

THIS AMENDING AGREEMENT MADE THIS 27th DAY OF June, 2018

BETWEEN:

THE CITY OF EDMONTON
(the "Landlord")

-and-

EDMONTON NORTHLANDS
(the "Tenant")

- A. The Landlord and the Tenant entered into a lease dated the 28th day of August, 1989, as amended (the "Lease"), wherein the Landlord agreed to lease to the Tenant and the Tenant agreed to lease from the Landlord in the manner stated in the Lease, the lands and improvements defined as the Demised Premises.
- B. The Landlord and the Tenant agreed that the Demised Premises would be surrendered to the Landlord by the Tenant in two (2) stages, and the Lease amended accordingly.
- C. The Landlord and the Tenant entered into a Staged Surrender and Lease Amending Agreement approved by the Landlord's municipal council on December 5, 2017 (the "Agreement").
- D. The Tenant has requested that the Landlord extend the ultimate date by which the Tenant shall fully surrender the Demised Premises.
- E. The Landlord and the Tenant wish to amend the Agreement in the manner hereinafter stated.

NOW THEREFORE THIS AMENDING AGREEMENT WITNESSES that, in consideration of the payment of One Dollar by the Tenant to the Landlord, receipt of which is hereby acknowledged, and in further consideration of the conditions and covenants herein contained, the parties hereto agree as follows:

- 1. All defined words and phrases used herein shall have the same meaning as ascribed in the Lease and the Agreement, unless otherwise expressly stated in this Amending Agreement.
- 2. The date of December 1, 2018, forming a part of the definition of the Second Surrender Date as set forth in section 6 of the Agreement, is hereby amended by extending that date to March 31, 2019.
- 3. Except as expressly stated otherwise in this Amending Agreement, all terms and conditions of the Agreement shall remain in full force and effect and are hereby expressly incorporated into and form part of this Amending Agreement and the Agreement shall henceforth be read and construed in conjunction with this Amending Agreement as though the Agreement and this Amending Agreement were set forth and contained in one agreement between the parties hereto.
- 4. Time shall be of the essence.



5. This Amending Agreement shall enure to the benefit of and be binding upon the respective successors and assigns of the parties hereto.

IN WITNESS WHEREOF the parties hereto have executed this Amending Agreement at the City of Edmonton, in the Province of Alberta, on the day and year first above written.

THE CITY OF EDMONTON Represented by

APPROVED:

Legal Review _____

As to Content _____

Per: _____
(City Seal)

Approved by City Council on _____, 2018
Item no. _____

EDMONTON NORTHLANDS

Per: _____

Name and Title: *Kevin Gunderman*
Interim President & CEO

Per: _____

Name and Title: *SHIVA DEAN*
VP CORPORATE OPERATIONS

I/we are authorized to sign this Agreement on
behalf of Edmonton Northlands