

THIS AGREEMENT is made the 3rd day of August 1988 BETWEEN
BROADLAND DISTRICT COUNCIL of Thorpe Lodge Yarmouth Road Norwich Norfolk
(hereinafter called 'the Council') of the first part MICHAEL LEVI WEINSTEIN of
32 Fairholme Gardens London N3 3EB PHILIP DAVID WEINSTEIN of 101 Princes Park
Avenue London NW11 and LEAHANNE FRANCES NEWMAN of 36 Sherwood Road London NW4
(hereinafter called 'the Owners') trading in Partnership together as Mawpart
Investments and acting by the said Michael Levi Weinstein of the second part and
PLANNOR FURNITURE LIMITED whose Registered Office is at 61 Hurricane Way Airport
Industrial Estate Norwich Norfolk (hereinafter called 'the Tenant') of the third
part

WHEREAS:

- (1) The Council is the Local Planning Authority for the purposes of this Agreement
- (2) The owners are seized in fee simple absolute in possession of the property known as Units 1 and 2 Roundtree Way Sprowston in the County of Norfolk (hereinafter called 'the Property') subject to the Lease next herein recited but otherwise free from incumbrances
- (3) The property is demised to the Tenant for a term of 25 years from the Twenty-ninth day of September One thousand Nine hundred and Eighty-three by two several Leases both dated the Twenty-six day of October One thousand Nine hundred and Eighty-three at the rental and subject to the conditions therein respectively mentioned
- (4) The tenant has applied to the Council under reference number 88.0194 for planning permission for development to be carried out on the property
- (5) The Council the Owner and the Tenant have agreed subject to planning permission being granted in consequence of the aforesaid application to enter into this Agreement pursuant to Section 52 of the Town and Country Planning Act 1971

NOW THIS DEED WITNESSETH as follows:-

1. Subject to planning permission being granted in consequence of application number 88.0194 and pursuant to the said Section 52 the Owner and the Tenant

from the date on which the aforesaid planning permission shall be granted the property shall be permanently subject to the conditions restricting or regulating the development or use of the property specified in the Schedule hereto

2. The expressions 'the Council' 'the Owners' and 'the Tenant' shall where the context so admits include their respective successors in title and assigns
IN WITNESS whereof the Council and the Tenant have caused their respective Common Seals to be affixed hereunto and the said Michael Levi Weinstein has hereunto set his hand and seal the day and year first before written

THE SCHEDULE

- (1) No goods shall be sold in the Showroom shown edged blue on the plan annexed hereto except items of kitchen bathroom lounge and bedroom furniture which are designed or intended to be fixtures in the dwellings where it is intended they will be installed
- (2) No more than thirteen persons shall be employed at the property
- (3) No goods sold in the said Showroom shall be collected or taken from the property by the Purchaser

