AT THE RECOMMENDED APPLICATION RATE OF 3 LBS/YO) AND MIXED FOR A SUFFICIENT TIME (MINIMA S INNUTES AT POLL MINIMIG SPEED) TO ENSURE UNIFORM DISTRIBUTION OF THE FIBERS THROUGHOUT THE CONCRETE. FIBEROSE CONCRETE REINFORCEMENT SHALL BE MANUFACTURED BY FIBERMISSH, 4019 INDUSTRY DRIVE. CHATTANOGCA, TN 37416 USA, TEL: 800 621-1273, 2.08

AT THE REQUEST OF THE VERICON WRELESS PROJECT MANAGER. TEST CYLINGERS STALL BE MOLDED AND LAGRATIORY CURED IN ACCORDANCE WITH ASTALL BE TAKEN FOR EACH DAY'S CONGRETE PLACEMENT. CHINDERS SHALL BE TESTED IN ACCORDANCE WITH THE LATEST REVISION TO ASTIM C39. 2.09

CHAMFER ALL EXPOSED EXTERNAL CORNERS OF CONCRETE WITH  $3\!\!\!/\,^{\circ}$  x 45° CHAMFER, UNLESS OTHERWISE NOTED. 2.10

CONCRETE FORMWORK IS TO BE STRIPPED WITHIN 48 HOURS, VABRATION OF THE CONCRETE WISTA ASSINGE THAT HONFEVCMBNIGW WILL BE AT A WINMINJUM, MECHANICAL, VIBRATION OF ALL CONCRETE IS REQUIRED UNLESS OTHERWISE DIRECTED BY VERZON WIRELESS PROJECT MANAGES, ABOVE GONORETE IS TO BE RUBBED FAILD PATCHED TO ASSURE SMOOTH FINISH AT TIME OF FORMS TREMONAL, CONTRACTOR SHALL PROVIDE A BROOM FINISH AT TIME OF FORMS OF THE COUNDATION UNLESS OTHERWISE DIRECTED BY VERIZON WIRELESS' PROJECT MANAGER. 2.11

OF ELEVATION REQUIRED. TOPS OF CONCRETE FOUNDATION MUST BE WITHIN 0.02"

2.13 TOP OF FOUNDATION FINISH TO BE LEVEL ±18" IN 10'.

2.14 TOP OF FOUNDATION TO HAVE MEDIUM BROOM FINISH.

CONTRACTOR SHALL REFER TO DRAWNINGS OF OTHER TRADES, AND VENDOR DRAWNIGS FOR EMBEDDED ITEMS AND RECESSES NOT SHOWN ON THE USE OTHER CHAIN OF SHOULD AND AND LOCATION OF CONDUIT FOR MANUFACTURER'S AND VENDOR'S SPECIAL SHOWN OF CONDUIT FOR MANUFACTURER'S AND VENDOR'S SPECIAL SHOWN OF ALL SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO PROVIDE ALL OPENINGS AND SLEEVES FOR PROPER DISTRIBUTION OF ALL DILLINGS. 2.15

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Verticalbridge
750 PARK OF COMMENCE DRIVE, SUITE 2
150 PARK OF 13467
1EL (561) 948-6367

ROJECT INFORMATION:

SITE NAME:
US-FL-6065- INDIAN LAKE ST
FOREST
SITE No.: 0
PROJECT #: 1732228
SLVS FINT 328
SLVS FINT 328
NAGON COUNT

Kimley»Horn ANS PREPARED BY:

201 NORTH FRANKLIN STREET, SUITE 1400 TAMPA, FL 33602 PHONE: 613-620-1460 WWW.KINLEY-HORN.COM

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-BY:								BNL	Ž
_ISSUED FOR:								ZONING	ZONING
DATE:								07/31/25	08/01/25
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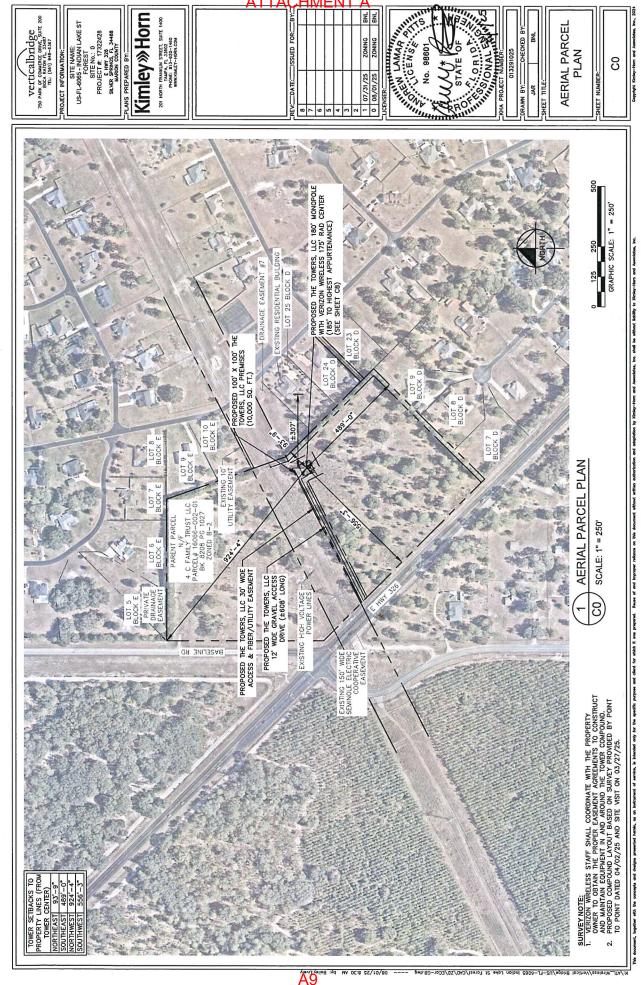
ATTACHMENT A

