Portion of City Right-of-Way Adjacent to 1708 Todds Lane

REVIEWED BY:

Stephen R. Romine, Esq. LeClair Ryan Suite 2100 999 Waterside Drive Norfolk, VA 23510

AFTER RECORDATION, RETURN TO:

Hampton City Attorney's Office 22 Lincoln Street Hampton, VA 23669 (757) 727-6127 (VEM)

ENCROACHMENT AGREEMENT

THIS ENCROACHMENT AGREEMENT (this "Agreement") made and entered into this 12th day of September, 2018, between the <u>CITY OF HAMPTON</u>, VIRGINIA, a municipal corporation of the Commonwealth of Virginia located at 22 Lincoln Street, Hampton, Virginia 23669 (the "City" and "<u>Grantor</u>"), and <u>CELLCO PARTNERSHIP D/B/A VERIZON WIRELESS</u>, <u>INC.</u>, a Delaware general partnership with its principal place of business located at One Verizon Way, Mail Stop 4AW100, Basking Ridge, New Jersey 07920 ("Licensee" and "<u>Grantee</u>").

WHEREAS, the City owns Todds Lane, a public right-of-way which contains several utility poles owned by Dominion Energy, Inc. (the "City Property") and affiliated with the address near 1708 Todds Lane;

WHEREAS, Licensee is a provider of wireless, residential, and business telecommunications products and services;

WHEREAS, Licensee requests that the City grant it permission to encroach into aerial areas of the City Property, totaling 13.25 cubic feet, comprising 0.9 cubic foot for an antenna, 11.35 cubic feet for an equipment cabinet, and 1.0 cubic foot for a power panel, all areas more or less, around Utility Pole #EM06 to install data nodes, as illustrated on Exhibit "A" attached hereto ("Licensed Area"), together with a right of access thereto, to attach communications equipment to the utility pole owned by Dominion Energy (the "Licensed Improvements");

WHEREAS, Licensee has demonstrated its authority to collocate on the Dominion Energy pole; and

WHEREAS, pursuant to §§ 34-90 to 34-92 of the City Code, the City agrees to grant Licensee a revocable license for the proposed encroachment under certain terms and conditions as specified herein.

NOW, THEREFORE, in consideration of these covenants, the parties agree as follows:

1. The City as "Licensor" hereby grants a non-exclusive revocable license to Licensee for the Licensed Improvements upon and under the City Property in the Licensed Area identified on the sketch designated as Exhibit "A," which is attached hereto and made a part hereof.

2. Licensee agrees:

- A. It shall repair any damage to rights-of-way, sidewalks, landscaping, or other public property and improvements inside or outside the Licensed Area, caused by or resulting from or arising out of any act on the part of Licensee, its subcontractors, agents, or employees under or in connection with this Agreement, or maintenance or repair of the Licensed Improvements in the Licensed Area;
- B. All work under this Agreement shall occur within the unpaved portion of the City Property;
- C. The Licensed Improvement or any other permanent structure does not restrict the City's ability to inspect, repair, and/or maintain the City Property or infrastructure in the Licensed Area;
- D. An intermodulation study will be submitted to the City's Information Technology Department to verify that the Licensed Improvements will not interfere with the City's existing towers;
- E. No guy wires shall be installed; and
- F. Except as otherwise provided herein, the Licensed Area will be kept in a neat and clean manner, free of noxious fumes and any additional obstructions so as not to cause disruption or hazard to pedestrian or vehicular traffic on the City Property.
- 3. The license herein granted shall commence on September 12, 2018 and continue until terminated pursuant to this Agreement.