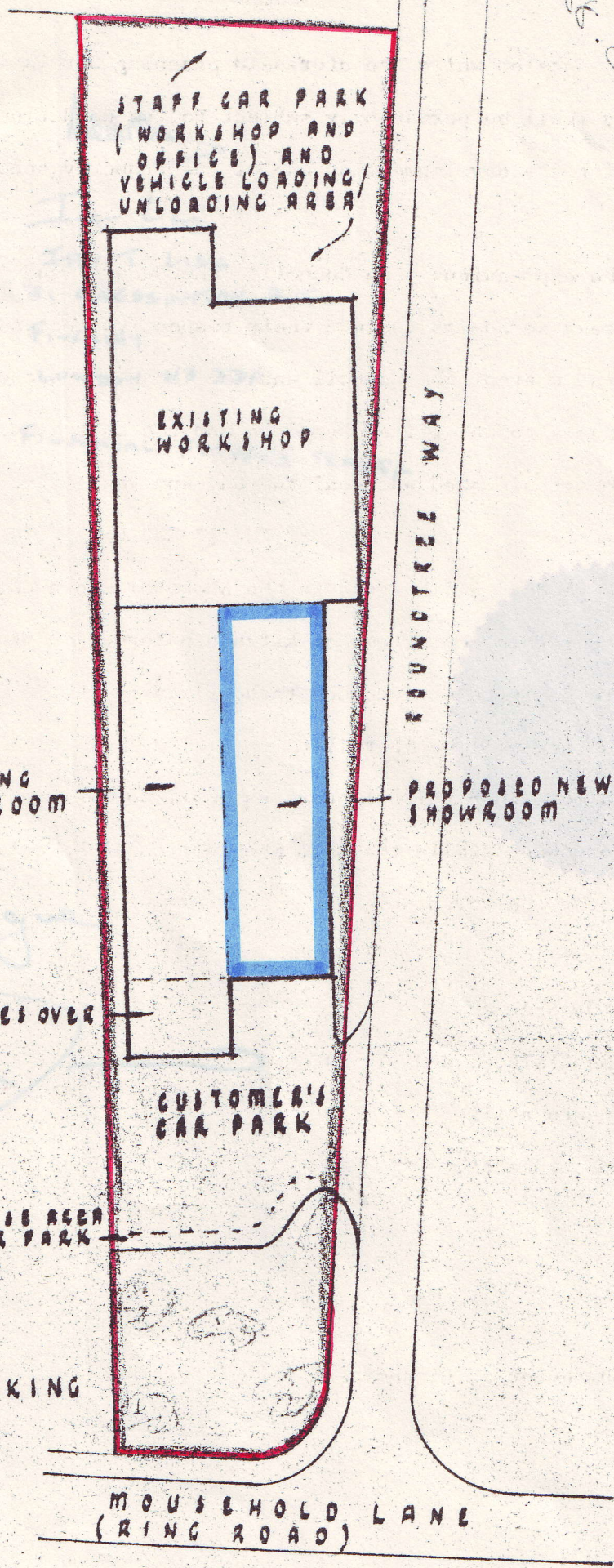
THE COMMON SEAL of)
BROADLAND DISTRICT COUNCIL)
was hereunto affixed)
in the presence of:)



3463

Deputy Director of Finance and Administration

TE. 0194



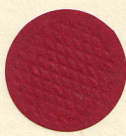
NOTE
FOR DETAILS OF CAR PARKING
SEE DRAWG. NO 1106/3

SITE PLAN
SCALE 1:500

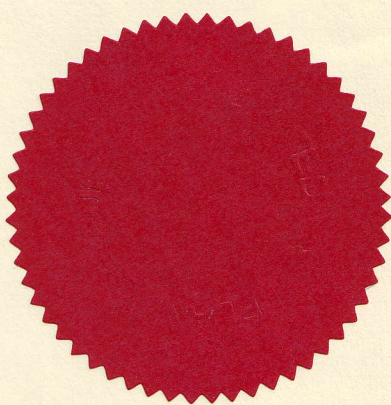
Architect

SIGNED SEALED AND DELIVERED)
by the said MICHAEL LEVI)
WEINSTEIN was hereunto)
affixed in the presence of:)

Michael Levi
Ian Liss
IAN T. LISS
31 CRESSINGTON AVE
FINCHLEY
LONDON N3 3DP
FINANCIAL FUTURES TRADER



THE COMMON SEAL of)
PLANNOR FURNITURE LIMITED)
was hereunto affixed)
in the presence of:)



Director *P. Attogue*

Secretary *[Signature]*

Dated 3rd August 1988

BROADLAND DISTRICT COUNCIL

and

M.L. WEINSTEIN P.D. WEINSTEIN
L.F. NEWMAN

and

PLANNOR FURNITURE LIMITED

A G R E E M E N T

Units 1 and 2 Roundtree Close
Sprowston
Norfolk

S.52. Town and Country Planning
Act, 1971

B.A.Yates,
Head of Legal and Administrative
Services,
Broadland District Council,
Thorpe Lodge,
Yarmouth Road,
Norwich, NR7 ODU.

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