



Hughson Business Space Corporation
c/o John Blanchard, B. Comm., CPM
Property Manager,
Markland Property Management
25 Main Street West, Suite 200
Hamilton, ON
L8P 1H1

March 3, 2026

Re: Renewal of Telecommunications License Agreement for 55 King Street, St. Catharines, ON

Dear John:

Further to our earlier e-mail communication, this document will serve to confirm the lease term extension for a further period of ten (10) years, commencing April 1, 2026 and running to March 31, 2036, for the original Telecommunications License Agreement at 55 King Street, between *the Licensor and Licensee* with an initial commencement date of April 1, 2016. The revised annual License Fee will be revised to Seven Hundred and Fifty Dollars (\$750.00) plus tax.

By signing below we mutually acknowledge that all other terms and conditions contained in the above noted Telecommunications License Agreement will remain the same with the exception of the changes noted in this renewal agreement.

Thank you for your co-operation in addressing this matter and we would appreciate receiving one fully signed renewal agreement to be returned electronically for our records.

Regards,

A handwritten signature in blue ink that reads 'Richard Johnson'.

Richard Johnson,
Manager, Building Access,
TELUS Communications Inc.,
richard_johnson@telus.com (please note the underscore between names)
25 York St, Floor 29
Toronto, ON
M5J 2V5

We the undersigned agree to the above noted amendments and we have the authority to bind the Licensor.

DocuSigned by:
A handwritten signature in black ink that reads 'David Blanchard'.
DEE74CD96FD5437...

David Blanchard

Date: 2026-03-03