



City of Ukiah/Carollo Engineers, Inc.  
Attention: Sean White (City)/Tracy Clinton (Carollo)

12/4/2017

Re: License Proposal Crossing North Coast Railroad Authority (NCRA) Owned Property

Greetings:

Outlined below is a proposal for the City of Ukiah to obtain three (3) subgrade utility (pipe) Crossing License agreements from NCRA located as described in the Licensed Premises:

**PROPOSAL:**

- Licensed Premises:
- (P-01) One subgrade 2" water pipe crossing inside an 8" steel casing, within a 10'x80' Corridor approximately 6'-10' below the bottom of the track bed at Milepost 111.14+/-.
  - (P-28) One subgrade 8" water pipe crossing inside a 16" steel casing, within a 10'x80' corridor approximately 6'-10' below the bottom of the track bed at Milepost 110.87+/-.
  - (P-29) One subgrade 2" water pipe inside an 8" steel casing, crossing within a 10'x80' corridor approximately 6'-10' below the bottom of the track bed at Milepost 110.69+/-.

Term: Initial license term of five (10) years automatically renewing after the initial term, for successive five (5) year term intervals unless rail services resume in the vicinity of the identified occupancy. At that time, the crossing will be reviewed for compatibility with the rail operations and crossing modification or termination instructions will be provided as needed with a 180 day notification provided.

Effective Term Date: 15 December 2017

Annual Fee: Six Thousand Dollars per year (\$6000) due upon license execution. Annual fee will be increased annually by 3% as prescribed by NCRA's approved fee schedule.

Purpose: Utility (Water Pipe Crossings 3 each)

Termination: Upon the occurrence of one of the following events:

- Initial license term of ten (10) years automatically renewing after the initial term, for successive five (5) year term intervals.
- Rail services in the vicinity of the occupancy resume. Upon notification thereof and the crossing being deemed incompatible for use with the rail

7411 Fullerton Street | Suite 301 | Jacksonville, FL 32256



operations, a 180 day notification for termination will be provided.

Application Fee: \$1,000, payable upon application to license – see attached application form.

Security Deposit: Not Applicable

Engineering: Additional engineering review fees, as determined by NCRA, may be incurred to evaluate plans & physical improvements made to the licensed area.

Permitting: The licensee is responsible for permitting & complying with applicable ordinances.

Note 1: Right of Entry into NCRA's Right of Way in the vicinity of the 3 crossing locations for construction will be granted to the licensee and licensed contractor(s) not to exceed one (1) year. Right of Entry Fee is \$1,000 payable upon license execution.

Note 2: The License Agreement is subject to final approval by NCRA. The proposed terms of the transaction set forth herein are non-binding and subject to change

If the terms and conditions are acceptable and you would like to proceed with entering into an agreement with NCRA, please complete a license application and return it to me at your earliest convenience.

Sincerely,

A handwritten signature in blue ink, appearing to read "M. Dannelly".

Mike Dannelly  
Corridor Management  
FEC Real Estate Services (As asset manager for NCRA)  
904-538-6254 Office/904-309-0093 Mobile  
[Mike.dannelly@fecrwy.com](mailto:Mike.dannelly@fecrwy.com)



Crossing P-01  
MP 111.14

Crossing P-28  
MP 110.87

Crossing P-29  
MP 110.69

City of Ukiah - MP111.14

City of Ukiah - MP110.87

City of Ukiah - MP110.69

S State St

253

101

Redwood Hwy

Taylor Dr

Leland Ln

Google Earth

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1000 ft



# NORTH COAST RAILROAD AUTHORITY (NCRA)

## AT GRADE CROSSING LICENSE APPLICATION

Date of Application: \_\_\_\_\_

Applicant: \_\_\_\_\_

Phone and fax No: \_\_\_\_\_

Address: \_\_\_\_\_

City, State, Zip: \_\_\_\_\_

Contact: \_\_\_\_\_

E-Mail: \_\_\_\_\_

Owner's Address: \_\_\_\_\_

City, State Zip: \_\_\_\_\_

State in which Incorporated: \_\_\_\_\_

Phone & fax No: \_\_\_\_\_

Contact: \_\_\_\_\_

E-Mail: \_\_\_\_\_

Crossing to be permitted: \_\_\_\_\_  
\_\_\_\_\_

Crossing Dimensions: 30' x 30'+/- \_\_\_\_\_

ROW width 30'

Crossing Location: \_\_\_\_\_ feet

Milepost No. 300.9 (Arcata-Samoa Branch Line)

Nearest cross street name: \_\_\_\_\_

Other Location detail information: \_\_\_\_\_

GPS Entry: \_\_\_\_\_ GPS Exit: \_\_\_\_\_

Please complete the following as it applies to your situation.