- 4. The Licensed Improvements shall remain in the same location as described herein and as shown on the attached sketch identified as Exhibit "A".
- 5. Licensee shall not use the Licensed Area for any purpose other than the purposes set forth in this Agreement.
- 6. Licensee may vacate or abandon its use of the Licensed Area and any rights and obligations granted herein at any time upon 30 days' written notice to the City, provided, however, Licensee shall comply with any reasonable conditions imposed by the City regarding said termination, including but not limited to removal of the Licensed Improvements. The Director of Public Works specifically is delegated the responsibility to establish and enforce these conditions.
- 7. In the event the City reconstructs, widens, changes, or improves the area of the City Property, and the reconstruction, widening, changing, or improvement would necessitate relocation of the Licensed Improvements, Licensee agrees that, upon receipt of written notice accompanied by plans for such work from the City Manager or her authorized designee, within a reasonable time and at its sole expense, Licensee shall relocate its Licensed Improvements to conform with the City's plans. The City agrees to consider granting an additional license to Licensee if deemed necessary for relocation of the Licensed Improvements.
- 8. It is understood and agreed that Licensee shall be responsible for any and all damages to persons or property caused by or resulting from or arising out of any act or omission on the part of Licensee, its subcontractors, agents, or employees under or in connection with this Agreement or the performance or failure to perform any work required hereunder. Licensee shall indemnify, defend, and hold harmless the City, and its agents, volunteers, servants, employees, and officials from and against any and all claims, losses, or expenses, including reasonable attorney's fees and litigation expenses, suffered by any indemnified party or entity as a result of claims or suits, to the extent the same are due to, arise out of, or are in connection with (a) any and all such damages, real or alleged, (b) the violation by Licensee or its employees or agents of any law applicable to this Agreement, and (c) the performance of work by Licensee or those for whom Licensee is legally liable, all except to the extent such claims or damages are due to or caused by the City, its agents, volunteers, servants, employees and/or officials. Defense of any claim against the City shall not be undertaken by Licensee except following receipt of written demand from the City.

9. Licensee acknowledges and, subject to the second sentence of this Section 9, accepts any risk of damage to the Licensed Improvements located under and along the City Property which may have been caused from the construction or maintenance activities of the City in the vicinity of the Licensed Improvements. Licensee does not waive its rights for any cause of action for damages to the Licensed Improvements resulting from willful, wanton, or intentional acts or negligence of the City or its agents, volunteers, employees, and officials.

10. Licensee will maintain commercial general liability insurance, with limits of \$4,000,000 per occurrence for bodily injury (including death) and for damage or destruction to property. Licensee shall include the City as an additional insured as its interest may appear under this Agreement. Licensee will provide the City with a certificate of insurance evidencing the coverage required by this Section 10 and agrees to provide the City's Risk Management Administrator the certificate of insurance annually, at the notice address set forth below in Section 12.

11. Licensee may not sublet or assign the rights granted under this Agreement without the prior written consent of the City.

12. Any notice, communication, or request under this Agreement by the City or Licensee shall be sufficiently given or delivered if dispatched by either (a) certified mail, postage prepaid, return receipt requested, (b) nationally recognized overnight delivery service (next business day service), or (c) hand delivery if receipt is evidenced by a signature of the addressee or authorized agent, and addressed to the applicable parties as follows:

As to Grantor:

City of Hampton, Virginia

Director of Public Works

Fourth Floor 22 Lincoln Street Hampton, VA 23669

Copy to:

City of Hampton

City Attorney's Office

Eighth Floor 22 Lincoln Street Hampton, VA 23669

As to Licensee:

Cellco Partnership d/b/a Verizon Wireless

Attn: Network Real Estate 180 Washington Valley Road

Bedminster, NJ 07921.

Either party may change its address for notice purposes by giving notification thereof to the other party, except that such change of address notice shall not be deemed to have been given until actually received by the addressee thereof.