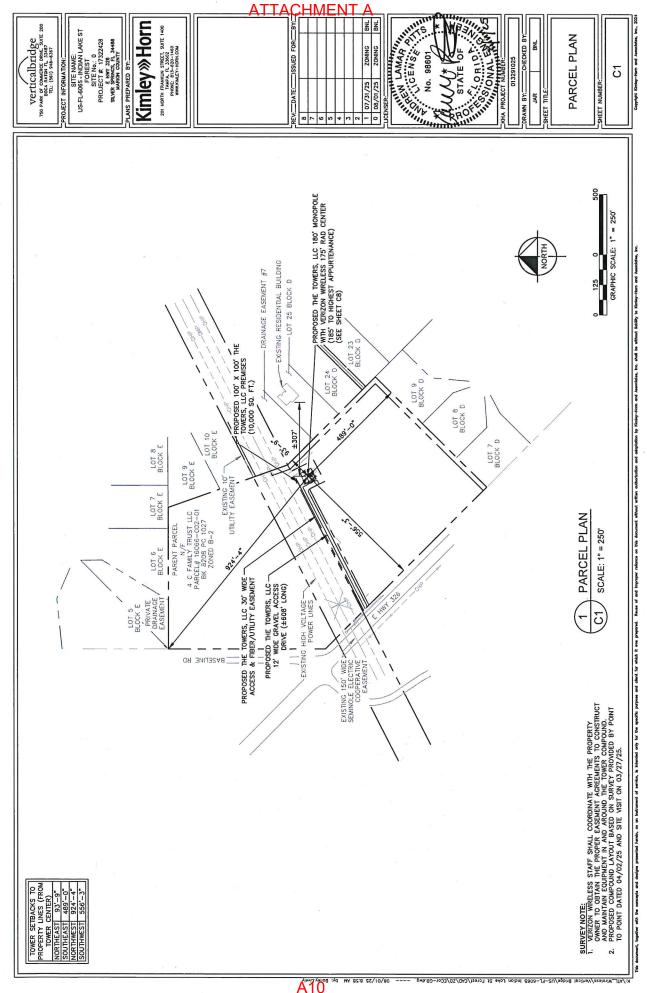
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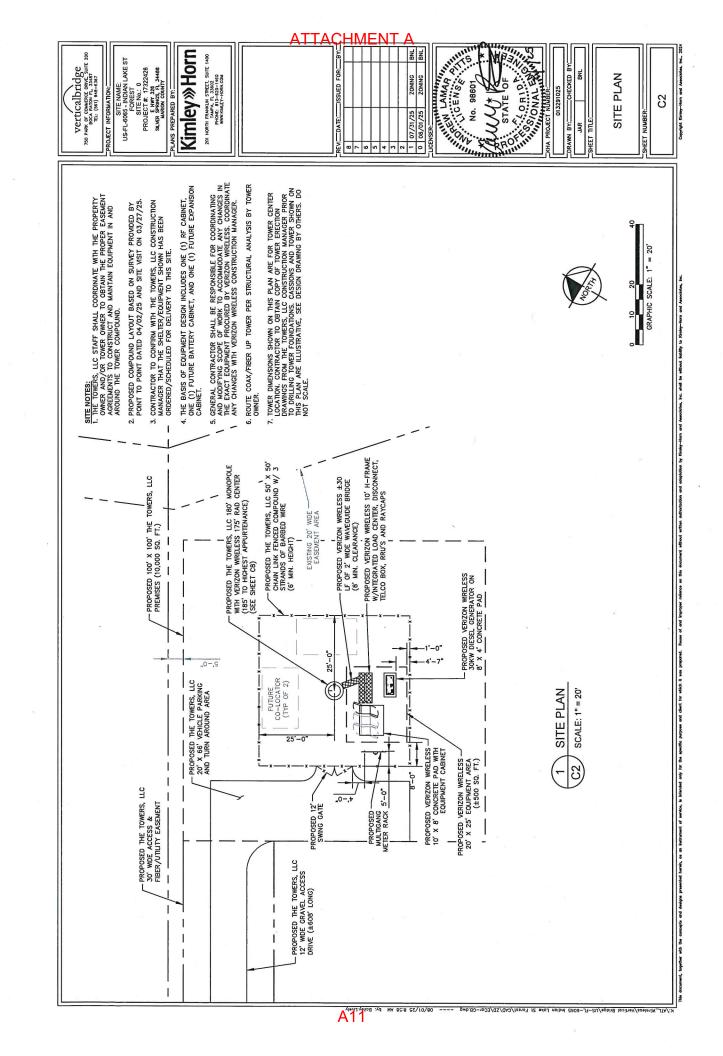
GENERAL NOTES

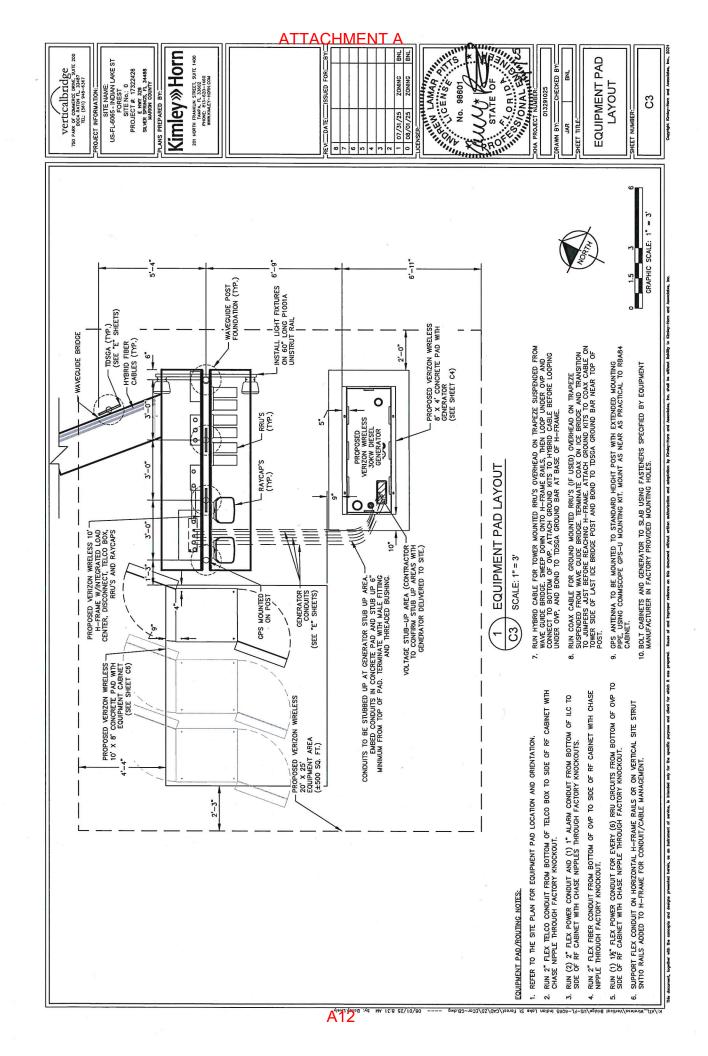
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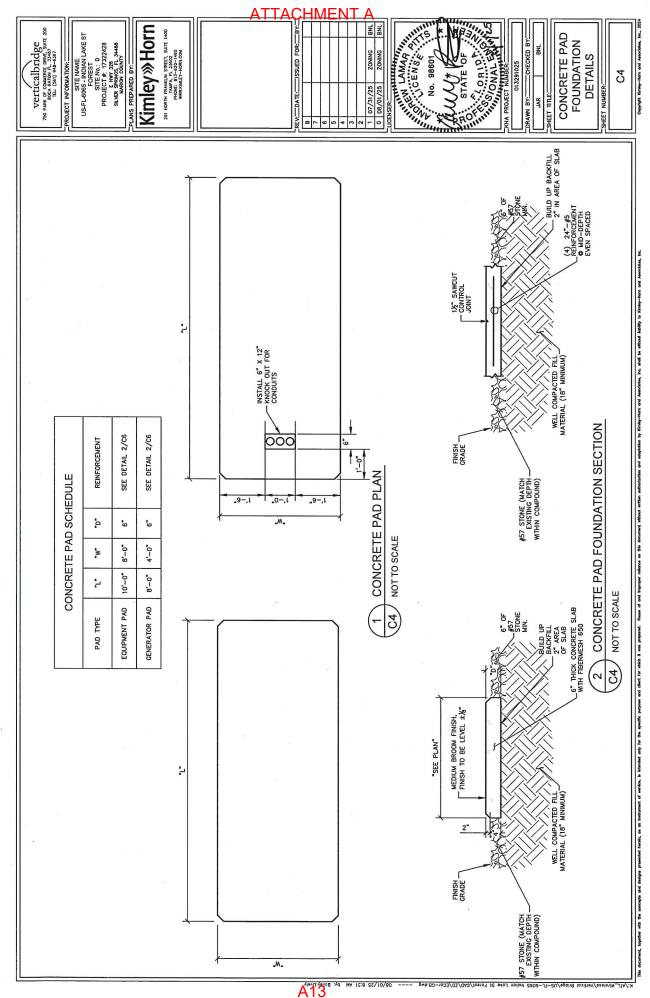
SHEET NUMBER:

