



Crown Castle  
301 North Cattlemen Road, Suite 200  
Sarasota, FL 34232

December 8, 2017

Mr. Michael Benard  
Executive Director  
Wheaton Park District  
102 E. Wesley St  
Wheaton, IL 60187  
Attn. Mr. JT del Alcazar

Subject: 1720 Wiesbrook Rd / Atten Park  
Crown Business Unit #822440

Dear JT,

I appreciate the time dedicated to renewing this agreement. I understand that as the wireless market continues to evolve, renewing these agreements are more time and energy consuming.

Pursuant to your email, I understand that the Wheaton Park District ("WPD") has approved moving forward as outlined below, however they have requested the discussion as a formal plan on company letterhead. Please, accept this letter as a formal plan to extend the current agreement:

1. The parties will agree to extend the agreement for 20 years from the current expiration date; new expiration date will be November 15, 2045.
2. If Lessee terminates within ten years from execution of the Amendment, then Lessee will guarantee the rent that would have otherwise been paid during that ten year period.
3. The rent would not escalate in November 2020, but would increase again pursuant to the agreement in November 2025.
4. We would fix the revenue share at 50%.
5. The leasehold would be increased to 1500 sf at no additional cost.
6. Remove requirement for future colocators to obtain separate ground agreement with WPD.
7. Replace current WPD termination rights to say that upon 18 months' notice, WPD can terminate the agreement if they determine in good faith that the location of the current leasehold is needed for an expansion of WPD activities.
8. If the above seven (7) points are agreed to and the amendment is signed by the WPD and returned to Crown by December 29, then Lessee will pay a \$12,000 bonus within 60 days of full execution.

I look forward to receiving a signed, return copy of this letter as soon as possible. If I receive a signed copy on Monday, December 11, then I can get it on my Property Committee's agenda for next week's last, formal meeting of this year. Once approved, I will then work to get a first draft to you by the end of next week.

Again, I thank you for your time and look forward to wrapping up this project with you.

Respectfully,

Lance Jones  
Senior Government Land Specialist II

A handwritten signature in blue ink, appearing to read 'Lance Jones', is written over the printed name and title.