

GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE LEASE AMENDMENT	LEASE AMENDMENT No. 3 CONSISTING OF 2 PAGEs and Exhibits TO LEASE NO. GS-10P-LID07467
ADDRESS OF PREMISES Martek Building 2075 North Boulevard Idaho Falls, ID 83401-1500	PDN Number: PS0036677

THIS AMENDMENT is made and entered into between Martek [REDACTED], LLC

whose address is: **7920 Norfolk Avenue, Suite 920**
Bethesda, MD 20814

hereinafter called the Lessor, and the **UNITED STATES OF AMERICA**, hereinafter called the Government:

WHEREAS, the parties hereto desire to amend the above Lease to provide the Change Order Procedure paragraph and a Notice to Proceed for Change Orders.

NOW THEREFORE, these parties for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, covenant and agree that the said Lease is amended, effective upon execution by the Government as follows:

The following paragraph is hereby added to the lease:

7.11 CHANGE ORDER PROCEDURE

- A. The General Conditions will not exceed 10% of the total subcontractor's costs.
- B. The General Contractor's fee will not exceed 10% of the total subcontractor's costs plus General Conditions for the Change Order.
- C. The Architectural/Engineering fees for construction changes will not exceed **7.5%** of the General Contractor's Total Cost of Change Order (and will only apply if the Change Order requires design services).
- D. The Lessor's Project Management fee will not exceed **7%** of the total costs.
- F. All requests for change order price quotations shall be in writing from the General Services Administration's (GSA) Contracting Officer/Specialist or Project Manager on a Price Request form.

All other terms and conditions of the lease shall remain in force and effect.

IN WITNESS WHEREOF, the parties subscribed their names as of the below date.

FOR THE LESSOR

Signature: [REDACTED]
 Name: MARY G. TORRILLO
 Title: MANAGING MEMBER
 Entity Name: MARTEK
 Date: MARCH 14, 2017

FOR THE GOVERNMENT

Signature: [REDACTED]
 Name: Michael J. O'Brien
 Title: Lease Contracting Officer
GSA, Public Buildings Service
 Date: 3/15/17

WITNESSED FOR THE LESSOR BY:

Signature: [REDACTED]
 Name: Heather Wilson
 Title: Executive Support Specialist
 Date: MARCH 15, 2017

- G. Price quotations shall be supplied by the Lessor to the Government within two weeks of the written request on a Change Order form.
- H. Notification of change order approval status shall be given within three weeks of the date the price quotation was received by the Government.
- I. Without written approval from the GSA Contracting Officer, no change order should be processed. If a change order is processed without written consent of the GSA Contracting Officer, the Lessor shall bear full financial responsibility for the change order and compliance to the terms of the Lease. Written approval shall be in the form of a signed Change Order form. All Change Orders will subsequently be memorialized

The following paragraph is hereby added to the lease:

7.12 NOTICE TO PROCEED FOR CHANGE ORDERS

The Government has reviewed the following change orders submitted for this project and approves the change orders for the total costs per the table below and listed on Exhibit LA3-A. This amount shall be paid via a one-time lump sum payment, upon the Governments inspection and acceptance of the tenant improvements and receipt of an invoice from the Lessor. Lump sum payment instructions should be followed as outlined in Lease Amendment 1.

Total Lump Sum Payment for this Lease Amendment is [REDACTED]

CHANGE ORDER	DESCRIPTION	AMOUNT	LEASE AMENDMENT
	LNTP	[REDACTED]	1
	NTP		2
CO 1	Security Changes		3
	LUMP SUM PAYMENT FOR THIS LEASE AMENDMENT		
	TOTAL LUMP SUM PAYMENT	\$2,434,376.76	

INITIALS:

msf
LESSOR

&

WFO
GOV'T