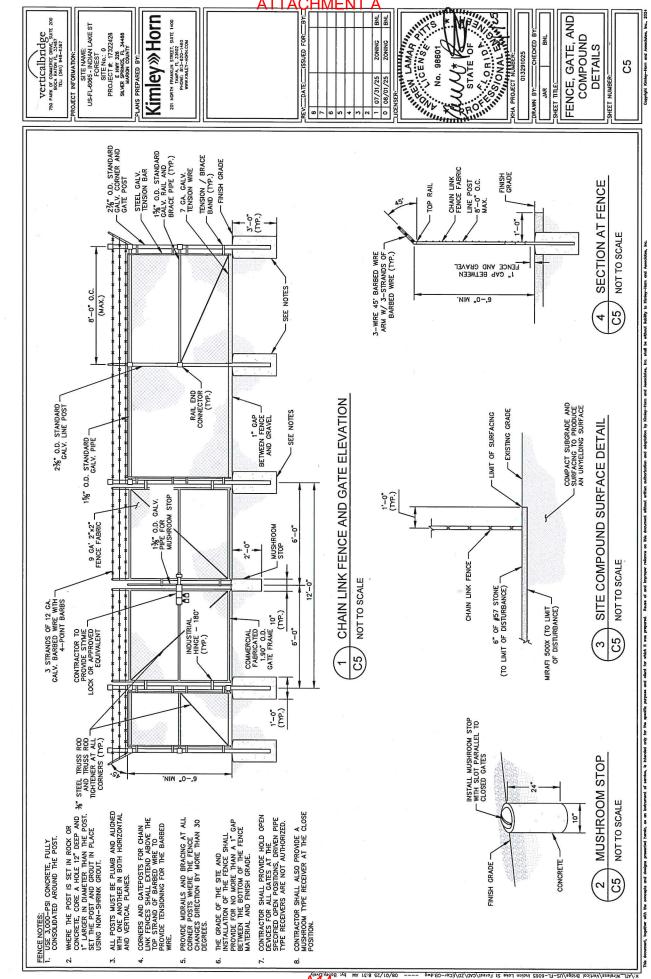


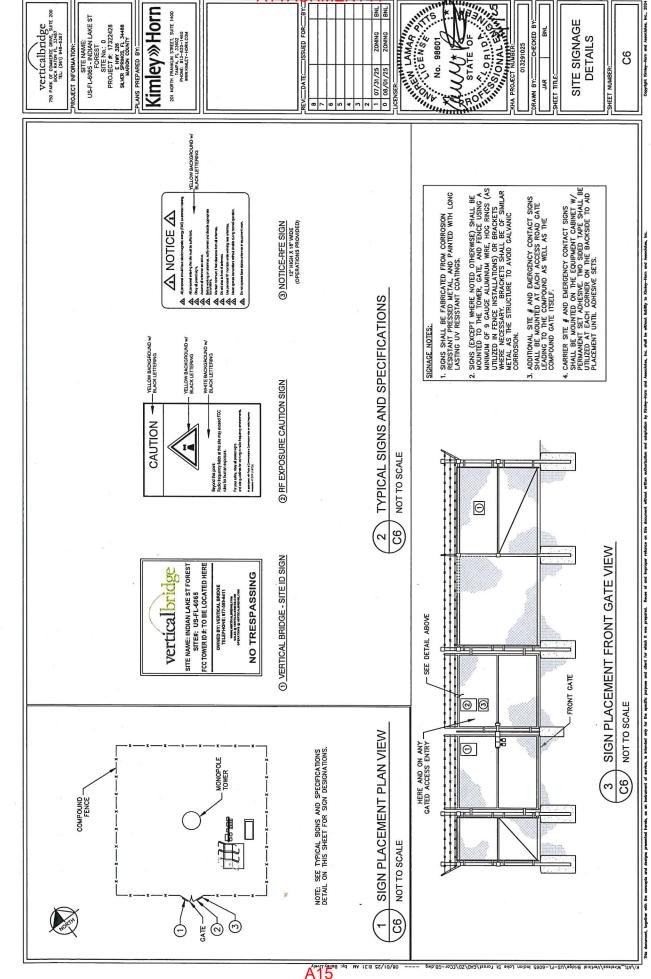


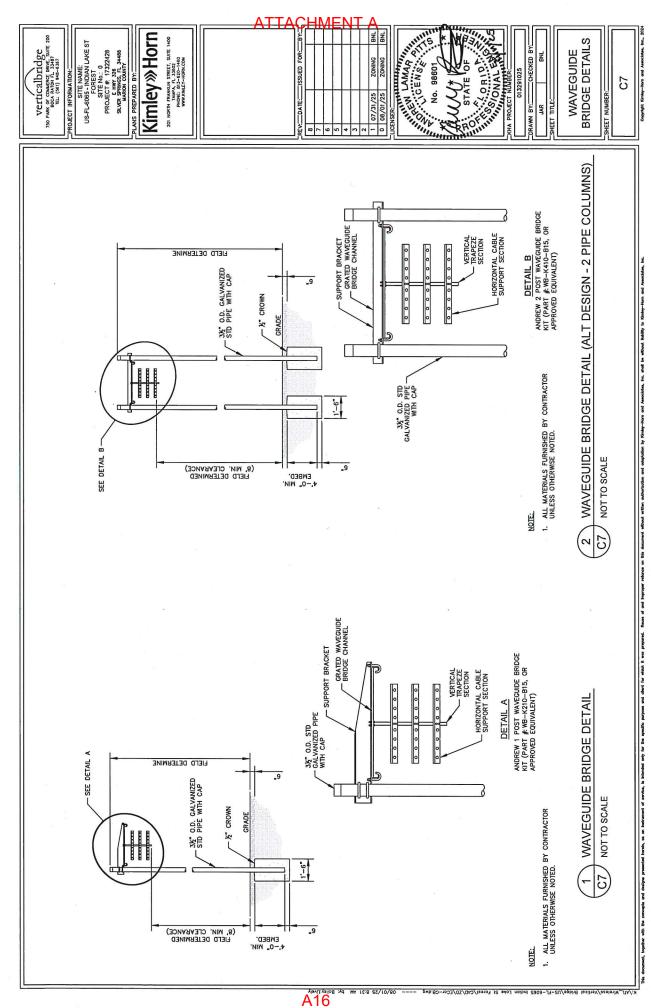


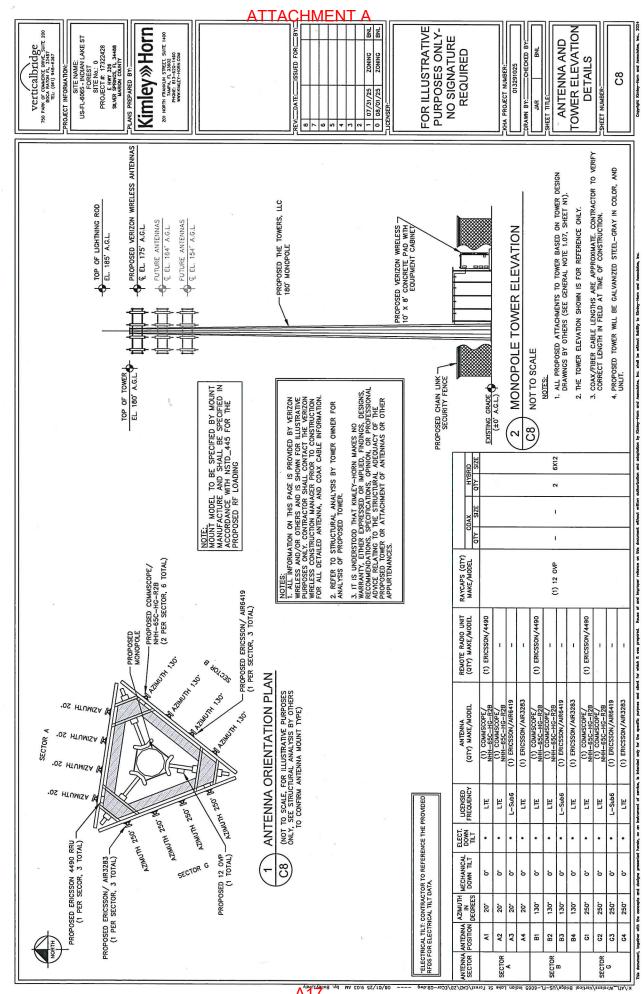












September 17, 2025

Andrella Barnes The Towers, LLC 750 Park Of Commerce Drive, Suite 200 Boca Raton, Florida 33487



B+T Group 1717 S. Boulder, Suite 300 Tulsa, OK 74119 (918) 587-4630 btwo@btgrp.com

Subject:

**Arcosa Designation:** 

Fall Certification Letter Arcosa Project Number:

B975

Arcosa Site Name:

Indian Lake St Forest

(US-FL-6065)

**Engineering Firm Designation:** 

**B+T Group Project Number:** 

25-007075

Site Data:

Indian Lake St Forest (US-FL-6065)

180' Monopole

To Whom it May Concern:

As Requested by Arcosa Telecom Structures on behalf of The Towers, LLC, B+T Group is pleased to submit this "Fall Certification Letter" for the 180' Monopole to be constructed at the **Indian Lake St Forest (US-FL-6065)** site.

This pole will be designed in accordance with the TIA 222-H standard for Marion County, FL. The pole will be designed to support antennas and transmission lines for three wireless carriers. The design criteria are more particularly described as follows:

Design Wind Speed: 130mph 3-sec gust (no ice), 30mph 3-sec gust (0.25" ice)

Structure Class: II Exposure Category: C Topographic Category: 1

175'—Wireless Carrier 1 (CaAa= 42,000 sq in w/ (18) 1 5/8" transmission lines 164'—Wireless Carrier 2 (CaAa= 30,000 sq in w/ (12) 1 5/8" transmission lines

