

2nd Renewal and Amendment of Lease Agreement

(Family Service Association of San Antonio, Inc. – Claude Black Community Center)

This Amendment of Lease Agreement is between Tenant and the City of San Antonio (“Landlord”), pursuant to the Ordinance authorizing amendment.

Whereas, Tenant and Landlord entered into the Lease Agreement in April of 2015 and subsequently renewed and amended the Agreement to expire on March 31, 2020, with a right to renew for an additional five years pursuant to the terms in the Lease Agreement; and

Whereas, Tenant exercised its right to renew pursuant to authorizing ordinance 2020-04-16-0260 extending the term to March 31 2025; and

Whereas, the parties desire to extend the term of the Lease once again and amend and adjust the responsibility of the Operating Expenses; and

Now Therefore, in consideration of the mutual covenants and agreements stated herein, the Parties agree as follows:

1. Basic Information, Definitions.

**2nd Renewal and
Amendment Authorizing
Ordinance:** _____

Authorizing Ordinances: Lease Agreement: 0194 dated March 12, 2015
Renewal and Amendment: 2020-04-16-0260

Landlord’s Address: P.O. Box 839966, San Antonio, Texas 78283-3966
(Attention: Center City Development & Operations
Department)

Tenant: Family Service Association of San Antonio, Inc.

Tenant’s Address: 702 San Pedro Ave., San Antonio, Texas 78213

Premises: Approximately 747 square feet of space located within
the building known as Claude Black Community
Center at 2806 E. Commerce, San Antonio, Texas
78203.

Permitted Use: Counseling and mentoring services and parenting
classes.

Commencement Date: April 1, 2025

Expiration Date: March 31, 2030

2. Defined Terms.

All terms used in this instrument and not otherwise defined herein but defined in the Lease or any previous amendment or renewal to it have the meanings previously ascribed to them.

3. Renewal and Extension.

The Term of this Lease shall be extended. The renewal term shall commence on April 1, 2025 for a five-year term to expire on March 31, 2030, either party may terminate with 90 days written notice.

4. Rent.

Rent shall be \$10.00 annually with \$50.00 due on the Commencement Date of April 1, 2025.

5. Operating Expenses.

Landlord shall pay all building-related expenses. Tenant is required to reimburse Landlord its pro-rata share (3.00%) of the annual utility expenses. Landlord, through its Human Services Department or other department as directed, will invoice Tenant quarterly. Tenant shall have 60 days to remit payment as per the invoice.

6. Terms and Conditions.

All other terms, conditions, covenants and provisions of the Lease Agreement are hereby continued and shall remain in effect in their original form, except for the provisions modified by this Amendment of Lease Agreement.

In Witness Whereof, the parties have caused their representatives to set their hands.

Landlord:

City of San Antonio, a Texas municipal corporation

Signature: _____

Name: _____

Title: _____

Date: _____

Approved as to Form:

City Attorney

Tenant:

Family Service Association of San Antonio, Inc.

Signature: Mary E. Garr

Name: Mary E. Garr

Title: President/CEO

Date: 19 February 2025