

TARRANT COUNTY

§

RESOURCE CONNECTION

§

LEASE AGREEMENT AMENDMENT NO. 27

STATE OF TEXAS

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**WORKFORCE DEVELOPMENT BOARD D/B/A
WORKFORCE SOLUTIONS**

BY THIS AMENDMENT NO 27, Court Order 82629, dated the 28th day of March, 2000, by and between Tarrant County, hereinafter referred to as LESSOR, and Workforce Development Board d/b/a Workforce Solutions, hereinafter referred to as LESSEE, is hereby amended and supplemented in the following respects:

1. EXHIBIT "C," LEASE TERM

Building 1400, Suite 100 shall have a Commencement Date of March 1, 2023. The term of the lease for this suite shall begin on the Commencement Date and shall continue for a period of 12 months, with an option to renew.

Occupancy Cost shall be evaluated and fixed annually, based on the actual and anticipated operating expenses. Occupancy Cost shall be paid monthly in accordance with Article III of the Lease.

Both parties are in agreement as to the above. All other provisions of the above mentioned Lease Agreement remain in full force and effect. This Amendment is effective March 1, 2023.

Workforce Development Board d/b/a Workforce Solutions verifies that it does not boycott Israel and will not boycott Israel during the term of this contract. The term "boycott Israel" is as defined by Texas Government Code Section 808.001, effective September 1, 2017.

Workforce Development Board d/b/a Workforce Solutions acknowledges that it is a "governmental entity" and not a "business entity" as those terms are defined in Tex. Gov't Code § 2252.908, and therefore, no Form 1295 disclosure of interested parties pursuant to Tex. Gov't Code Section 2252.908 is required.

Compliance with Laws. In providing the services required by this Agreement, Tenant must observe and comply with all applicable federal, state, and local statutes, ordinances, rules, and regulations, including, without limitation, workers' compensation laws, minimum and maximum salary and wage statutes and regulations, and non-discrimination laws and regulations. Tenant shall be responsible for ensuring its compliance with any laws and regulations applicable to its business, including maintaining any necessary licenses and permits.

AGREED TO AND ACCEPTED this 8th day of February, 2023.

TARRANT COUNTY
STATE OF TEXAS

**WORKFORCE DEVELOPMENT BOARD
D/B/A WORKFORCE SOLUTIONS**

By: _____

Tim O'Hare
County Judge

By: _____

Authorized Agent

APPROVED AS TO FORM:

Criminal District Attorney's Office*

*By law, the Criminal District Attorney's Office may only approve contracts for its clients. We reviewed this document as to form from our client's legal perspective. Other parties may not rely on this approval. Instead those parties should seek contract review from independent counsel.

EXHIBIT "C"
LEASE TERM

Building 1400, Suite 100 (office space) shall have a Commencement Date of March 1, 2023. The term of the lease for this suite shall begin on the Commencement Date and shall continue for a period of 12 months, with an option to renew.

Occupancy Cost shall be evaluated and fixed annually, based on the actual and anticipated operating expenses. Occupancy Cost shall be paid monthly in accordance with Article III of the Lease.

**Vendor Certification Addendum to Tarrant County Contracts
Entered Into on or After September 1, 2021
Required by New Texas State Laws
[Not required if all contracting parties are governments]**

This Addendum relates to the following contract: TWS – Amendment 27 for Leased Space at the Resource Connection, Building 1400, Suite 100.

FISCAL FUNDING ACKNOWLEDGMENT

Notwithstanding any language to the contrary, Vendor acknowledges TARRANT COUNTY is a governmental entity and agrees TARRANT COUNTY (customer) may terminate this Agreement for future fiscal years if sufficient funding is not appropriated or allocated.

For All County Contracts Entered into on or after September 1, 2021, Vendor Must Certify:

Vendor is EXEMPT from Certification regarding Energy Companies and Firearm Entities or Firearm Trade Associations:

Vendor is a sole proprietorship OR is a non-profit entity OR Vendor is a company that does NOT have 10 or more full-time employees AND/OR this contract does NOT have a value of \$ 100,000.00 or more that is to be paid wholly or partly from public funds of the governmental entity.

If the Vendor Cannot Certify that it is EXEMPT as Above, Vendor Must Certify as Follows:

Vendor is NOT EXEMPT and Certifies as follows:

Boycott of Energy Companies Prohibited. In compliance with Section 2274.002 of the Texas Government Code (added by 87th Legislature, S.B. 13), Vendor verifies that it does not boycott energy companies and will not boycott energy companies during the term of the above-described contract. "Boycott energy company" is defined in Section 809.001(1) (added by 87th Legislature, S.B. 13) and means, without an ordinary business purpose, refusing to deal with, terminating business activities with, or otherwise taking any action that is intended to penalize, inflict economic harm on, or limit commercial relations with a company because the company: (A) engages in the exploration, production, utilization, transportation, sale, or manufacturing of fossil fuel-based energy and does not commit or pledge to meet environmental standards beyond applicable federal and state law; or (B) does business with a company described by subsection (A).

Discrimination against Firearm Entities or Firearm Trade Associations Prohibited. In compliance with Section 2274.002 of the Texas Government Code (added by 87th Legislature, S.B. 19), Vendor verifies that it does not have a practice, policy, guidance, or directive that discriminates against a firearm entity or firearm trade association; and will not discriminate during the term of the above-

described contract] against a firearm entity or firearm trade association. "Discriminate against a firearm entity or firearm trade association" is defined in Section 2274.001(3) (added by 87th Legislature, S.B. 19) and means, with respect to the entity or association, to: (i) refuse to engage in the trade of any goods or services with the entity or association based solely on its status as a firearm entity or firearm trade association; (ii) refrain from continuing an existing business relationship with the entity or association based solely on its status as a firearm entity or firearm trade association; or (iii) terminate an existing business relationship with the entity or association based solely on its status as a firearm entity or firearm trade association; the term *does not include*: (i) the established policies of a merchant, retail seller, or platform that restrict or prohibit the listing or selling of ammunition, firearms, or firearm accessories; and (ii) a company's refusal to engage in the trade of any goods or services, decision to refrain from continuing an existing business relationship, or decision to terminate an existing business relationship: (aa) to comply with federal, state, or local law, policy, or regulations or a directive by a regulatory agency; or (bb) for any traditional business reason that is specific to the customer or potential customer and not based solely on an entity's or association's status as a firearm entity or firearm trade association.

Vendor Hereby Certifies (Mark Applicable Certification):

☐ Vendor is EXEMPT from Certification as set out above.

☒ Vendor is NOT EXEMPT from Certification as set out above, and Vendor Certifies that it does not and will not Boycott Energy Companies and that it does not and will not engage in prohibited Discrimination against Firearm Entities or Firearm Trade Associations.

CERTIFIED by:

Judy McDonald
Signature of Certifying Person

Judy McDonald
Printed Name of Certifying Person

Executive Director
Title of Certifying Person

Tarrant County Workforce Development Board
Name of Vendor Company

2/8/2023
Date Certified