154'—Wireless Carrier 3 (CaAa= 30,000 sg in w/ (12) 1 5/8" transmission lines

It is our understanding that this Monopole structure will be designed such that, if a failure were to occur due to a significant storm or other event, the pole would fall within a radius of 50' from the base of the structure. Although the pole would not be designed to fail, stronger sections that required by analysis would be provided in the lower sections of the pole, resulting in an increased safety factor in the lower sections. In the highly unlikely event that this pole were to experience operational failure due to catastrophic wind loading, the design would enable the pole to fail through compression buckling. Failure in this manner would result in the upper portion of the pole buckling and folding over the lower portion, resulting in a fall radius of 50' from the base of the pole.

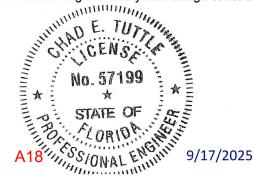
It should be understood that this opinion does not consider unpredictable extreme catastrophic events for which the structure is not designed. However, any damage to surrounding property caused by the pole failing during such an event would be relatively insignificant when compared to the damage caused to the surrounding property by the event itself.

Please contact us should you have any questions concerning the safety and design of the monopole.

Letter prepared by: Clint Coody

Respectfully submitted by: B+T Group, Inc.

Chad E. Tuttle, P.E.



