

8.02001.216.00

LANDLORD'S CONSENT

In consideration of the installation of equipment by GT Group Telecom Services Corp. ("GT") to enhance internet communication services for the Alberta Cancer Board ("tenants") located at Foothills Hospital site, Tom Baker Cancer Centre building, 1403 - 29th Street, N.W., Calgary AB ("Building"), Calgary Health Region ("Landlord") consents to such installation on the following terms:

- 1.a) GT may install, maintain and operate its communication equipment with respect to an Internet connection for the Alberta Cancer Board, in accordance with drawing attached;
- b) Premises: POP Room and such other ancillary areas (eg: telephone and electrical closets, building risers, conduit) in the Building and upon the lands as may be reasonably required.
2. All initial and future equipment which shall remain the property of GT, will be installed, operated, maintained and relocated in a good and workerlike manner in accordance with sound engineering practices and all applicable legislation. GT shall obtain and maintain all licenses required to operate the equipment. Upon request from the Landlord, GT shall remove all equipment upon termination of the service to the tenants of the Building receiving service from GT and GT shall restore the Premises to its original condition, reasonable wear and tear excepted. With prior approval of Landlord, GT may leave its equipment within the Building if the tenants vacate with the view to providing service to a subsequent tenant.
3. GT shall indemnify the Landlord for any personal injury or property damage caused by GT, its employees or agents and GT will insure against such risks and shall maintain in force for as long as the equipment remains installed, Comprehensive General Liability Insurance of not less than \$2,000,000 per occurrence.
4. GT may as reasonable and necessary, connect its equipment to the Building's electrical systems and utilities including telephone, fibre and hydro and where applicable to the service to be provided to the tenants, to connect to tenants' electrical grounding system, interior wiring, cabling and the equipment.
5. The Landlord acknowledges that GT may transfer its interest in the equipment and/or the customer service contract to affiliates, principal lenders and purchasers of its assets but shall remain fully responsible to Landlord for the obligations hereunder.
6. The Landlord will be relieved of its obligations to GT under this agreement to the extent such obligations are assumed by the purchaser of the Building.

Dated: Feb. 28, 2002
GT GROUP TELECOM SERVICES CORP.

Per: [Signature]
Name:
Title: Director, National Facilities
I have authority to bind the corporation

Mailing Address for Notices:
Suite #700, 20 Bay Street
Toronto, ON M5J 2N8

Attention: Director, National Facilities
Facsimile:
1001(242)

Dated: Feb 28, 2002
CALGARY HEALTH REGION

Title: Contracts Administrator
I have authority to bind the corporation

Mailing Address for Notices:
10101 Southport Rd S.W.
Calgary, AB T2W 3N2

Attention: Contracts Administrator