

THE STATE OF TEXAS)
)
COUNTY OF TRAVIS)

FOR: Richmond, Texas

LEASE ADDENDUM

This agreement is made and entered into this _____ day of _____, 2016.

The acknowledgment of this Lease Extension by both parties provides for the following amendments to the existing lease:

- A) Effective July 1, 2016, the Leased Premises under the Lease Agreement is reduced from approximately 1,916 square feet to 1,164 square feet based on certain improvements made by County to the Leased Premises.
- B) The monthly rental amount under the Lease Agreement is reduced from \$2,874.00 to \$1,746.00 to reflect the reduction in the square footage of the Leased Premises available for use by TABC.
- C) The term of the Lease Agreement shall terminate on December 31, 2018; and thereafter, the Agreement shall automatically renew on a month-to-month basis under the same terms and conditions, unless any party has provided a thirty (30) calendar day notice of intent to terminate the Lease Agreement.
- D) TABC shall reimburse County an amount not to exceed \$4,002.53 for the relocation of data and voice cables, as reflected in the Scope of Work attached hereto as Exhibit A and incorporated herein for purposes, necessary for the improvements to the Leased Premises. TABC agrees to pay the amount requested by County, as reflected in Exhibit A, within thirty (30) days of TABC's receipt of request for payment or invoice from County.
- E) All other terms and conditions of the original lease remain valid during the term of this extension.

This lease extension becomes valid upon execution by both parties.

LESSOR:

**Fort Bend County, Texas
301 Jackson, STE 301
Richmond, TX 77469**

LESSEE:

**STATE OF TEXAS
Acting by and through the
TEXAS ALCOHOLIC BEVERAGE COMMISSION**

RECEIVED
JUN 22 2016
BY: FM160276 JP

By: Robert Hebert 6-28-16
Robert Hebert, County Judge Date

By: Vanessa Mayo
Vanessa Mayo, Chief Financial Officer Date

281-633-7017
Telephone Number

512-206-3290
Telephone Number

74-6001969
Vendor Identification Number

By: Emily Helm 6-9-16
Emily Helm, General Counsel Date

Attest:
By: Laura Richard 6/28/16
Laura Richard, County Clerk Date

By: Sherry K. Cook 6/13/16
Sherry K. Cook, Executive Director Date

Approved:
By: James Knight 6.14.16
James Knight, Director Date



EXHIBIT A



Communication Technology Solutions

Date: April 20, 2016
Filename: 273 FBC TABC RELOCATE
DIR Contract Number: DIR-TSO-2682

Fort Bend County Gus George Academy - TABC Suite
Network Cabling
Scope of Work

- 1) MCA will provide all material, supports, and testing to install a total of (24) category 5E data/voice cables in this proposal. All category 5E data cabling will terminate on existing modular patch panels at the IDF/MDF ends & jack inserts and a faceplate at the station ends. MCA will provide one 4' and one 10' patch cord for each data cable installed in this proposal. Voice cables will be terminated on an existing 66 block and jack inserts on a faceplate at the station ends.
2) The new cables will be installed as (12) outlets with one voice and one data cable each per customer provided drawing. All cables will be ran from the 2nd floor MDF.
3) MCA will provide labor to relocate the existing TABC IDF from the old first floor suite to the new second floor suite. All existing hardware will be used.
4) MCA will provide labor and material to extend the existing RG-6 coax cable that is connecting the network and phone switches.
5) MCA/Belden will provide a 20 year system warranty upon completion of project.

Total Project Cost:

Table with 2 columns: Item, Amount. Rows: Material \$ 2,234.40, Labor \$ 1,768.13, Total \$ 4,002.53

Payment Terms

All invoicing will be on a Net 30- payment term from the date of invoice. MCA will invoice in full upon completion of the project. Change Orders will be billed in the same manner.