- kept and performed and at the expiration or sooner termination of this Agreement or the revocation of the license granted hereunder, peacefully and quietly surrender to the City the rights subject to the license granted hereunder. Licensee shall remove the Licensed Improvements at the written request of the City Manager to Licensee after the termination or expiration of this Agreement or the revocation of the license granted thereunder. In the event Licensee has not removed the Licensed Improvements within 30 days of receipt or deemed receipt of the City Manager's written request to remove the Licensed Improvements, the Licensed Improvements shall become the property of the City, with the City reserving the right to remove the Licensed Improvements; and the expense of said removal to be paid by Licensee, which shall be collected as real estate taxes are collected if not paid by Licensee.
- 14. Failure of the City to take action with respect to the breach of any term, covenant, or condition of this Agreement shall not be deemed a waiver of such term, covenant, or condition.
- 15. The terms, covenants, and conditions of this Agreement, subject to the provisions as to assignment, transfer, or subletting, shall apply to and bind the heirs, successors, executors, administrators, and assigns of all parties hereto; and all parties shall be jointly and separately liable hereunder.
- 16. The license granted hereunder is revocable by the City Council upon giving the Licensee 30 days' written notice of revocation, which right of revocation shall not be exercised unreasonably.
- 17. The City Council hereby delegates to the City Manager the right to revoke the license granted hereunder for violation of Paragraph No. 19 of this Agreement, subject to the terms thereof.
- 18. This Agreement is a Virginia contract deemed executed and accepted in the City of Hampton; and any and all questions with respect to any of the provisions herein shall be instituted, maintained, and contested in a court of competent jurisdiction in the City of Hampton, Virginia. This Agreement shall be construed and enforced in accordance with the laws of the Commonwealth of Virginia.

- 19. In the event Licensee is for any reason or through any cause be in default under any of the terms of this Agreement, the City shall give Licensee written notice of such default by certified mail/return receipt requested, at the address set forth in Paragraph No. 12 of this Agreement. Unless otherwise provided, Licensee shall have 20 days from the date such notice is deemed given in Paragraph No. 12 above in which to cure the default, provided, however, that if such default cannot reasonably be cured within 20 days, the cure period provided herein shall be extended as long as Licensee is using good faith effort to effect such cure and proves such good faith effort to the reasonable satisfaction of the City. Upon Licensee's failure to cure the default, the City immediately may cancel and terminate this Agreement which operates as a revocation of the license granted thereunder as of the mailing date of the default notice. Upon termination, the Licensee shall cease performance of any further activities under the Agreement.
- 20. This Agreement includes the final and entire contract between the parties hereto and contains all the terms, covenants, and conditions agreed upon, it being the intent of the parties that neither shall be bound by any terms, covenants, conditions, or other representations not herein written.
- 21. The parties executing this Agreement represent and warrant they are duly authorized to execute it in their representative capacities as indicated.

[SIGNATURES APPEAR ON FOLLOWING PAGES]

WITNESS the following signatures and seals as of the date first written above.

GRANTOR:	CITY OF HAMPTON, VIRGINIA				
	Ву:	City Manager / Authorized Designee			
COMMONWEALTH OF VIRGINIA: City of Hampton, to wit:					
I hereby certify on this Encroachment Agreement was acknowledged Manager or Authorized Designee for the Opersonally.	_ day ged be City of	y of September, 2018, that the foregoing efore me by, City f Hampton, Virginia. She/He is known to me			
My Commission Expires: Registration No.:		Notary Public			
ATTEST:		Katherine Glass, Clerk of Council			
COMMONWEALTH OF VIRGINIA City of Hampton, to-wit:					
I hereby certify on this Encroachment Agreement was acknowled Council for the City of Hampton on the City'	dged	of September, 2018, that the foregoing before me by Katherine K. Glass, Clerk o alf. She is known to me personally.			
My Commission Expires: Registration No		Notary Public			
Approved as to Form:	App	proved as to Content:			
By:	Ву:	Department of Public Works			

LICENSEE / GRANTEE:

CELLCO PARTNERSHIP D/B/A VERIZON WIRELESS

By:

Name: Thomas O'Malley

Title: Director - Network Field Engineering

STATE OF Maryland

City/County of Howard

I hereby certify on this 3 day of July, 2018, that the foregoing Encroachment Agreement was acknowledged before me by Thomas O'Malley, Director - Network Field Engineering of Cellco Partnership d/b/a Verizon Wireless. He is known to me personally or provided NA asidentification.

