

## EXHIBIT A

In addition to the provision contained in said Lease, the following terms and conditions shall be deemed to be a part thereof pursuant to Paragraph 9 (d) of said Agreement:

1. Lessee shall provide Lessor, written reports on a quarterly basis reflecting information on the site activities, including trips and usage data. These reports shall be sent to the attention of Ian Sikonia
2. All utilities shall remain in place and in use or relocated at the expense of the Lessee;
3. Lessee is a political subdivision of the State of Florida as defined in Florida Statutes 768.28 as amended from time to time;
4. The Lessee is a self-insured governmental entity subject to the limitations of Section 768.28, Florida Statutes. Lessee shall maintain a fiscally sound and prudent risk management program with regard to its respective obligations under this Agreement in accordance with the provisions of Section 768.28, Florida Statutes. Nothing here is intended to serve as a waiver of sovereign immunity by any party which sovereign immunity may be applicable. Lessee shall provide certification of its self insured status in accordance with state law prior to final execution of this Lease;
5. If Lessee elects to purchase any excess liability coverage, lessee agrees to name lessor as an additional insured;
6. Notwithstanding the provisions of Paragraph 9.d of the Lease, it is understood that Lessee may grant a license for the intended use of the subject property provided that:
  - a. The licensee provides insurance in the amounts required in Section 7 of the Lease, naming THE STATE OF FLORIDA DEPARTMENT OF TRANSPORTATION as additional insured;
  - b. The Lessee remains ultimately responsible under the Lease for the regulation and use of the property; and
  - c. The bike sharing station shall be solar-powered, single-sided on a standard base as detailed in Exhibit . The improvements set forth on Exhibit B attached hereto and incorporated herein, are permitted on the leased property. Any material revisions to said improvements shall be subject to the prior written approval of Lessor.