Sincerely,

Richard Cantu

Service Manager
MCA Education Technologies



Communication Technology Solutions

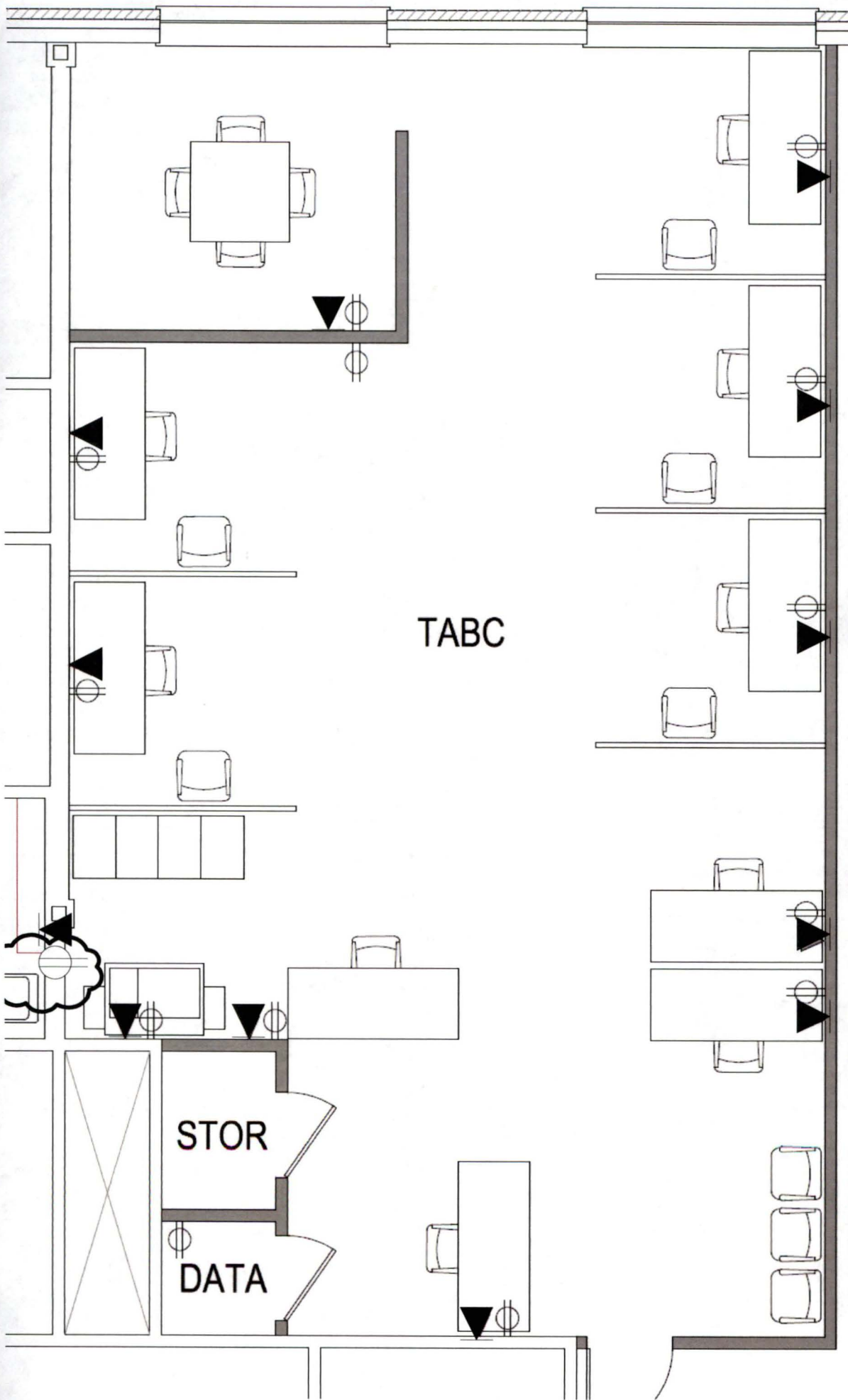
Project Name - Fort Bend County Gus George Academy - TABC Suite
Address - 1521 Eugene Heimann Circle, Richmond, TX 77469

Quotation - Network Cabling
Estimator - Richard Cantu

Pricing Breakdown

Manufacturer	Part Number	DESCRIPTION	Qty	Unit	Material Price/per Unit	Material Extended Cost
BELDEN	1585	CAT 5E BLUE CABLE	3300	FT	\$ 0.379	\$ 1,364.40
BELDEN	AX101315	CAT 5E JACK BLUE KEYSTONE	24	EA	\$ 5.27	\$ 126.48
BELDEN	C501106004	4' CAT 5E PATCH CORD/BLUE	24	EA	\$ 5.34	\$ 128.16
BELDEN	C501106010	10' CAT 5E PATCH CORD/BLUE	24	EA	\$ 8.08	\$ 193.92
BELDEN	AX102655	FACEPLATE KEYCONNECT 2 PORT WHITE	12	EA	\$ 3.70	\$ 44.40
CADDY	MPLS	LOW VOLTAGE BRACKET	12	FT	\$ 1.85	\$ 22.20
BELDEN	6339Q8	RG 6 QUAD SHIELD PLENUM	150	FT	\$ 0.75	\$ 112.50
ICM	FS6PL2	RG6 COMPRESSION CONNECTOR	8	EA	\$ 0.55	\$ 4.40
PANDUIT	JP2W-L20	J-HOOK WITH WIRE AND SHOT	8	EA	\$ 4.11	\$ 32.88
MCA	3/4" & 1/4"	LABELS	96	EA	\$ 0.41	\$ 39.36

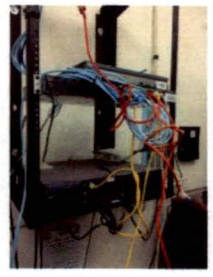
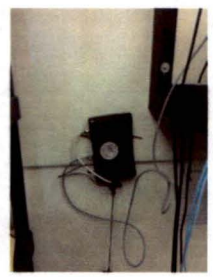
LABOR HOURS	50	LABOR RATE PER HOUR	\$ 33.00	SUBTOTAL LISTED MATERIAL COST	\$ 2,068.70
		PROJECT MANAGEMENT FEE (INCLUDES QA, SURVEY DOCUMENTATION, ETC.)	\$ 118.13	MISC. MATERIAL COSTS + SHIPPING/HANDLING, ETC.	\$ 165.70
		TOTAL LABOR COST	\$ 1,768.13	TOTAL MATERIAL COST	\$ 2,234.40
				TOTAL PROJECT COST	\$ 4,002.53



▼ 12 Dual 5E Runs to Closet marked as "Data"

Assumes that TABC will use the same type of cable for voice and data. All cables will home run to "Data" Closet. Data cables will be placed on the network patch panel. Voice cables will be placed on 66 block punchdowns (see photos of existing space below).

MCA will extend the ComCast coax from the first floor to the "Data" Closet on the second floor.



TABC Cabling 11-10-15a.vsd
 Updated 11/10/2015
 CDK