



October 4, 2022

Telus Communications Inc.
C/O Richard Johnson

Attention: Lease Administration

Dear Sir/Madam:

Re: Telecommunications POP License Agreement – Renewal

Pursuant to section 4(b) of the below-referenced License Agreement (the automatic renewal provision), we are pleased to confirm that the License Agreement has been renewed for a further five (5) year term.

The renewal term will be governed by the same terms and conditions of the License Agreement except for the License Fee and further rights to renew, as identified in the below chart.

As of August 1, 2021, we are sending a consolidated statement for the eligible renewal sites during the current year. The pertinent details are as follows:

Section 4(b) (ii): the License Fee, which will increase at the start of each Renewal Term by a percentage of the increase in the Consumer Price Index published by Statistic Canada from the start of the previous Renewal Term to August 2022

Building Name and Address	CPI Increase	Start of Renewal Term	Expiration Date	License Fee per annum	Electricity Charges per annum	Total Amount of License Fee per annum	Remaining Renewal Term
Bow Valley Square 1 – 202-6 th Avenue SW, AB	15.2%	01/01/2023	12/31/2028	\$2,678.61	\$250.00	\$2,928.61	1x5
Bow Valley Square 2 – 205-5 th Avenue SW, AB	15.2%	01/01/2023	12/31/2028	\$7,245.98	\$250.00	\$7,495.98	1x5
Bow Valley Square 3 – 255-5 th Avenue SW, AB	15.2%	01/01/2023	12/31/2028	\$6,868.22	\$250.00	\$7,118.22	1x5
Bow Valley Square 4 – 250-6 th Avenue SW, AB	15.2%	01/01/2023	12/31/2028	\$6,868.22	\$250.00	\$7,118.22	1x5
Devon Tower – 400-3 rd Avenue SW, AB	15.2%	01/01/2023	12/31/2028	\$9,066.06	\$250.00	\$9,316.06	1x5
Innovation Centre – 325 Front Street West, ON	15.7%	01/01/2023	12/31/2028	\$1,041.30	\$250.00	\$1,291.30	1x5
1 University Avenue, ON	15.7%	01/01/2023	12/31/2028	\$827.76	\$250.00	\$1,077.76	1x5
401 West Georgia Street, BC	16.6%	01/01/2023	12/31/2028	\$4,171.02	\$250.00	\$4,421.02	1x5
Guinness Tower – 1055 West Hastings, BC	16.6%	01/01/2023	12/31/2028	\$2,224.54	\$250.00	\$2,474.54	1x5
Marine Building – 355 Burrard Street, BC	16.6%	01/01/2023	12/31/2028	\$1,668.41	\$250.00	\$1,918.41	1x5



Oceanic Plaza – 1066 West Hastings, BC	16.6%	01/01/2023	12/31/2028	\$3,058.74	\$250.00	\$3,308.74	1x5
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On behalf of the Licensor,
OXFORD PROPERTIES GROUP

Name: Kimberly Train
Title: Director – Procurement