

REPEATER LEASE AGREEMENT – Balmat Tower Site

This AGREEMENT, made this 1st day of February, 2022, by North Country Communications Inc., 994 Military Turnpike, Plattsburgh NY 12901 (Lessee) and St. Lawrence-Lewis BOCES, 40 West Main Street, Canton, NY, 13617 (Lessor). All invoicing and payments will be made directly to North Country Communications Inc.

WITNESSETH, that the Lessor rents to Lessee Use of repeater on Balmat Tower Site for communications for Gouverneur School area. The term of this lease will be for three years **subject to the early termination provisions of paragraph #3 below.**

This AGREEMENT is made on the following terms and conditions, which the respective parties covenant and agree to perform and fulfill:

1. Lessee agrees to pay Lessor on a monthly basis in accordance with the rates in Exhibit "A". Monthly payments to be paid on the first of each month.
2. All charges and expenses incurred for the installations and maintenance of Lessee's communications equipment shall be borne by Lessee. Further, such installations and maintenance shall be done in good workmanlike manner and without interference to the functional operation of other equipment located on the subject premises.
3. **Lessor may terminate this AGREEMENT, upon the happening of the following events:**
 - (1) **if Lessee shall default in the payment of the fee herein required to be paid, or to otherwise comply with the terms of this AGREEMENT; or**

Should Lessor elect to terminate this AGREEMENT due to the foregoing event, Lessor may do so after thirty (30) days advance notice to the other party, in the event that Lessee does not fully cure the default within said 30 days, termination shall then be immediately effective.

IN WITNESS WHEREOF, the parties hereto have executed this AGREEMENT as of the day and year first above written.

North Country Communications Inc.
Federal ID # 14-1609538



Erl Svendsen, President
SIGNATURE

BOCES

SIGNATURE

EXHIBIT "A"

\$ 200.00 Per Month