MINISTRY OF DEFENCE

Defence Infrastructure Organisation

Rachel Busby and Beverley Budd
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Figheldean
Salisbury
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Building 9
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Salisbury
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SP3 4RS

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1 September 2021

Dear Rachel and Beverley

Consent for the erection of timber cabin and timber toilet on land adjoining Brambles Pre-School, Ablington, Figheldean, Salisbury SP4 8JX

We are pleased to offer this letter as consent of the Landlord, as referred to in Clause 10.7 of the Lease dated 11 January 2018 (as amended by the Deed of Variation dated 11 June 2021). This consent is subject to the following terms and conditions and the return of the countersigned copy of this letter signifying your agreement to abide by these terms:

1. This consent applies only to the proposed timber cabin and timber toilet and no additional or more extensive items or works.
2. That you seek and gain any consents, approvals and permissions required and indemnify the Landlord from any costs, claims or actions which may arise from any failure to secure these consents.
3. That the construction/erection of these items is undertaken in a workmanlike manner adhering strictly to all industry standards, building regulations and legislation which may apply.
4. That the Tenant will maintain insurance of the structure in line with the requirements of the Lease and will not hold the Landlord responsible in any way for the remediation of any loss.
5. That the Tenant will indemnify the Landlord from any claims, actions or costs which may arise from the construction, use and presence of the timber frame cabin.
6. That this consent is considered as being purely that under the requirements of Clause 10.7 of the Lease and does not constitute any greater consent or agreement outside of this Lease.
7. That if the Lease is terminated in whatever form that the Landlord reserves the right to require the Tenant to remove all or any of the structures from the Property and to return it to the Landlord in a condition no worse than at the commencement of the Lease. The costs

for removing these items will fall to the Tenant. If these items are not removed to the satisfaction of the Landlord, then the Landlord may arrange for these items to be removed will seek the full reimbursement of costs for doing so from the Tenant.

8. The Tenant will provide the Landlord with copies of any consents, certificates or warranties in relation to the erection of these items.
9. The Tenant will regularly maintain the proposed timber cabins and ensure the cabins are kept in a clean and tidy manner and to the satisfaction of the Landlord. If the Tenant fails to do so after a period of 3 months from the Landlord requesting improvements to be made, then the consents given within this letter may be withdrawn requiring the structures to be removed from the Property at the Tenant's cost.
10. The construction of these items will not damage, weaken or remove any of the Landlord's infrastructure or fixtures on the land and if any damage or loss is sustained the Tenant will make good at the earliest opportunity.
11. The construction of the structures will only be to these specifications as detailed on the plan attached and any additional and different specifications will require a further and separate consent.

Please confirm your agreement to these terms by signing and returning the copy letter attached. Should you wish to clarify any points then please don't hesitate in contacting me.

Yours faithfully

Katie Nunney MRICS
Estates Surveyor

I agree to the terms and conditions of this consent and indicate my agreement with my signature below

Rachel Busby
Business Manager _____

Dated _____

Beverley Budd
Business Manager _____

Dated _____