


West Yorkshire Combined Authority

Record of Decision made in respect of the Mayor's Police and Crime Commissioner functions

Title/Subject: NPAS - Newcastle Base Lease
Serial No: MPCC163
Summary: <ul style="list-style-type: none">• Property: Land and property described within the current lease as 1,335 sq yrds located at Newcastle International Airport, Woolsington.• Lease: It is intended to utilise the current lease (of which is reasonable) to draft the new lease making reasonable adjustments for modernisation and updating.• Term: 10 years.• Commencement Rent: £31,500 per annum plus VAT.• Rent Review: end of 5th year - upward only.• Break Clause: Not yet negotiated however it will be requested that an alienation clause be added allowing that the tenant be allowed to change to another organisation providing police aviation.• Repairing Obligation: Full FRI (detail not yet known)• L&T Act: Excluded from the Act
Requested Decision: Approval is sought to enter into a 10-year lease with Newcastle International Airport Ltd at a cost of £31,500.

Decision: Approved
Signature: 
Title: Deputy Mayor for Policing and Crime
Date: 01/09/2022

Publication	
<input type="checkbox"/> Yes	<input type="checkbox"/> No – 'Sensitive' under the GSC Scheme
	<input type="checkbox"/> No - Exempt under 2(2) of The Elected Local Policing Bodies (Specified Information) Order 2011.

Execution of legal documents (<i>please list documents</i>)
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<input type="checkbox"/> Seal of the Combined Authority	<input type="checkbox"/> Signature ¹
¹ The Head of Legal Services in West Yorkshire Police has delegated authority from the Head of Legal and Governance Services to apply the seal of West Yorkshire Combined Authority	