

Project: Foodbank at 4554 Hollister Ave., SB
APN: 061-040-019, -020, & -021 (Ptn)
Folio: 002270
Agent: CS

FIRST AMENDMENT TO LEASE AGREEMENT

THIS FIRST AMENDMENT TO LEASE AGREEMENT, hereinafter "Agreement," is entered into, by and between

COUNTY OF SANTA BARBARA, a political subdivision of the State of California, hereinafter referred to as "COUNTY,"

and

FOODBANK OF SANTA BARBARA COUNTY, a California non-profit corporation, hereinafter referred to as "LESSEE,"

with reference to the following:

WHEREAS, COUNTY is the owner of that certain real property and improvements known as 4554 Hollister Avenue, Santa Barbara, California, located in the unincorporated area of the COUNTY of Santa Barbara, and also known as County Assessors Parcel Nos. 061-040-019, -020 and -021 (hereinafter "Property") identified as the diagonally slashed area on the attachment marked Exhibit A, Page 2 of 3, of the original Lease Agreement dated September 5, 1995; and

WHEREAS, at the expiration of a 10-year License Agreement dated December 17, 1984, for the purpose of constructing a storage building with related improvements for use by LESSEE as a collection, storage and distribution center for commodities and surplus and donated food, COUNTY and LESSEE entered into a Lease Agreement on September 5, 1995 (hereinafter "Agreement"), for the purpose of leasing that portion of the Property including improvements; and

WHEREAS, another portion of the Property located at 4554 Hollister Avenue was leased to the Community Environmental Council (hereinafter "CEC") for a recycling center on a month-to-month basis, and said lease was terminated by CEC on September 1, 1997; and

WHEREAS, LESSEE is in need of additional space and would like to use that portion of the Property vacated by CEC under the same terms and conditions as specified in the current agreement between COUNTY and LESSEE; and

WHEREAS, COUNTY wishes to amend the Agreement to increase the Premises to include that portion of the property vacated by CEC.

NOW THEREFORE, in consideration of the premises, and the mutual covenants and conditions contained herein, COUNTY and LESSEE agree as follows:

1. Section 2: LEASED PROPERTY, shall be amended to read as follows

“2. **LEASED PROPERTY**: COUNTY hereby leases to LESSEE and LESSEE hereby takes from COUNTY, the property and building improvements located at 4554 Hollister Avenue, Santa Barbara, CA, 93110, also identified as Assessor’s Parcel Nos. 061-040-019, 061-040-020 and 061-040-021, (hereinafter “Premises”). The Premises shall consist of approximately 20,900 square feet of land, parking, and buildings, including 4,000 square feet of land being added as a result of this amendment shown as the diagonally slashed area on the “REVISED” EXHIBIT A, Page 3 of 3, attached hereto and incorporated herein by reference.”

2. It is expressly understood that in all other respects, the terms and conditions of the original Lease Agreement dated September 5, 1995, shall remain in full force and effect.

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IN WITNESS WHEREOF, COUNTY and LESSEE have executed this First Amendment to Lease Agreement to be effective as of the date signed by COUNTY.

"COUNTY"
COUNTY OF SANTA BARBARA

ATTEST:
MICHAEL F. BROWN
CLERK OF THE BOARD

By: _____
Chair, Board of Supervisors

Date: _____

By _____
Deputy Clerk

"LESSEE"
FOODBANK OF SANTA BARBARA
COUNTY

By: SEE ATTACHED SIGNATURE PAGE
Jim Mangis, Executive Director

APPROVED AS TO FORM:
STEPHEN SHANE STARK
COUNTY COUNSEL

By: _____
Deputy

APPROVED AS TO FORM:
ROBERT W. GEIS, CPA
AUDITOR-CONTROLLER

By: _____

APPROVED:

Ron Carlentine, SR/WA
Real Property Manager

APPROVED:

Ray Aromatico, A.R.M., A.I.C.
Risk Program Administrator

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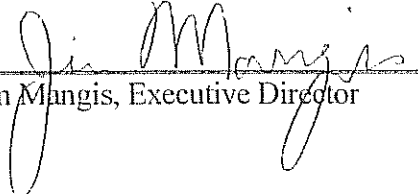
ATTEST:
MICHAEL F. BROWN
CLERK OF THE BOARD

