

LICENCE FOR ALVERSTONE ROAD CAR PARK, NEWCHURCH

1. The parties to the Licence Agreement dated 28 February 1997 are Newchurch Parish Council, the Licensee, and the Isle of Wight Council, the Licensor.
2. The Licence is to be in respect of land shown edged red on the attached plan No. NEC 0901.
3. The Licence is to be for 7 years commencing on 1 April 1997, to be determined by either party on the service of six months notice.
4. The Licence fee to be £1 per annum if demanded, excluding rates, taxes and other outgoings.
5. The property is to be used for a car park.
6. Any alteration to the property is prohibited.
7. The Licensee is to fully indemnify the Council against any action or claim which may arise as a result of the exercise of the rights and privileges hereby granted.
8. Rights to compensation on termination of the Licence are excluded.
9. The Licensee is to keep the property during use in good repair.
10. The Licensee is to report to the Council any trespass or act of damage immediately they are noticed.
11. The Licensee is to deliver up the property in good repair on termination of the Licence however determined and is to make good any damage to the premises wilfully, negligently or accidentally caused by the Licensee, its servants or invitees and in the case of failure to carry out such repairs the Council shall be entitled to carry out such works and recharge the Licensee.
12. The Licensee is to exercise the rights and privileges hereby granted in common with the Council.
13. The Licensee is not to assign or sublet the rights and privileges hereby granted.
14. The Licence comes to an end if the Landlord forfeits it by entering any part of the property in the event the License fee is 14 days overdue, or the Licensee has not complied with any terms of the Licence.
15. The Licensee is not to allow any vehicle to be parked on the site which does not display a current vehicle excise Licence and will be responsible for the removal of any abandoned or cannibalised vehicle.
16. The Licensee to be responsible for all pest control and maintenance of all boundaries.
17. Access is to be maintained to Borthwood Copse at all times as shown approximately marked blue on the attached plan.

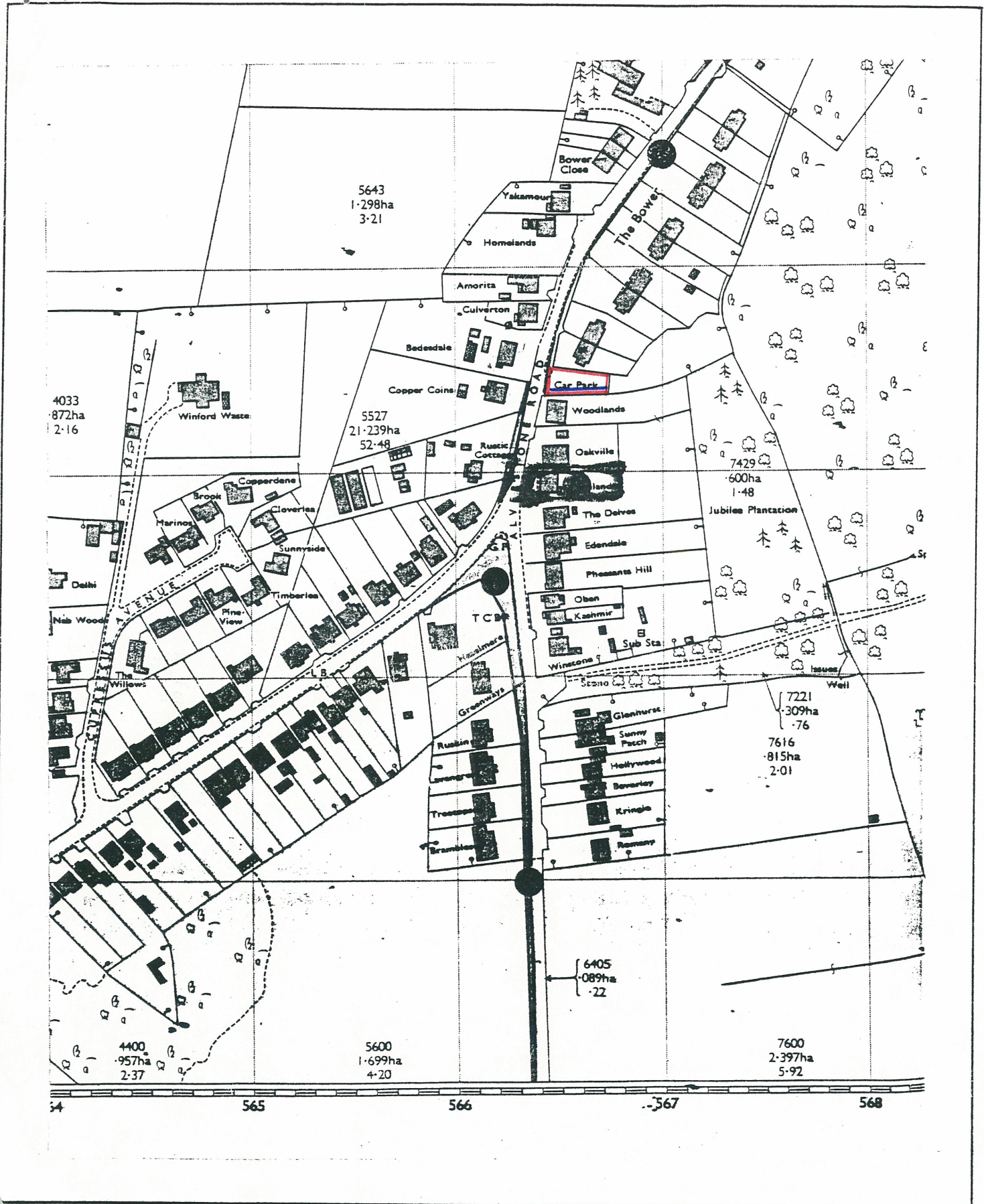
I should be grateful if you would indicate that these terms are acceptable by signing and returning the attached copy.

Signed:

Address:

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Date:



Property Services

Property Services Manager
A. J. Flower, BSc Dip ARICS

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Project

Drawing Title

CAR PARK, ALVERSTONE ROAD

Drawing No.

Revisions

Scale

Date

Drawn

NEC/09/01

1:2500

Oct 96

SW