

FIRST AMENDMENT TO LEASE AGREEMENT

This First Amendment to Lease Agreement ("First Amendment") is made and entered into, by and between the **Village of Scotia**, with its principal offices located at 4 N. Ten Broeck Street, Scotia, New York 12302 ("LESSOR") and **Cellco Partnership d/b/a Verizon Wireless** with its principal offices at One Verizon Way, Mail Stop 4AW100, Basking Ridge, New Jersey 07920 ("LESSEE"). LESSOR and LESSEE are at times collectively referred to hereinafter as the "Parties" or individually as the "Party."

WHEREAS, LESSOR and LESSEE entered into a Lease Agreement dated February 3, 2015, (the "Agreement"), a Memorandum of which was recorded in the Schenectady County Clerk's Office on June 30, 2015 as Instrument # 201529520; and

WHEREAS, LESSOR and LESSEE agree to modify certain terms of the Agreement as set forth in this First Amendment; and

NOW THEREFORE, in consideration of the mutual covenants, agreements and representations contained herein, and other good and adequate consideration, the receipt and sufficiency of which is acknowledged, the Parties agree as follows:

1. Paragraph 1 of the Agreement is amended and modified to reduce the amount of Floor Space leased from approximately 36 square feet to approximately 19.5 square feet.
2. The Parties further amend the Premises leased under the Agreement by amending the existing Exhibit B of the Agreement by adding the pages entitled Exhibit B-1, attached hereto. The purpose of the additional Exhibit pages is to document the relocation of the Floor Space for the equipment and the relocation of the cabling and utilities that serve the equipment.
3. Paragraph 17 of the Agreement is hereby deleted in full and replaced with the following:

NOTICE. All notices hereunder must be in writing and shall be deemed validly given if sent by certified mail, return receipt requested or by commercial courier, provided the courier's regular business is delivery service and provided further that it guarantees delivery to the addressee by the end of the next business day following the courier's receipt from the sender, addressed as follows (or any other address that the Party to be notified may have designated to the sender by like notice):

LESSOR: Village of Scotia
4 N Ten Broeck Street
Scotia, New York 12302

LESSEE: Cellco Partnership
d/b/a Verizon Wireless
180 Washington Valley Road
Bedminster, New Jersey 07921
Attention: Network Real Estate

With a copy to: Basking Ridge Mail Hub
 Attn: Legal Intake
 One Verizon Way
 Basking Ridge, NJ 07920

Notice shall be effective upon actual receipt or refusal as shown on the receipt obtained pursuant to the foregoing.

4. This First Amendment shall be effective as of the date of full execution by both Parties.
5. Except as specifically set forth in this First Amendment, the Agreement is otherwise unmodified and remains in full force and effect and is hereby ratified, reaffirmed, and fully incorporated into this First Amendment. In the event of any inconsistencies between the Agreement and this First Amendment, the terms of this First Amendment shall control.
6. This First Amendment shall be binding upon and inure to the benefit of the successors and assigns of the Parties hereto.
7. Capitalized terms used and not otherwise defined herein shall have the same meanings as under the Agreement.
8. In the event that any one or more of the provisions contained in this First Amendment shall be held invalid, illegal, or unenforceable in any respect, the validity, legality or enforceability of the remaining provisions contained herein, or in the Agreement shall not, in any way, be affected or impaired.

IN WITNESS WHEREOF, LESSOR and LESSEE have caused this First Amendment to be duly executed on the date first written above.

