OFFICE OF THE CITY ATTORNEY ROBERT E. SHANNON, City Attorney 333 West Ocean Boulevard, 11th Floor Long Beach, CA 90802-4664

SEVENTH AMENDMENT TO LEASE NO. 27497

This Seventh Amendment to Lease No. 27497 is authorized pursuant to a minute order adopted by the City Council of the City of Long Beach at its meeting held on November 13, 2007, between AMUSEMENT INDUSTRY, INC., a California corporation ("Lessor") and the CITY OF LONG BEACH, a municipal corporation ("Lessee"), collectively referred to as the parties.

WHEREAS, Agreement No. 27497 dated August 10, 2001 (the "Lease"), was entered into between the parties for office space located at 1320 Gaviota Avenue as a Community Police Center; and

WHEREAS, Lease No. 27497 was amended (i) in September of 2003 to extend the term through September 30, 2004, (ii) in September of 2004 to extend the term through September 30, 2005 and provide Lessee with additional extension options, (iii) in September of 2005 to extend the term through September 30, 2006, (iv) in September of 2006 to extend the term through September 30, 2007; (v) in November of 2007 to extend the term through September 30, 2008; (vi) in October of 2008 to extend the term through September 30, 2008; (vi) in October of 2008 to extend the term through September 30, 2009; and

WHEREAS, the Lessee now desires to amend Lease No. 27497 to (i) extend the term of this Lease, as amended, through September 30, 2010, (ii) provide Lessee with one (1) additional consecutive one-year option to extend the term of this Lease, (iii) amend the Consumer Price Index (CPI) month for purposes of calculating increases in rent, (iv) upon the effective date of each extension option exercised by Lessee to raise the monthly rent by the amount of the CPI increase for the previous year, provided however that in no event shall the monthly rent adjustment be less than a 2.0 percent increase nor more than a 5.0 percent increase over the monthly rent paid during the immediately preceding one (1) year period.

NOW THEREFORE, the parties mutually agree as follows:

1. The Amendment shall become effective October 1, 2009.

1	2. The Lease shall be amended to extend the term for a one (1) year
2	period through September 30, 2010. Rent for the period of October 1, 2009 through
3	September 30, 2010 shall be One Thousand Three Hundred Twenty-Two and 16/100
4	Dollars (\$1,322.16) per month.
5	3. Lessee shall have the option to extend the term of this Lease for one
6	(1) additional consecutive one (1) year period.
7	4. All terms, covenants, and conditions of the Lease and Amendments
8	thereto, except as amended herein, shall remain unchanged and in full force and effect.
9	IN WITNESS WHEREOF, the parties hereto have executed this
10	Amendment.
11	AMUSEMENT INDUSTRY, INC., a California
12	corporation
13	
14	Type or Print Name
15	, 2009 By Secretary
16	
17	Type or Print Name
18	"Lessor"
19	CITY OF LONG BEACH, a municipal corporation
20	Ch: Assistant City Manager
21	, 2009 By City Manager EXECUTED PURSUANT
22	"City" TO SECTION 301 OF "City" THE CITY CHARTER.
23	Approved as to form this $\sqrt{\frac{94}{3}}$ day of $\sqrt{\frac{94}{3}}$, 2009.
24	
25	ROBERT E. SHANNON, City Attorney
26	92,011
27	By: My. Wheron
~~	Deputy