My Commission Expires: April 20, 2020

Registration No.:

ADRIEN MARIE HARRISON Notary Public-Maryland Howard County My Commission Expires April 20, 2020



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GENERAL NOTES

1. PRUP TO CONSTRUCTION THE CONTRACTOR SHALL ASSUME THE GEORGRADIOT OLD AND AND UNBERGRADION UNITIES (FUBLIC OF PRIVILE) THAN MY EDST AND CROSS FIFTION THAN MR EDST SHOWN ON THESE PLANS BEFORE YOU DE, OLL "MASS MITT" AT RECEIVED SHALL SE RESPONSIBLE FOR THE CHARGE OF THE CHARGE OF THE REPRINCE CONSTRUCTION SHALL SE RESPONSIBLE FOR THE REPRINCE OF THE RESPONSIBLE FOR THE CONSTRUCTION.

THE CONTRACTOR SYALL BE RESPONSIBLE FOR OBTANING ALL PERMITS AND INSPECTIONS THAT MAY BE REQUIRED BY ANY FEBERAL, STATE, COUNTY OR MENICIPAL AUTHORPIES.

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THE STOCKPLENG OF EXCESS MATERIAL ON SITE WILL NOT BE ALLOWED.

THE CONTRACTOR IS RESPONSIBLE FOR MEMS AND METHODS OF CONSTRUCTOR. SPETT IN THE RESPONSIBILITY OF THE CONTRACTOR. ALL WORK SHALL BE PETFORMED IN ACCORDANCE WITH OSHA REQUIREDMENTS. any vedetated area disturbed by construction shall be the responsibility of contractor to seed and establish a permanent vegetating cover.

THE CONTRACTOR IS RESPONSIBLE FOR SITE LAYOUT AND CONSTRUCTION STAKING. LOCATION OF EXISTING STRUCTURES AND UTILITIES MUST BE COMPRIMED BY THE CONTRACTOR.

ALL WORK SHALL BE ACCOMPLISHED IN ACCORDANCE WITH ALL LOCAL, STATE, AND FEDERAL CODES OR ORDINANCES.

TRANSMITER EQUIPMENT AND ANTENAVS ARE DESIGNED TO MEET ANSI/BA/TIA 222-G REQUIREMENTS. ALL STRUCTURAL ELEMENTS SHALL BE HOT DIPPED GALYANIZED STEEL.

10. THE INDICATED DIRECTION OF NORTH WILL HAVE TO BE VERHEID IN THE FIELD.

11. IF ANY LINDENGROUND UTILITIES OR STRUCTURES EDIST BENEATH THE PROJECT AREA, CONTRACTION MUST LOCATE IT AND CONTACT THE APPLICANT OR THE OWNER'S REPRESENTANT.

12. PROR 10 HE INSTALLATION OF THE REDPOSED EQUIPMENT OR MODERNING VEH EXCITION STRUCTURAL AMAZISS SHALL BE PERFORMED BY THE OWNEYS AGENT TO THAT THE DESTINAL PROPOSED COMMUNICATION STRUCTURE AND PROPOSED ANTENNAS, COMMUNICATION AND PROPOSED ANTENNAS,

13. THIS PLAN IS SUBJECT TO ALL EASEMENTS AND RESTRICTIONS OF RECORD.

THE PROPOSED FACULTY WILL CAUSE ONLY A "DE MININIS" INCREASE IN STORMWATER RUNOFF, THEREFORE, NO DIMANAGE STRUCTURES ARE PROPOSED.