### ABOVE GROUND FACILITIES

Type of Grade Crossing: Commercial (Commercial, Farm, Residential, etc.)

Other pertinent Information: \_\_\_\_\_

*\*All plans and drawings to be reviewed by the engineer. Fees may apply.*

Send to: FEC Real Estate Services  
Attn: Mike Dannelly  
7411 Fullerton Street, Suite 301  
Jacksonville, FL 32256

File No. \_\_\_\_\_

MC No. \_\_\_\_\_



# NORTH COAST RAILROAD AUTHORITY (NCRA)

Corridor Licensing & Management, 7411 Fullerton Street, Suite 301, Jacksonville, FL 32256

## APPLICATION FOR CONTRACTOR OCCUPANCY ON NCRA PROPERTY RIGHT OF ENTRY (ROE)/INSPECTION FORM

### CONTACT INFORMATION

Name of Applicant:		Select One	
		<input type="checkbox"/> Licensee	<input type="checkbox"/> Contractor
Phone:	Fax:	E-mail:	
Mailing Address:			
City:	State:	ZIP Code:	
Contact Name:			
Corporate Name:	State of Incorporation:	Other:	

### PROPOSED FACILITY LOCATION

Name of Licensee/Owner:			
Nearest Street Crossing:	City:	State:	County:
Railroad Mile Post:	Feet South of Mile Post:		

### INSTALLATION

Describe in detail the manner and method of installation on Railroad property:

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Mail the application of the proposed occupancy in triplicate AND  
 A non-refundable **\$1,000 Right of Entry/Inspection Fee made payable to**  
**NORTH COAST RAILROAD AUTHORITY** to:  
 FEC Real Estate Services, Attn: Corridor Licensing & Management  
 7411 Fullerton Street, Suite 301  
 Jacksonville, Florida 32256  
 Any questions concerning this application should be submitted to  
[Mike.dannelly@fecrwy.com](mailto:Mike.dannelly@fecrwy.com)

### AUTHORIZATION

Signature:	Date:	
Printed Name:	Phone:	Fax:
Title:	Email:	

**NORTH COAST RAILROAD AUTHORITY (NCRA)**

**REAL ESTATE USE  
INSURANCE REQUIREMENTS**

Licensee's Insurance

Licensee shall, at its sole cost and expense, procure and maintain during the lift of this Lease (except as otherwise provided in the

Licensee will throughout the Term and any Renewal Terms (and any other period when Licensee is in possession of the Licensed Premises) carry and maintain, at its sole cost and expense, the following types of insurance, which shall provide coverage on an occurrence basis, with respect to the Licensed Premises, in the amounts specified with deductible amounts reasonably satisfactory to North Coast Railroad Authority (hereafter "NCRA"):

(1) Commercial General Liability Insurance: Minimum limits of:

- \$1,000,000.00 per occurrence
- \$2,000,000.00 general aggregate
- North Coast Railroad Authority named as additional insured
- A.M Best's rating of A-, Class IX, or otherwise approved in advance

(2) \* Comprehensive Automobile Liability Insurance minimum limits of.

- \$1,000,000.00 per occurrence for bodily injury,
- \$500,000.00 per person
- \$100,000.00 property damage
- or a combined single limit of \$1,000,000 for both owned and non-owned vehicles.
- North Coast Railroad Authority named as additional insured
- A.M Best's rating of A-, Class IX, or otherwise approved in advance

*\*Required if Company owned/Licensed vehicles access Licensed premises*

(3) Excess Liability Insurance. Licensee shall also carry and maintain umbrella liability insurance with a limit of not less than \$4,000,000.00 per occurrence.

(4) \*\* Workers' Compensation and Employers' Liability Insurance. Limits no less than:

- \$500,000 each employee
- \$500,000 each accident
- \$1,000,000 policy limit
- A.M Best's rating of A-, Class IX, or otherwise approved in advance

*\*\* Waived for an individual with no employees or business/corporation not required by State Law to carry coverage.*