Privacy Act Statement (5 U.S.C. § 552a(e)(3)): Authority: Information solicited by the Federal Aviation Administration (FAA) Obstruction Evaluation/Airport Airspace Analysis (OE/AAA) is authorized by 49 U.S.C. 5 44718 and 47101 Purpose: The FAA 0E/AAA is an application used to evaluate all structures that may affect the national airspace system and defend against potential hazards to the soft of a few first of an art of the purpose. The information collected is used to allow a user access to the DE/AAA and to administer the Aeronautical Study Process. Routine Uses: In accordance with the Privacy Act system of records notice. DOT/ALL 16 Mailing Management System and DOT/FAA 826 Petitions for Exemptions, Other than Medical Exemptions this information may be disclosed to officials within the federal government and the public in general. DOT/ALL 13 - Intermet/Intranet Activity and Access Records, this information is routinely used; • To provide information to any person(s) authorized to assist in an approved investigation of improper access or usage of DOT computer systems; • To an actual or potential party or his or her authorized representative for the purpose of negotiation or discussion of such matters as settlement of the case or matter; or informal discovery proceedings; • To contractors, grantees, experts, consultants, detailees, and other non-DOT employees performing or working on a contract, service, grant cooperative agreement, or other assignment from the Federal government, when necessary to accomplish an agency function related to this system of records; and . To other government agencies where required by law

Disclosure: Submission of the information is voluntary, however, failure to submit requested information will result in FAAs inability to grant you access to the system and may result in an inability of the rAA to process the notice or administer the aeronautical study process for the construction, alteration, activation, or deactivation proposed

6

Failure to Provide All Requested Information May Delay Processing of your Notice

FOR FALULE ONL

Department of Transportation red\_ al Aviation Adir; ist about

Notice of Proposed Construction of Alteration

Aeronauti a' at uy Nu ber 2025 'SO-7963 OE

Status: Dutermined - No Hazard

29"14" 29.95" N

82°3' 4.89" W

CCF

60677 ft

65.2

59 ft

185 tt

244 tt

1.	Sponso	

State

Name. Attn of: Address

The Towers, LLC i-ilie Hefternan 75 0 Park of Commerce Dr Suite 200 Bola Raton FL

\_:p: Country: Phone: ax.

3348 US

-1-561-106-40.5

### 2. Sponsor's Representative

Name: Attn of: Address

Vertical Bridge Vertical Bridge

750 Park of Commerce Dr. Suite 200

400 Boca Raton

City: State: 33487 Zip: Country: US

Phone: Fax:

-1-561-406-4015

Antenna Tower

Nane

3. No ice of: New Construction 4. Duration: Permanent Months:0 Days:0)

o. Wor' Schedule:

. Marking/Lighting:

B. Fil. Antenna Registration Number: (if upplicable)

9. Latitude:

10. Longitude:

12. Nearest State:

County:

13. Nearest Public Use Airport:

(or Military Airport, Heliport)

14. Distance from Airport to Structure: 15. Direction from Airport to Structure:

16. Site Elevation (SE):

17. Structure Height (AGL): 18. Overall Height (AMSL):

19. Prior ASN (if applicable):

20. Description of Location: NE 58th Avenue & E Hwy 326

21. Description of Proposal:

New Site Build that passes NCT; Adding C-Band - MB

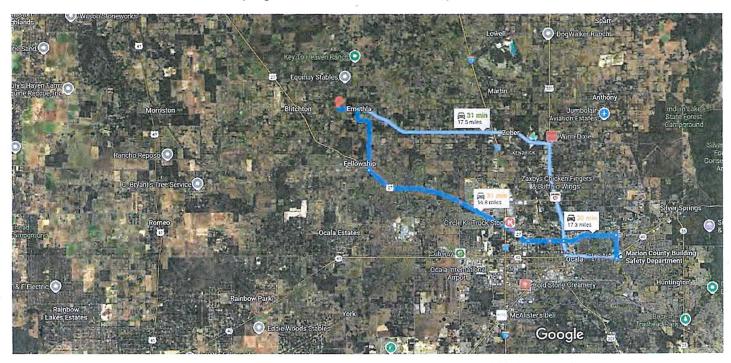
Frequencies:

Letters:

16/06/2025 - DET

Google Maps

Marion County Building Safety Department, 2710 E Silver Springs Blvd, Ocala, FL 34471 to W Hwy 326, Florida Drive 17.3 miles, 30 min



Map data @2025 , Map data @2025 Google 2 r

### Marion County Building Safety Department

2710 E Silver Springs Blvd, Ocala, FL 34471

### Follow NE 25th Ave and Bonnie Heath Blvd to US-27 N/NW 10th St

		9 min (3	3.8 mi)
1	1.	Head southwest toward NE 26 Terrace	
			348 ft
$\leftarrow$	2.	Turn left onto NE 26 Terrace	
			400 ft
N	3.	Sharp right onto E Fort King St	,
			0.2 mi
ightharpoons	4.	Turn right onto NE 25th Ave	
			1.0 mi
5	5.	Turn left onto NE 14th St/Bonnie Heath Blvd	
	0	Continue to follow Bonnie Heath Blvd	
			2.4 mi

↑ 6. Continue onto US-27 N/NW 10th St

Ocontinue to follow US-27 N

14 min (9.5 mi)

### Continue on NW Hwy 225. Drive to W Hwy 326

5 min (4.0 mi)

→ 7. Turn right onto NW Hwy 225

3.2 mi

← 8. Turn left onto W Hwy 326

0.8 mi

### W Hwy 326

Florida

		Guine		30						
Site No Site Name	Site Type	Overall Structure Height (AGL)	overall Structure Height  w/o Appurtenances	Ground Elevation (feet)	Latitude	Longitude Address	City	State	Postal Code	FCC Registration Number
JS-FL-3141 CCF-125	Transmission Tower	150	150	75.5	28.983306	-82.211111 954 Marion Oaks Lane	Ocala	F	34473	
JS-FL-3142 Martin Sub	Transmission Tower	150	150	75.1	28.983325	-82,211133 1751 NW 100th st	Ocala	旧	34475	
JS-FL-3144 Belleview Sub	Transmission Tower	150	150	76.8	29.059275	-82,023719 7775 E US Highway 25	Belleview	F	34420	
JS-FL-3145 Ocala East	Transmission Tower	150	150	55.4	29.215142	-82,087656 2651 NE 36th Ave	Ocala	日	34470	
JS-FL-5443 Turkey Trak	Monopole	199	194.8	83.7	29.026454	-82,030407 7391 SE 135th Street	Belleview	F	34491	1315504
JS-FL-5481 RS Adams Hammock SR200 SST	RZOCISST	592	256	84	29.052069	-82,285506 9977 SW Hwy 200	Dunnellon	F	34432	1322694
JS-FL-5485 RS I-75 S Ocala	SST	240.8	236.8	83.6	29.094352	-82,1845 8849 SW NB I-75	Ocala	F	34476	1321047
JS-FL-6065 Indian Lake St Forest	TWR - IP	185	180	0	29.241653	-82.051358		F		
JS-FL-6105 McIntosh VZ	Monopole	211	. 211	137	29.4094	-82.2124 17950 North Highway 441 Reddick	1 Reddick	F	32686	1026091
JS-FL-6106 Zuber RELO	Guyed Tower	303	301	7.2	29.2696	-82,1882 7959 NW 40th Terrace	Ocala	日	34482	1289691
JS-FL-6112 Howard Property	SST	259.8	249.9	44	29.278861	-81.64975 8486 NE 305th Avenue	Salt Springs FL	SFL	32134	1282968
JS-FL-6130 Ocala 2	Monopole	190	180	73	29.17	-82,168 1847 SW 27 Avenue	Ocala	F	34471	
IS-FI -8022 Ocala - Tyne1	SCT	692	250.3	91	29.1865222	-82,1336028 319 SE Broadway	Ocala	F	34471	1028852