15. NO SIGNIFICANT NOISE, SMOKE, DUST, OR ODOR WILL RESULT FROM THIS FACILITY

16. THE FACULTY IS UNHANNED AND NOT INTENDED FOR HUMAN HABITATION (NO HANDICAP ACCESS REQUIRED).

17. THE FACULTY IS UNMANNED AND DOES NOT REQUIRE POTABLE WATER OR SAMITARY SERVICE.

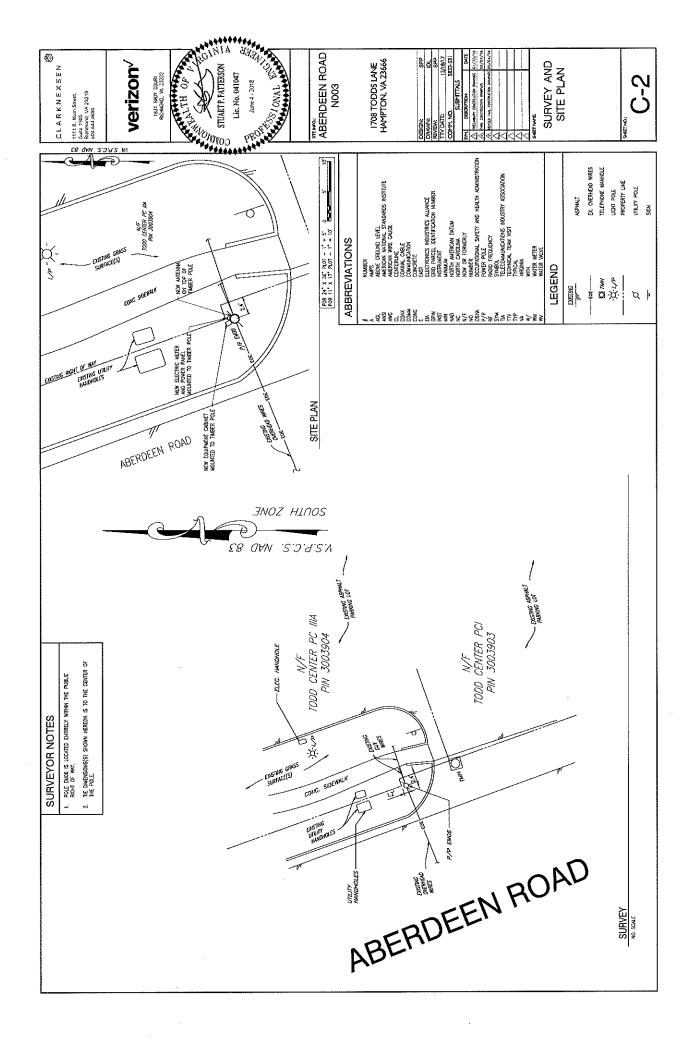
18. ANTENNA, EQUIPMENT AND EASEMENT SUBJECT TO CHANGE.

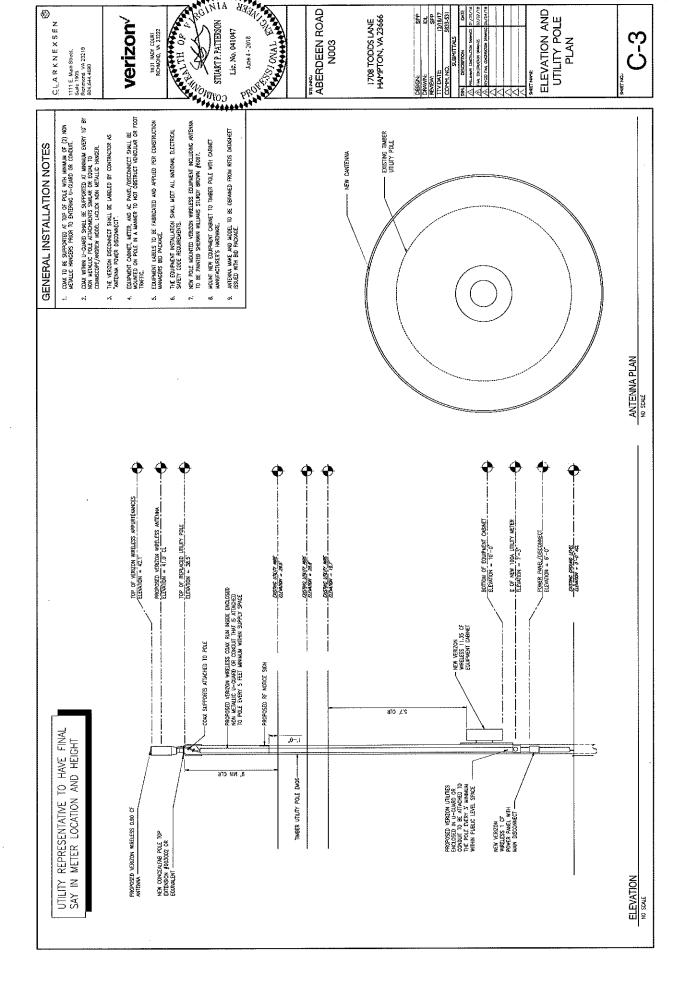
19. UTILITY POLE AND FOUNDATION DESIGNED AND PROMISED BY POLE OWNER

