



**Knight Frank**

**THE HYDE PARK ESTATE**  
**PARKING BAY AGREEMENT**

Car:  
Colour: Candy Blue

Name: Zoe Birch  
Address 1 Bathurst Mews  
:  
London  
W2 2SB

Make: Ford Fiesta titanium 1.0  
Registration Plate: RO13 SYA

Tel: 07525 027129

**Garage 15 Sussex Square Underground Garage - London W2\***

I confirm that I am prepared to take the above Parking Bay from your clients, the Church Commissioners for England on the following terms:-

I will hold the above parking bay from 6/6/2017.. on a **Quarterly Tenancy** at a rental of £1,800 + VAT per annum, inclusive of general rates and water rates, such sum to be paid in advance on the usual quarter days.

I will pay a deposit of £450, which is refundable in full upon the termination of this tenancy providing that the rent account is up to date and the required period of notice has been given.

I agree to pay interest at four per cent per annum over the Base Rate from time to time in force of National Westminster Bank Plc on any rent paid after it falls due. I agree to pay all costs, charges and expenses (including solicitors' costs and other reasonable fees) incurred by the Lessors in connection with or incidental to any action taken to recover any overdue rent or other arrears.

It is agreed that the Church Commissioners will be responsible for the cost of any electricity consumed on the premises during my tenancy.

It is understood by me that there is an absolute prohibition against Assignment or Subletting of the Parking Bay, or any part thereof.

I agree that the tenancy may be determined by either the Church Commissioners or myself by one quarter's notice in writing terminating on any of the usual quarter days (25 March, 24 June, 29 September, 25 December).

I undertake not to make any alterations to the Parking Bay and to keep it clean and tidy and so deliver it up at the end of the Tenancy. I will be responsible for the cost of making good any damage that may be caused to the premises as a result of my Tenancy and I shall permit the Church Commissioners at all reasonable times during my Tenancy, to enter the said Parking Bay to view the state and condition thereof and if deemed necessary, to execute such works as at the absolute discretion of the Landlords may be required.

I confirm that the Parking Bay will only be used for the housing of a private motor car used for private purposes only and not for any trade or business as defined in the Landlord and Tenant Act 1954.

I undertake to comply with the regulations made from time to time by or on behalf of the Church Commissioners regarding the use of the Parking Bay and the roadways servicing the car park.

I confirm that your Client is at liberty to re-take possession and forfeit the Tenancy of the Parking Bay at any time, should the rent be in arrears, whether legally demanded or not, or if there should be any breach or non-performance of these terms.



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I confirm that I will not leave any cars standing in the gangways or ramps of or leading to or from the car park.

I understand that neither the Church Commissioners nor their Agents accept any responsibility for loss or damage to my car or any of its contents, and I undertake to indemnify them against all proceedings and claims by the Tenants of the other Parking Bays in the basement, or any person, in respect of my occupation of the car park.

I understand that all gates and doors leading to and from the car park are to be kept closed when not in use.

The parking bays are held by or in trust for a Charity by the Church Commissioners for England and the Charity is an exempt Charity.

Signed  
:

Date:

Knight Frank  
55 Baker Street  
London  
W1U 8AN

Signed  
:

Date: 05.06.17

Name Zoe Birch  
Address 1 Bathurst Mews  
London  
W2 2SB

-----Important Information for Office Purposes-----  
Please fill below in BLOCK LETTERS

Contact Person
Demand Address
Telephone Number
Email Address