By: _____
Chair, Board of Supervisors

Date: _____

By _____
Deputy Clerk

"LESSEE"
FOODBANK OF SANTA BARBARA
COUNTY

By: 
Jim Mangis, Executive Director

APPROVED AS TO FORM:
STEPHEN SHANE STARK
COUNTY COUNSEL

APPROVED AS TO FORM:
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By: _____
Deputy

By: _____

APPROVED:

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Ronn Carlentine, SR/WA
Real Property Manager

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Risk Program Administrator

LEASED PROPERTY LEGEND

- Original Lease dated Sept. 5, 1995
- ▨ First Amendment request for additional 4,000

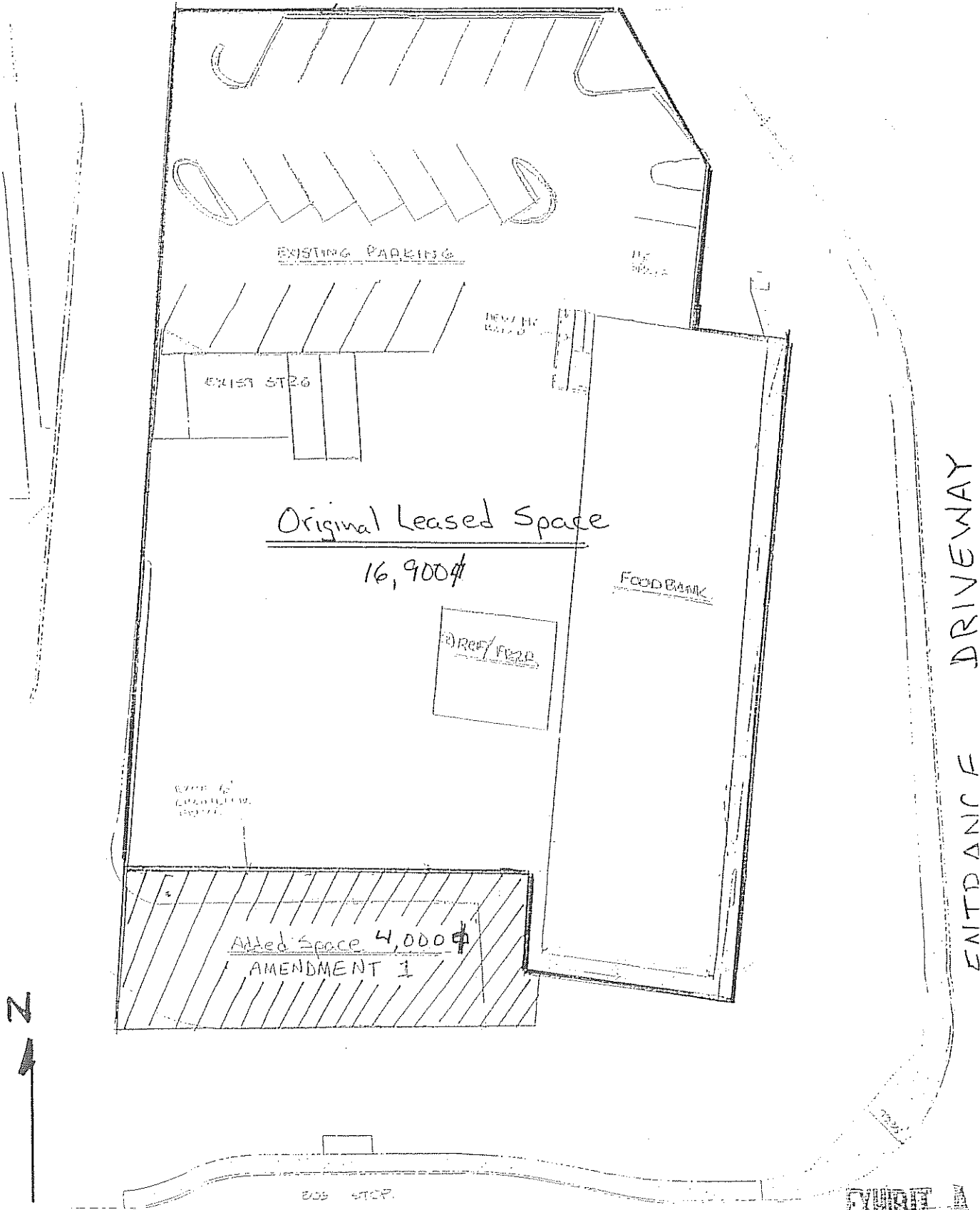


EXHIBIT A

Hollister Avenue