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SITE PLAN NOT TO SCALE

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CERTIFICATE OF LIABILITY INSURANCE

DATE(MM/DD/YYYY) 07/28/2018

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(les) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER	The	CONTACT NAME:					
Aon Risk Services Northeast, Inc. New York NY Office 199 Water Street New York NY 10038-3551 USA	inc.	PHONE (A/C, No. Ext):	PHONE (AIC, No. Ext): (866) 283-7122 FAX (AIC, No.): (800) 363				
		E-MAIL ADDRESS:	-				
			INSURER(S) AFFORDING COVERAGE				
INSURED		INSURER A:	National Union Fire	Ins Co of Pittsburgh	19445		
Cellco Partnership dba Verizon Wireless 1095 Avenue of the Americas New York NY 10036 USA	zon Wireless	INSURER B:					
		INSURER C:					
		INSURER D:					
		INSURER E:					
		INSURER F:					
COVERAGES	CERTIFICATE NUMBER: 5700724378	03	REVIS	ON NUMBER:			

COVERAGES	CERTIFICATE NUMBER: 570072437803	REVISION NUMBER:

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED, NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES LIMITS SHOWN MAY HAVE BEEN REDUICED BY PAID CLAIMS

	EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS. Limits shown are as requested							
INSR		TYPE OF INSURANCE	ADDE	SUBR	POLICY NUMBER	(MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
Α	Х	COMMERCIAL GENERAL LIABILITY			GL4611607	06/30/2018	06/30/2019	EACH OCCURRENCE \$4,000,0
		CLAIMS-MADE X OCCUR						DAMAGE TO RENTED \$4,000,0 PREMISES (Ea occurrence)
	Х	XCU Coverage is Included						MED EXP (Any one person) \$10,0
								PERSONAL & ADV INJURY \$4,000,0
	GEN	VLAGGREGATE LIMIT APPLIES PER:						GENERAL AGGREGATE \$4,000,0
	Х	POLICY PRO- LOC						PRODUCTS - COMP/OP AGG \$4,000,0
		OTHER:						
	AUT	OMOBILE LIABILITY						COMBINED SINGLE LIMIT (Ea accident)
		ANY AUTO						BODILY INJURY (Per person)
l		OWNED SCHEDULED						BODILY INJURY (Per accident)
Н	AUTOS ONLY HIRED AUTOS ONLY AUTOS NON-OWNED AUTOS ONLY	-					PROPERTY DAMAGE (Per accident)	
		UMBRELLA LIAB OCCUR					·	EACH OCCURRENCE
		EXCESS LIAB CLAIMS-MADE						AGGREGATE
l .		DED RETENTION						
		RKERS COMPENSATION AND PLOYERS' LIABILITY						PER OTH- STATUTE ER
	ANY PROPRIETOR / PARTNER / EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH)		N/A				E.L. EACH ACCIDENT	
							E.L. DISEASE-EA EMPLOYEE	
	If y	es, describe under SCRIPTION OF OPERATIONS below						E.L. DISEASE-POLICY LIMIT
<u> </u>		ION OF OPERATIONS IS CONTIONS AVEING	F0 144			1	<u> </u>	

RE: Aberdeen Road n003, GL Location: 427939, Portion of ROW adjacent to 1708 Todds Lane and Aberdeen Road. City of Hampton Virginia is included as Additional Insured with respect to the General Liability policy.

CERTIFICATE	HOLDER
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CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

Aon Rish Services Northeast Inc.

City of Hampton, Virginia Director of Public Works 22 Lincoln Street, Fourth Floor Hampton VA 23669 USA