LESSOR: VILLAGE OF SCOTIA

By: _____

Date: _____

Name: _____

Title: _____

LESSEE: CELLCO PARTNERSHIP d/b/a Verizon Wireless

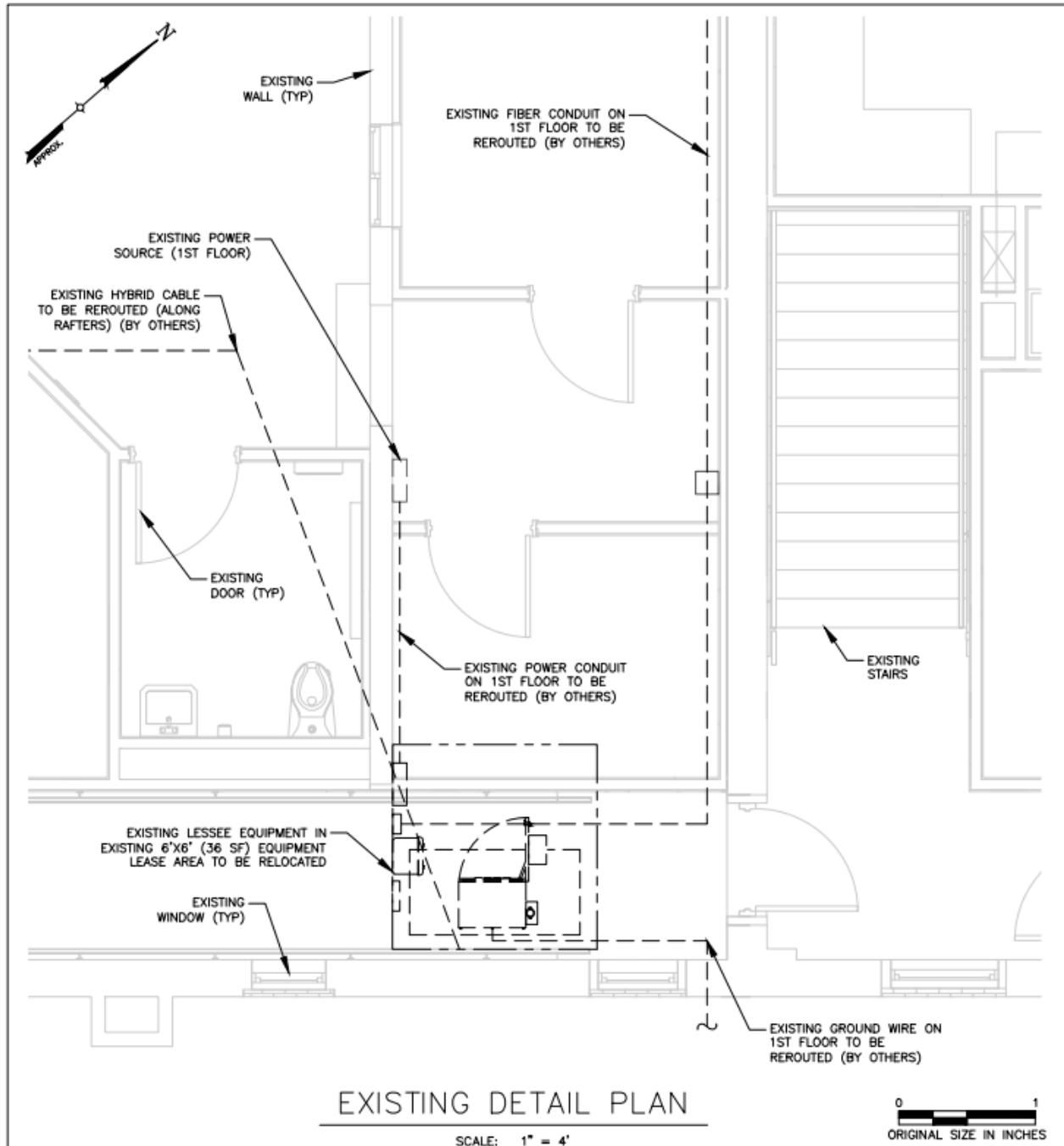
By: _____

Date: _____

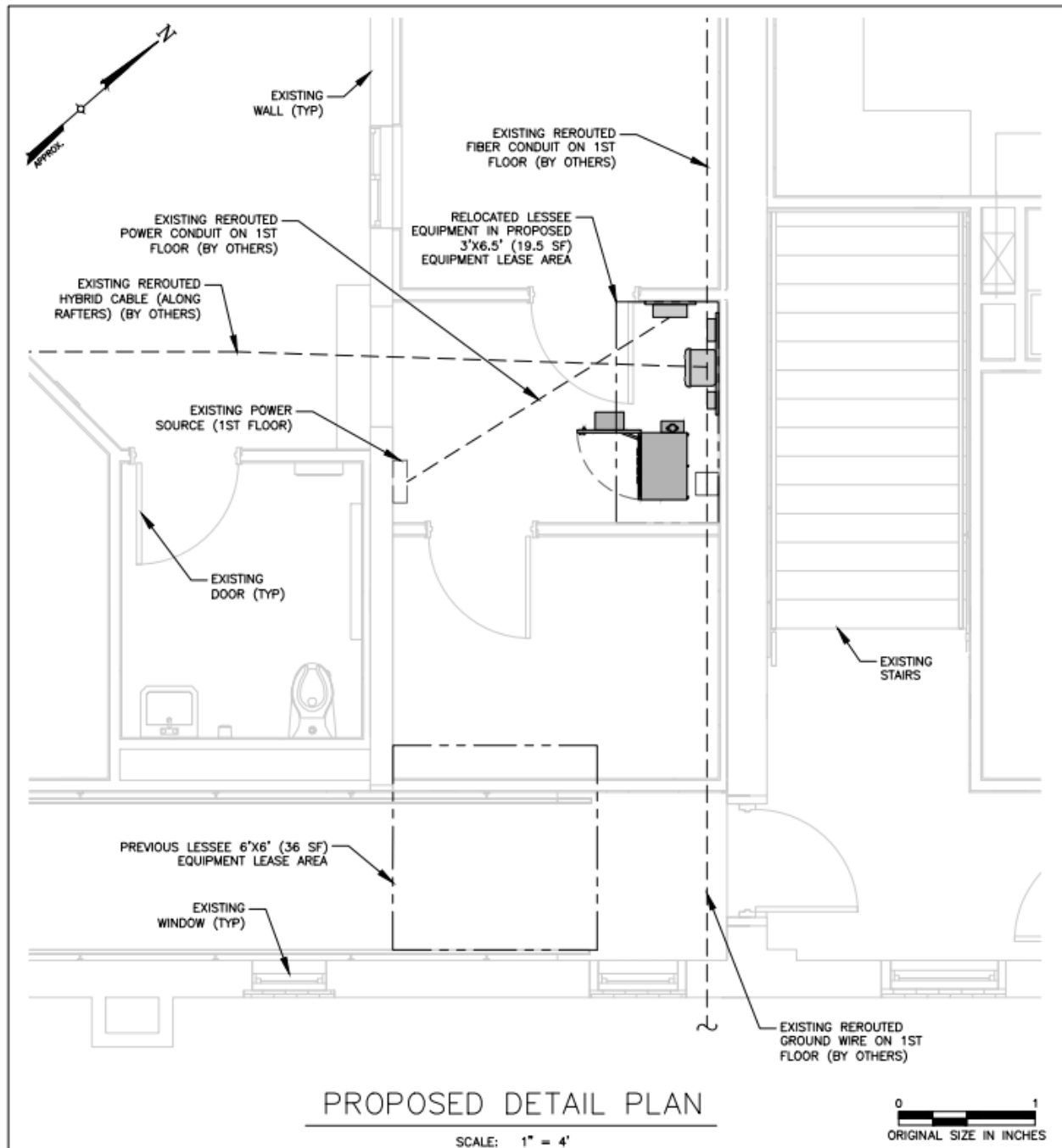
Name: _____

Title: _____

Exhibit B-1



 Tectonic PRACTICAL SOLUTIONS. EXCEPTIONAL SERVICE. Tectonic Engineering Consultants, Geologists & Land Surveyors, D.P.C. Project Contact Info 36 British American Blvd. Phone: (518) 783-1630 Suite 101 (800) 829-6531 Latham, NY 12110 www.tectonicengineering.com	SCOTIA VILLAGE – LEASE EXHIBIT		
	FUZE ID#: 17536162 – MDG#: 5000008645		
	4 N. TEN BROECK ST – VILLAGE OF SCOTIA SCHENECTADY COUNTY, NY 12302		
	 (LESSEE) 1275 JOHN STREET, SUITE 100, WEST HENRIETTA, NY 14586		
TEC WO: 12861.096	DRAFTED BY: TRR	DATE: 11/11/25	SCALE: AS NOTED
SHEET: SP-1		REV: 1	



Tectonic
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SCOTIA VILLAGE – LEASE EXHIBIT

FUZE ID#: 17536162 – MDG#: 5000008645

4 N. TEN BROECK ST – VILLAGE OF SCOTIA
 SCHENECTADY COUNTY, NY 12302

verizon
 (LESSEE)

1275 JOHN STREET, SUITE 100, WEST HENRIETTA, NY 14586

TEC WO: 12861.096	DRAFTED BY: TRR	DATE: 11/11/25	SCALE: AS NOTED	SHEET: SP-2	REV: 1
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