

SUBJECT TO CONTRACT	DRAFT HEADS OF TERMS		DATE
PROPERTY ADDRESS Red Hill Stables, Lenham Road, Headcorn. Kent			
		COMPANY NUMBER	
	Maidstone Borough Council		Headcorn Parish Council
ADDRESS	Maidstone House King Street Maidstone ME15 6JQ	ADDRESS	
TELEPHONE	01622 602015	TELEPHONE	
FAX	01622 602974	FAX	
CONTACT	Lucy Stroud Corporate Property Assistant	CONTACT	
SOLICITOR	Legal Services Department	SOLICITOR	
ADDRESS	Maidstone House King Street Maidstone ME15 6JQ	ADDRESS	
TELEPHONE		TELEPHONE	
FAX	01622 602974	FAX	
DX	4819	DX	
CONTACT		CONTACT	

HEADS OF TERMS (CONT'D)

Red Hill Stables, Lenham Road, Headcorn. Kent

DEMISE	All that land outlined in red on the plan
TYPE OF AGREEMENT	Lease
PERMITTED USE	For community use as space for public access, or other use as may be agreed by the Landlord
SECURITY OF TENURE	Inside the Act
TERM	125 years
RENT	Peppercorn
BUSINESS RATES	The tenant to be responsibly for the payment of any business rates, and to indemnify the Landlord against same.
ASSIGNMENT	Not permitted
SUB-LETTING	Not permitted, although the Tenant may agree to permit the land to be used by other charitable organisations for periods not exceeding one month
INSURANCE	Tenant to be responsible for the payment of all insurances
REPAIR	To keep the land so demised in a good and tenantable condition and not to permit the land to become overgrown with weeds.
PAYMENT OF FEES	The Tenant to be responsible for the payment of all legal fees.
VAT	None
OTHER TERMS AND CONDITIONS	Not to station or allow to be stationed any caravans/mobile homes Not to carry out any commercial activity at the premises