

AMENDMENT #1

LEASE AGREEMENT BETWEEN THE
NEWPORT-MESA UNIFIED SCHOOL DISTRICT
AND THE CITY OF COSTA MESA AT BALEARIC SITE

This LEASE, made and entered into between the NEWPORT-MESA UNIFIED SCHOOL DISTRICT, (the "District") and THE CITY OF COSTA MESA AT BALEARIC SITE (the "Tenant") on the 24th Day of January, 2011.

1. Building Lease.

- a. District owns the school site formerly known as the Balearic Elementary School located at 1975 Balearic Drive in the City of Costa Mesa, County of Orange. The City of Costa Mesa has leased the facility since January 11, 1977 for their Community Service Program.

- b. Compensation. For the purpose of strengthening the District's partnership with the City of Costa Mesa and thereby ensuring uninterrupted service to the District's students, the District has agreed to waive the rent for one year and extend the lease for one year. The rent waiver is applicable to 2010-11 and is valued at approximately \$67,145.00. The \$67,145.00 will be adjusted by the March CPIU and due June 30, 2013. The term adjustment extends the lease through June 30, 2014.

All other terms of the agreement remain unchanged.

IN WITNESS WHEREOF, the parties hereto have executed this Lease as of the date first written above.

District:
Newport-Mesa Unified School District
By: 
Name: Paul Reed
Title: Deputy Superintendent,
Chief Business Official

City:
City of Costa Mesa
A municipal corporation
By: _____
Name: Gary Monahan
Title: Mayor of the City of
Costa Mesa

Board Approval Date: _____, 20____

Approved as to Form
By: _____
Name: Tom Duarte
Title: City Attorney

Approved as to Content
By: _____
Name: Lisa McPherson
Title: Recreation Supervisor,
City of Costa Mesa

Attest:
By: _____
Name: Julie Folcik
Title: City Clerk and ex-officio Clerk
Of the City of Costa Mesa