

**SECOND AMENDMENT TO LEASE
Ventura County Maritime Museum – Parcel K-2
Channel Islands Harbor**

THIS SECOND AMENDMENT TO LEASE ("Second Amendment") is made and effective as of June 4, 2024 by and between the County of Ventura ("County") and the Channel Islands Maritime Museum, a California non-profit benefit corporation ("Lessee").

WHEREAS, County and Ventura County Channel Islands, a California non-profit benefit corporation ("Original Lessee"), Lessee's predecessor-in-interest, entered into that certain Lease approved by County on May 6, 2008 under which County leased an interest in the real property commonly referred to as the Ventura County Maritime Museum, more particularly described in said Lease;

WHEREAS, County and Original Lessee entered into that certain First Amendment to Lease, effective April 27, 2010, extending the predevelopment term of the Lease; and

WHEREAS, Original Lessee has changed the name of its business entity to Channel Islands Maritime Museum, a California non-profit benefit corporation, and the name of lessee on the Lease must also be changed to conform;

NOW, THEREFORE, in consideration of the mutual covenants herein contained, and other good and valuable consideration, the parties agree to amend the Lease as follows:

AGREEMENT

1. **Recitals.** The above recitals are incorporated herein by this reference.
2. **Amendment to Lessee's Name.** The name of lessee on the Lease shall be Channel Islands Maritime Museum, a California non-profit benefit corporation.

Except as amended by this Second Amendment, all other items and conditions of the Lease remain unchanged and in full force and effect.

The above terms and conditions are hereby agreed to and acknowledged by the parties affixing signatures of their authorized representatives below.

[Remainder of this page intentionally left blank]

Dated: June 4, 2024

LESSEE: CHANNEL ISLANDS MARITIME MUSEUM, a California non-profit benefit corporation

By: _____
Name: _____
Its: _____

COUNTY OF VENTURA

By: _____
Michael Tripp
Harbor Director