

FIRST AMENDMENT TO LEASE AGREEMENT

This First Amendment to Lease Agreement is entered into this _____ day of _____, 2024, by and between Caroline Street Corridor and Bahama Village Community Redevelopment Agency hereinafter (“LANDLORD”) and The Mel Fisher Maritime Heritage Society, (hereinafter “TENANT”).

WITNESSETH

WHEREAS, LANDLORD and TENANT entered into a Lease Agreement on the 5th day of September 2019, (the “Lease Agreement”), pertaining to the premises located at the Turtle Cannery Building in the Historic Seaport, further identified under the lease and attached hereto as Exhibit A;

WHEREAS, LANDLORD and TENANT now desire to amend the Lease Agreement to extend its term. The Lease Agreement is attached hereto as Exhibit “A”,

NOW, THEREFORE, in mutual consideration of the benefits conferred upon the parties by the terms of this Amendment, LANDLORD and TENANT agree as follows:

1. Lease term shall be extended for an additional five (5) years commencing July 1, 2024 and ending on June 30, 2029.
2. Paragraph 4.4(c) regarding payment of Common Area Maintenance and other Triple Net Charges shall be deleted in its entirety.
3. Except as modified herein, the Lease Agreement as amended shall remain in full force and effect.

IN WITNESS WHEREOF, the parties have made this First Amendment to Lease Agreement on the date first written above.

LANDLORD: Caroline Street Corridor and Bahama Village Community Redevelopment

Agency

ATTEST:

Keri O'Brien, City clerk

By: _____
Teri Johnston, Chairperson

TENANT: The Mel Fisher Maritime Heritage Society

Witness

Melissa Kendrick, President/CEO

The foregoing First Amendment to Lease Agreement was acknowledged before me this ____ day of _____, 2024, _____ who is personally known to me, or who [] produced _____ as identification.

Notary Public

My commission expires:

Print name: _____

Exhibit "A"
Lease Agreement