Prepared by: Janet Diiorio Marion Lake Sumter Title, LLC 1890 SE 15th Avenue, Suite 102 Ocala, Florida 34471

File Number: 2023-747

### General Warranty Deed

Made this December 1, 2023, A.D., by Wayne M. Lampert, as Successor Trustee under Trust Agreement dated May 1, 1989, whose address is: 401 E Las Olas Blvd. Ste 130-464, Fort Lauderdale, Florida 33301, hereinafter called the Grantor(s), to 4 C Family Trust LLC, a Florida Limited Liability Company, whose post office address is: P.O. Box 4368, Ocala, Florida 34478, hereinafter called the Grantee(s):

(Whenever used herein the term "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations)

Witnesseth, that the grantor, for and in consideration of the sum of Ten Dollars, (\$10.00) and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee, all that certain land situate in Marion County, Florida, viz:

A parcel of land situate in Section 30, Township 14 South, Range 23 East, Marion County, Florida.

Commence at the NW corner of the SW 1/4 of Section 30, Township 14 South, Range 23 East, Marion County, Florida, thence N. 89°53'10" E. along the North boundary of said SW 1/4 a distance of 30.00 feet to the East right of way line of County Road C-35 (Baseline Road), thence S. 00°06'05" E. along said East right of way line 573.50 feet to the Point of Beginning, thence continue S 00°06'05" E. along said East right of way line 650.00 feet to the Northeasterly right of way line of County Road C-326, thence S 45°15'22" E. along said Northeasterly right of way line 950.00 feet, thence N. 44°44'38" E. 650.00 feet, thence N. 45°15'22" W. 515.95 feet to the Southerly boundary of a Seminole Electric Cooperative, Inc. Power Line Easement, thence N. 19°47'34" W. 525.99 feet, thence S. 89°53'55" W. 588.89 feet to the Point of Beginning.

Said property is not the homestead of the Grantor(s) under the laws and constitution of the State of Florida in that neither Grantor(s) or any members of the household of Grantor(s) reside thereon.

Parcel ID Number: 16066-002-01

Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

To Have and to Hold, the same in fee simple forever.

And the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever, and that said land is free of all encumbrances except taxes accruing subsequent to December 31, 2023.

DEED Individual Warranty Deed With Non-Homestead-Legal on Face

Prepared by:	
Janet Diiorio	
Marion Lake Sumter Title, LLC	
1890 SE 15th Avenue, Suite 102	
Ocala, Florida 34471	
File Number: 2023-747	
In Witness Whereof the said greater has sim	
, the said grantor has sig	ned and sealed these presents the day and year first above written.
Signed, seale <del>d an</del> d delivered in our presence:	
signed, settled that delivered in our presence.	11
	Manal Manager Tenta 1000
	Seal)
Witness #1 Signature Part Have Car Moulan	Wayne M. Lampert, as Successor Trustee
Witness Printed Name Witness Printed Name	under Trust Agreement dated May 1, 1989
MADA-	
1/11 1/2 0:	_
Witness #2-Signature Witness Printed Name PWFUTH	
withess Finited Name_1-101 = 1011	
State of Florida	
State of Florida	
County of Marion	
The foregoing instrument was acknowledged before	ore me by means of XX physical presence or online
notarization, this \ \ \ day of December 2023	, by Wayne M. Lampert, as Successor Trustee under Trust
Agreement dated May 1 1080 who is/a	re personally known to me or who has produced
rigited in dated in ay 1, 1969, will 18/a	personally known to me or who has produced
as identification.	
	NOCADIA
* *	Printed Name: FORHAWA ALYOCA
	Trinted Name.
	My Commission Expires: 6 30
Notary Public State of Florida	(SEAL)
My Commission HH 337307	
Expires 1/30/2027	

DEED Individual Warranty Deed With Non-Homestead-Legal on Face



Department of State / Division of Corporations / Search Records / Search by Entity Name /

### **Detail by Entity Name**

Florida Limited Liability Company 4 C FAMILY TRUST LLC

**Filing Information** 

**Document Number** 

L18000085112

**FEI/EIN Number** 

APPLIED FOR

Date Filed

04/04/2018

**Effective Date** 

04/04/2018

State

FL

Status

**ACTIVE** 

Principal Address

4400 SE 73RD ST

OCALA, FL 34480

Changed: 01/18/2023

**Mailing Address** 

PO BOX 4368

OCALA, FL 34478

Registered Agent Name & Address

CONRAD, THOMAS C

4400 SE 73RD ST

OCALA, FL 34480

Address Changed: 01/18/2023

Authorized Person(s) Detail

Name & Address

Title MGR

CONRAD, THOMAS C

PO BOX 4368

OCALA, FL 34478

Title MGR

CONRAD, LORI J.

PO BOX 4368 OCALA, FL 34478

### **Annual Reports**

Report Year **Filed Date** 2023 01/18/2023 2024 04/30/2024 2025 05/01/2025

### **Document Images**

05/01/2025 - ANNUAL I	REPORT	View image in PDF format
04/30/2024 - ANNUAL I	REPORT	View image in PDF format
01/18/2023 - ANNUAL I	REPORT	View image in PDF format
03/15/2022 - ANNUAL I	REPORT	View image in PDF format
08/05/2021 - ANNUAL I	REPORT	View image in PDF format
07/24/2020 - ANNUAL I	REPORT	View image in PDF format
07/15/2019 - ANNUAL I	REPORT	View image in PDF format
04/04/2018 - Florida Lin	nited Liability	View image in PDF format

(Above 3" Space for Recorder's Use Only)

Prepared By and Upon Recording Return to:

The Towers, LLC 750 Park of Commerce Drive, Suite 200 Boca Raton, Florida 33487 Attn: Allison Cannella, Esq.

Site Name: Indian Lake St Forest

Site Number: US-FL-6065 Commitment #: \\TO-2004(00-C)

### MEMORANDUM OF OPTION TO LEASE

Pursuant to the Agreement, Landlord has granted Tenant an exclusive option to lease the Premises (the "Option"). The Option commenced as of the Effective Date and shall continue in effect for a period of two (2) years from the Effective Date and may be renewed by Tenant for an additional two (2) year period.

