



A24-3620-1 FOURTH AMENDMENT

Date: April 01, 2026

Agreement Title: A24-3620-1 – Lease Agreement – Marsha’s Snack Shack
Agreement Execution Date: May 15, 2024
Department: Community Planning & Development
Lessee: Nick and Vanessa Watson
Lessee Address: PO Box 1603, Sandpoint, Idaho 83864

This Fourth Amendment to Agreement A24-3620-1 shall become part of the original Agreement.

1. **Section II – TERM AND REVERSION:** shall be amended to extend the Agreement one additional and final season as outlined in the original Agreement beginning 12 Noon local time on May 20, 2026 through 12:00 Noon local time on September 09, 2026.

2. **Section III – CONSIDERATION:** Rent and Utilities shall be amended as follows:
 - a. Monthly Facility Rent shall be \$2,656.65 per month except for May and September, which Facility Rent shall be:
 - i. Lessee shall pay prorated Facility Rent in the amount of \$9996.25 for period May 20 @ 12 noon - May 31, 2026. This is calculated at 11.5 days @ \$86.63 per day. This shall be paid to Lessor no later than May 19, 2026.
 - ii. Lessee shall pay prorated Facility rent in the amount of \$736.36 for period September 01 – September 09, 2026 @ 12 noon, totaling 8.5 days @ \$86.63 per day. This shall be paid to Lessor no later than September 19, 2026.

 - b. Monthly Utilities shall be \$238.28 per month except for May and September, which Utilities shall be:
 - i. Lessee shall pay prorated Utilities in the amount of \$89.35 for period May 20 @ 12 noon – May 31, 2026. This is calculated at 11.5 days @ \$7.77 per day. This shall be paid to Lessor no later than May 19, 2026.
 - ii. Lessee shall pay prorated Utilities in the amount of \$66.05 for period September 01 – September 09, 2026 @ 12 noon, totaling 8.5 days @ \$7.77 per day. This shall be paid to Lessor no later than September 09, 2026

3. Section VII – MISCELLANEOUS: shall be amended as follows:

- a. Lessee's hours of operation for 2026 Season shall be as follows:
 - i. Monday – Thursday: 11 am – 6 pm
 - ii. Friday-Saturday: 11 am – 7 pm
 - iii. Sunday: 12 pm – 6 pm

First day of Marsha's Snack Shack operations for 2026 Season will be May 22, 2026 and last day of operations will be September 07, 2026.

The City of Sandpoint and Nick and Vanessa Watson hereby agree to amend or modify the above referenced Agreement as set forth herein.

City of Sandpoint

Nick Watson

Jeremy Grimm
Mayor

Date



Nick Watson (Apr 15, 2026 13:30:16 PDT)

04/15/26

Date

Vanessa Watson



Vanessa Watson (Apr 15, 2026 11:58:55 PDT)

04/15/26

Date