

**FOURTH AMENDMENT TO LEASE**  
**Anacapa Boatyard LLC – Parcel N-1 – Anacapa Marine Services**  
**Channel Islands Harbor**

THIS FOURTH AMENDMENT TO LEASE is made and entered into by and between the County of Ventura, hereinafter called "County", and Anacapa Boatyard, LLC, a California limited liability company, hereinafter called "Lessee".

WHEREAS, County and Lessee entered into that certain Amended and Restated Lease (Lease) approved by the County on April 10, 2007, under which County leased an interest in real property commonly referred to as Anacapa Marine Services, more particularly described in said Lease; and

WHEREAS, said Lease was amended by the First Amendment approved by the Board of Supervisors on October 14, 2008; and

WHEREAS, said Lease was amended by the Second Amendment approved by the Board of Supervisors on April 27, 2010; and

WHEREAS, said Lease was amended by the Third Amendment approved by the Board of Supervisors on June 26, 2012; and

WHEREAS, the assignment of the Lease to Anacapa Boatyard, LLC was approved by the Board on August 5, 2014; and

WHEREAS, the County and the Lessee have not been able to develop a long-term plan for the renovation of the Leasehold; and

WHEREAS, Lessee and County wish to continue to discuss long-term redevelopment plans for the Leasehold for an additional year;

NOW, THEREFORE, it is hereby agreed by and between the parties hereto as follows:

Article 5.1 (Term) of the Lease is hereby amended to change the Expiration Date to December 31, 2016.

All other terms and conditions of said Lease, as previously amended, shall remain in full force and effect except to the extent they are contrary to this Fourth Amendment to the Amended and Restated Lease.

Dated: October 20, 2015

LESSEE: Anacapa Boatyard, LLC

By: \_\_\_\_\_

Michelle Volaski  
Managing Member

COUNTY OF VENTURA



By: \_\_\_\_\_

Kathy Long  
Chair, Board of Supervisors

ATTEST: MICHAEL POWERS  
Clerk of the Board of Supervisors  
County of Ventura, State of  
California

By: \_\_\_\_\_

Deputy Clerk of the Board