Landlord ratifies, restates and confirms the Agreement and, upon exercise of the Option, shall lease to Tenant the Premises, subject to the terms and conditions of the Agreement. The Agreement provides for the lease by Landlord to Tenant of the Premises for an initial term of ten (10) years with eight (8) renewal option(s) of an additional five (5) years each, and further provides:

- 1. Landlord may assign the Agreement only in its entirety and only to a purchaser of the fee interest of the Property;
- 2. Under certain circumstances, Tenant has a right of first refusal to acquire the Premises or the Property from Landlord;
- 3. Under certain circumstances, Landlord may subdivide the Property without Tenant's prior written consent; and

20

VB Site ID: US-FL-6065 VB Site Name: Indian Lake St Forest

4. The Agreement restricts Landlord's ability to utilize, or allow the utilization of the Property or real property owned by Landlord which is adjacent or contiguous to the Property for the construction, operation and/or maintenance of the Communications Facilities (as defined in the Agreement).

This Memorandum is not intended to amend or modify, and shall not be deemed or construed as amending or modifying, any of the terms, conditions or provisions of the Agreement. In the event of a conflict between the provisions of this Memorandum and the provisions of the Agreement, the provisions of the Agreement shall control. The Agreement shall be binding upon and inure to the benefit of Landlord and Tenant and shall inure to the benefit of their respective heirs, successors, and assigns, subject to the provisions of the Agreement.

THE REMAINDER OF THIS PAGE IS INTENTIONALLY LEFT BLANK, SIGNATURES BEGIN ON NEXT PAGE

IN WITNESS WHEREOF, the parties hereto have executed this MEMORANDUM OF OPTION TO LEASE effective as of the date last signed by a party hereto.

WITNESSES:	LANDLORD:
	,
	4 C Family Trust LLC
	a Florida limited liability company
Name: Landell & Alford Address: 1811 12 45 km St Ocale, 1234481	Print Name: \(\int \text{Nonzs} C. Conred\) Title: \(\text{MMbr.}\)
Name: Jay Hours Address: 3781 SS 41" R ELDIA !!	Date: 28 45 25
	Dato
COUNTY OF Morrow  The foregoing instrument was acknowledged before online notarization, this 281 day of grant day of grant LLC, a Florida limited liability company.  Signature of Notary Public	MMbr. of 4 C Family  of 4 C Family  NOTARY OF THE STATE O
Print, Type, or Stamp Commissioned Name of No	ary Public Tary Pu
Personally Known OR Produced Identifie	cationRER HH 2533
Type of Identification Produced	

### (Tenant's Signature Page to Memorandum of Option to Lease)

WITNESSES.	THE PARTY AND TH
WITNESSES:	TENANT:
Name: Charles Andrews:  *Address: 750 Park of Commerce Drive, Suite 200 Boca Raton, FL 33487	The Towers, LLC a Delaware limited liability company  By:  Name: Randy Wilson  Vice President Development  Title:  Date: 3 6 35
	os
STATE OF FLORIDA	Leasing Ops of
COUNTY OF PALM BEACH	
notarization by Randy (2) Son	by means of physical presence or online the VP Deviced liability company, on behalf of the company.
Print, Type, or Stamp Commissioned Name of	Notary Public
Personally Known OR Produced Id	
Type of Identification Produced	
	JEANNE M. BRUNING MY COMMISSION # HH 489847 EXPIRES: April 20, 2028

2

VB Site ID: US-FL-6065 VB Site Name: Indian Lake St Forest

### **EXHIBIT A**(TO MEMORANDUM OF OPTION TO LEASE)

The Property
(may be updated by Tenant upon receipt of final legal description from title)

A parcel of land situate in Section 30, Township 14 South, Range 23 East, Marion County, Florida.

Commence at the NW corner of the SW 1/4 of Section 30, Township 14 South, Range 23 East, Marion County, Florida, thence N, 89°53′10″ E. along the North boundary of said SW 1/4 a distance of 30.00 feet to the East right of way line of County Road C-35 (Baseline Road), thence S, 00°06′05″ E. along said East right of way line 573.50 feet to the Point of Beginning, thence continue S 00°06′05″ E. along said East right of way line 650.00 feet to the Northeasterly right of way line of County Road C-326, thence S 45°15′22″ E. along said Northeasterly right of way line 950.00 feet, thence N, 44°44′38″ E, 650.00 feet, thence N, 45°15′22″ W, 515.95 feet to the Southerly boundary of a Seminole Electric Cooperative, Inc. Power Line Easement, thence N, 19°47′34″ W, 525.99 feet, thence S, 89°53′55″ W, 588.89 feet to the Point of Beginning.

Parcel ID Number: 16066-002-01

Access and utilities serving the Premises (as defined in the Agreement) includes all easements of record as well as that portion of the Property designated by Landlord and Tenant for Tenant (and Tenant's guests, agents, customers, subtenants, licensees and assigns) ingress, egress, and utility purposes to and from a public right-of-way.

Jimmy H. Cowan, Jr., CFA

### Marion County Property Appraiser



501 SE 25th Avenue, Ocala, FL 34471 Telephone: (352) 368-8300 Fax: (352) 368-8336

### 2025 Property Record Card

16066-002-01

Prime Key: 2377160

MAP IT+

Current as of 9/23/2025

**Property Information** 

4 C FAMILY TRUST LLC

Taxes / Assessments:

M.S.1.U

PO BOX 4368

Map ID: 230

Acres: 20.00

OCALA FL 34478-4368 <u>Millage:</u> 9001 - UNINCORPORATED

Current Value

Land Just Value Buildings Miscellaneous Total Just Value Total Assessed Value Exemptions Total Taxable	\$385,724 \$0 \$0 \$385,724 \$19,727 \$0 \$19,727	Impact Land Class Value Total Class Value <u>Ex Codes:</u> 08	(\$365,997) \$19,727 \$19,727
Exemptions Total Taxable	\$0 \$19,727	<u> </u>	

### History of Assessed Values

Year	Land Just	Building	Misc Value	Mkt/Just	Assessed Val	Exemptions	Taxable Val
2024	\$385,724	\$0	\$0	\$385,724	\$19,727	\$0	\$19,727
2023	\$251,559	\$0	\$0	\$251,559	\$90,614	\$0	\$90,614
2022	\$251,559	\$0	\$0	\$251,559	\$82,376	\$0	\$82,376

### **Property Transfer History**

Book/Page	Date	Instrument	Code	Q/U	V/I	Price
8208/1027	12/2023	07 WARRANTY	<b>4 V-APPRAISERS OPINION</b>	Q	V	\$425,000
8151/1603	07/2023	71 DTH CER	0	U	V	\$100
1813/1470	03/1992	06 SPECIAL WARRANTY	0	U	V	\$100
1572/1694	04/1989	07 WARRANTY	9 UNVERIFIED	U	V	\$480,000

