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Alvin Shaw



Executive Director
Terry Keel

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ADD SPACE AMENDMENT

Lease: 20169 Austin

Term: 02/01/2008 through 11/30/2017

Effective February 1, 2012 through January 31, 2013, the Texas Facilities Commission hereby adds 13,507 square feet of space to the Department of Public Safety (DPS) at \$15.78 annual rate per square foot, for an additional rent amount of \$17,761.71 per month.

In addition, DPS for Suite 250 has the option to renew the lease space up to four (4) times for a period of 12 months each. In addition, Lessor shall provide a total of 200 off-street parking spaces on the building surface lot for tenant agency use.

The contract is amended to read a total of 41,451 usable square feet of space, for a total rent of \$54,864.38 per month, in accordance with the schedule below.

AGENCY	TERM	SQ. FT OCCUPIED	ANNUAL RATE/SQ. FT.	COST PER MONTH
DPS	02/01/2012 – 01/31/2013	28,214	\$15.78	\$37,102.67
DPS (Add Space)	02/01/2012 – 01/31/2013	<u>13,507</u>	\$15.78	<u>\$17,761.71</u>
		41,721		\$54,864.38
DPS	2/01/2013 – 11/30/2017	28,214	\$15.78	\$37,102.67

ALL CONSTRUCTION, REPAIRS AND ALTERATIONS shall be completed by Lessor 15 days prior to February 1, 2012. Lessee shall have full access to the premises during that period, at no charge to Lessee, in order to prepare the Premises for occupancy by February 1, 2012. All non-economic terms and conditions of the lease shall be in force. Lessee may do whatever is necessary during said period to ensure it is able to commence normal business operations on February 1, 2012. CERTIFICATE OF OCCUPANCY (CO), issued by the appropriate local authority, shall be provided by Lessor to Lessee 15 days prior to occupancy.

The Lessor agrees to pay and provide for the tenant improvements as shown in the attached floor plan prior to February 1, 2012.

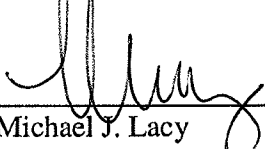
Texas Facilities Commission

Physical address: 1711 San Jacinto Blvd, Austin, Texas 78701

★ Planning and administering facilities in service to the State of Texas ★

All other terms and conditions remain the same. This lease amendment is by mutual agreement between Lessee and Lessor. In signing this amendment, the Lessor certifies, the leased premises of the Add Space shall comply with all applicable federal, state, and local laws, statutes, ordinances, codes, rules and regulations.

TEXAS FACILITIES
COMMISSION APPROVED:



Michael J. Lacy
Deputy Executive Director of
Planning and Asset Management

Approved By:



Pacifica La Costa Green, LP
By: Boxer Property Management Corp.
Management Company for Landlord
John Rentz, Vice President

Date: 11.29.2011

cc: Paul Medrano, Department of Public Safety
Ginna Harris, Texas Department of Licensing and Regulation
ee

La Costa Green
1033 La Posada Drive
Suite 250

