

METROPOLITAN COUNCIL
390 North Robert Street, St. Paul, MN 55101-1805
(651) 602-1000

AMENDMENT NUMBER ONE
to
LEASE

Metropolitan Council Contract No. 17M164

Ramsey County, a political subdivision of the State of Minnesota (“hereinafter referred to as “**Landlord**”) and the Metropolitan Council, a public corporation and political subdivision under the laws of the State of Minnesota (hereinafter referred to as “**Tenant**”) agree that the lease entered into on March 1, 2018 (“**Lease**”) is amended in the following particulars.

1. 2. USE is amended as follows:

The Premises shall be used by Tenant, which consists of the Gold Line Project Office as well as the Purple Line Project Office as of January 2, 2022, for the Use set forth, and for no other purpose, in compliance with all applicable federal, state and local laws, ordinances, codes, rules, regulations and orders, including but not limited to the Americans with Disabilities Act and all laws, ordinances and regulations pertaining to the generation, use, storage, removal and disposal of hazardous substances. Tenant agrees to comply with the rules and regulations of Landlord which are attached hereto as Exhibit D. Subject to the Landlord’s prior written consent, Tenant shall, at its expense, make any alternations and improvements to the Premises required at any time in order for the Premises and the use thereof to comply with such laws, ordinances, codes, rules, regulations and orders. No part of the Premises shall be used for any purpose which constitutes a nuisance (as defined by St. Paul City Ordinances) or which is dangerous, illegal or offensive, or which interferes with the general safety, comfort and convenience of Landlord or any other tenant or occupant of the Building. No noise, conduct or process shall be permitted at any time which shall in the reasonable opinion of Landlord, serve to annoy or disturb any other tenants of the Building. The permitted Use does not include residential use of any kind, including overnight occupancy. Landlord shall designate a location for Tenant to load and unload items for the Premises.

2. EXHIBIT A, Rent Schedule, is amended as follows:

All Rent, beginning with the Rent payment due to the Landlord on January 1, 2022, through the termination of the Lease, shall be paid 50% by the Gold Line Project Office and 50% by the Purple Line Project Office.

Except as amended hereby, the provisions of the above-referenced Lease shall remain in force and effect without change.

IN WITNESS WHEREOF, the parties have caused this amendment to be executed by their duly authorized officers on the dates set forth below.

LANDLORD:

RAMSEY COUNTY

By: _____
Trista MatasCastillo, Chair,
Ramsey County Board of Commissioners
Date: _____

TENANT:

METROPOLITAN COUNCIL

By: *Mary Bogie*
Mary Bogie, Regional Administrator
Date: Feb 3, 2022

By: _____
Mee Cheng, Chief Clerk,
Ramsey County Board of Commissioners
Date: _____

Approval Recommended by:

By: Jean R. Krueger
Jean R. Krueger, Director

Property Management

Date: 2/4/2022

Approved as to form ~~and insurances:~~

Amy K. Adams
Assistant Ramsey County Attorney

Date: 2/4/2022