### **Property Description**

SEC 30 TWP 14 RGE 23

COM NW COR SW 1/4 E 30 FT TO E R/W CTY RD C-35 S 573.50 FT FOR POB S 650 FT TO NELY R/W CTY RD C-326 S 45-15-22 E 950 FT N 44-44-38 E 650 FT N 45-15-22 W 515.95 FT TO S R/W SEMINOLE ELECTRIC POWERLINE EASEMENT N 19-47-34 W 525.99 FT W 588.89 FT TO POB

Parent Parcel: 16066-002-00

5, 12:34 PM			ATTAG	MCPA Pro			Card			
			Land A Tath A C	mining i Wer	My Zoi	ning				
Use CUse From	it Depth	Zoning	Unit	з Туре	Rate	Loc	Shp	Phy	Class Value	Just Valu
5671 1,340	.0 650.0	B2	805,860.00	) SF	4600	1.00	1.00	1.00	4,699	370,69
9110	.0 0.	B2	65,340.00	SF .	4600	1.00	1.00	0.50	15,028	15,02
Neighborhood 9920									Total Land -	Class \$19,72
Mkt: 2 70									Total Land -	Just \$385,72
			Miscellane	ous Improv	ements	5				
Туре	Nbr Un	its Type	e Life	Year I	n	(	Grade		Length	Widt
									Т	otal Value - \$
^			Appi	aiser Notes				The Park of the Control of the Contr		
			<u> </u>							
			Plannin	g and Build	ling				Y.	
			** Per	nit Search	**					
Permit Number		. D	ate Issued		Dat	e Con	plete	d	Description	
			Cos	Summary						
			<u>C03</u>	Summary						
Buildings R C N		\$0		<u>i Summary</u>						
Buildings R.C.N. Total Depreciation		\$0 \$0	1/1/1800	<u>t Summary</u>						
Total Depreciation		\$0								
Total Depreciation Bldg - Just Value		\$0 \$0	1/1/1800	Bldg	Nbr	R	CN	De	preciation	Depreciated
Total Depreciation		\$0			Nbr	R	CN	De	epreciation	Depreciated

ATTACHMENT.

# INDIAN LAKE ST FOREST S

Marion County, FL

Prepared by Verizon Wireless RF Engineering

**Amit Raut** 

**September 22, 2025** 

## Introduction:

There are two main drivers that prompt the need for a new cell site. One is coverage and the other is capacity.

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

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

## Introduction (continued):

**Capacity** is the amount of resources a cell site has to handle customer demand. We utilize sophisticated programs that use current usage trends to forecast future capacity needs. Since it takes an average of (1-3) years to complete a cell site project, we have to start the acquisition process several years in advance to ensure the new cell site is in place before the existing cell site hits capacity limits.

**Location, Location, Location.** A good capacity cell site needs to be in the center of the user population which ensures even traffic distribution around the cell. A typical cell site is configured in a pie shape, with each slice (aka. sector) holding 33% of the resources. Optimal performance is achieve when traffic is evenly distributed across the 3 sectors.

**Height.** The requested tower height is the minimum height required to allow Verizon Wireless to meet the stated service objectives and provide seamless service to surrounding Verizon Wireless towers. Any reduction in the tower height will result in significantly diminished coverage improvements and capacity relief to the service area.

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# Verizon Wireless First Tier Handoff Sites

	Verizon	Tower Height AGL (ft)	Structure Type Latitude Longitude	Latitude	Longitude
The second secon	Cell Site Name				
1239353 SBA	SILVER SPRINGS	250	Guyed Tower   29.263528  -82.090166'	29.263528	-82.0901667
N/A N/A	SILVER SPRINGS WT	N/A	Water Tank	29.219444 -82.0525	-82.0525
1240649 T-Mobile West	RYAN	143	Tower	29.223106	29.223106 -82.014908

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## INDIAN LAKE ST FOREST S

providing coverage and capacity to SR 326 and Baseline Rd the surrounding residential areas. It bring This proposed 180ft monopole tower by Verizon, named INDIAN LAKE ST FOREST S, is essential for significant network improvements to the existing and future residents of this area.

No Colocation opportunity within a mile of the search area

Technology Type: 4G LTE (Voice/Data) /5G NR (Voice/Data)

Antenna Required RAD center: 180'

Structure type: Monopole

Site Type: Macro

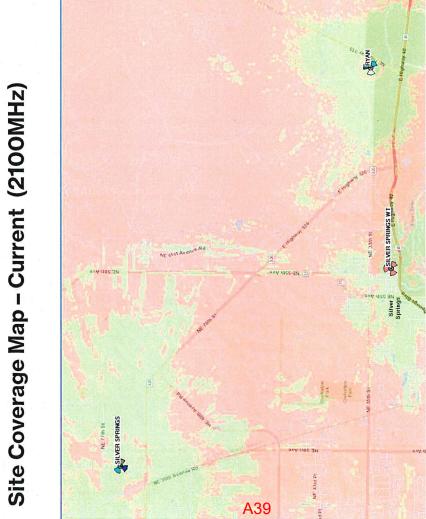
Latitude: 29.241931

Longitude: -82.052583

### Verizon

2.64 Miles Verizon Wireless First Tier Handoff Sites 1.57 Miles 2.72 Miles

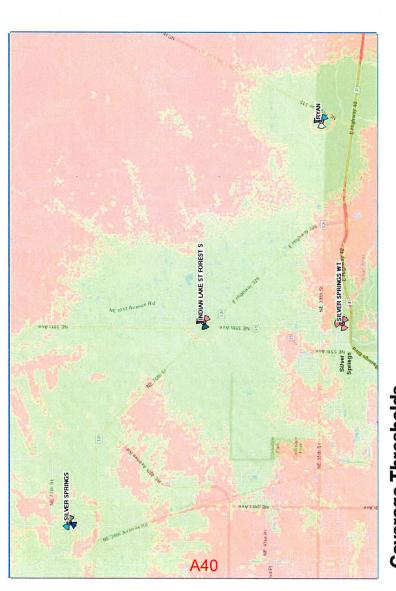
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Coverage Thresholds
■ Reliable Service
■ Unreliable Service verizon

Future Coverage with proposed site Rush Lake (2100MHz)



Coverage Thresholds
■ Reliable Service
■ Unreliable Service

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### Link

FCC RF Safety Program: http://www.fcc.gov/oet/rfsafety/

FDA "Cell phone facts" : https://www.fda.gov/radiation-emitting-products/cell-phones/do-cell-phones-pose-health-hazard

ইWorld Health Organization: \_http://www.who.int/peh-emf/en/

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## Compliance

- · Verizon complies with all Federal, state, and local requirements.
- Communication sites are operated at a small percentage of FCC emission requirements
- · Facilities are inspected by internal and third party entities at regular intervals to insure P proper operation and compliance.
- Communication facilities can be found anywhere from hospitals and schools to single family lots.

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