

Item No.	6e_supp
Date of Meeting	September 24, 2019

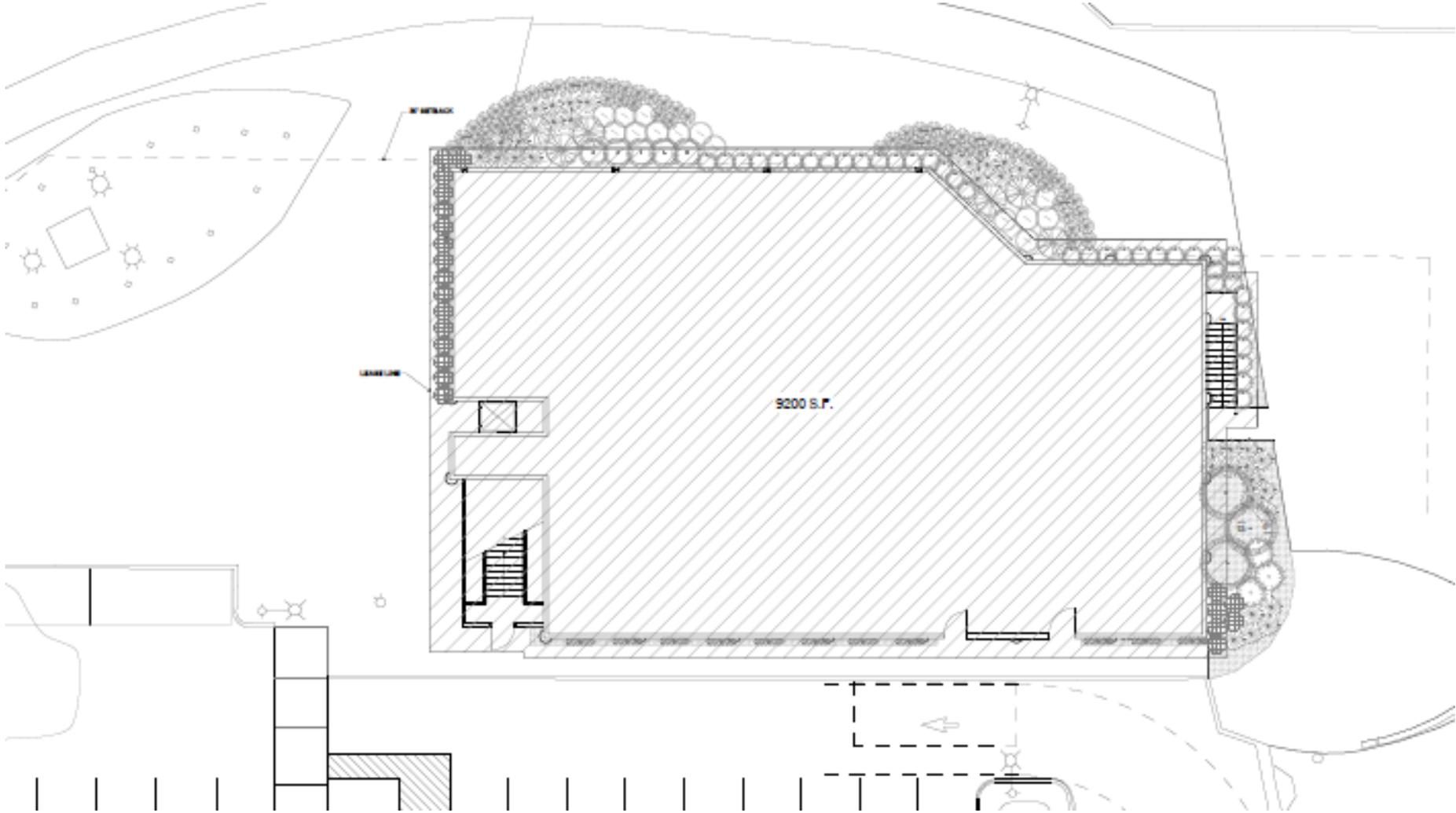
# Second Amendment to Ground Lease Agreement with Duke's Chowderhouse, LLC. at Shilshole Bay Marina

September 24, 2019

Presented by Melinda Miller,  
Maritime Portfolio



# Updated Site Plan



# Proposed Revisions to Lease

<u>Lease Term</u>	<u>Current Agreement</u>	<u>Amendment #2 eff. 12/1/19</u>
Premises	8,022 SF	9,200 SF
Construction Rent	\$3,216	\$4,188
Begin Post-Construct. Rent	August 1, 2019	May 1, 2021*
Post-Construction Rent	\$12,864	\$14,753
Lease Expiration	July 31, 2038	April 30, 2041

\*As part of Amend. #2 Tenant will also pay Post-Construction Rent August 1 – November 30, 2019