

## **Surrender Heads of Terms- Subject to Contract**

<b>Property</b>	Land and Buildings at 46 – 68 Stour Street Ladywood Birmingham as shown edged on the attached plan
<b>Lessor</b>	<p>Birmingham City Council (BCC) Council House Victoria Square Birmingham B1 1BB</p> <p>Contact Zahid Mahmood Capital Programme Manager Education Infrastructure Children and Young People Directorate PO Box 15843 1 Lancaster Circus Queensway Birmingham B22RT</p> <p>Tel 0121 303 8847 Mob: 07860 906126 Email: zahid.mahmood@birmingham.gov.uk</p>
<b>Lessee</b>	<p>South &amp; City College Birmingham (SCCB) Digbeth Campus High Street Deritend Digbeth Birmingham B5 5SU</p> <p>Contact Paul Morris Assistant Principal – Estates &amp; IT Support Tel: 0121 644 2874/ x2874 Mob: 07966 537223 Email: paulm@sccb.ac.uk</p>
<b>Lease</b>	Lease dated 21 December 2006 made between Birmingham City Council (as landlord) and City College Birmingham (as Tenant)
<b>Surrender Premium</b>	£1.85m (One Million Eight Hundred and Fifty Thousand Pounds)

**Conditions**

- 1 Confirmation that upon the surrender any clawback due in relation to the Deed relating to the Grant funding for the acquisition and development of premises at 46-68 Stour street dated 21 December 2016, clause 5.1 and 5.2 will not apply and SCCB does not require to repay the grant sum or if repayment is required BCC will indemnify SCCB in this respect
- 2 Subject to BCC Cabinet authority
- 3 Subject to long stop date of 28<sup>th</sup> June 2019 to complete the surrender documentation

**Deposit**

None

**Timing**

**As per condition 3.**

**Legal Costs**

Each party are to be responsible for the payment of their own legal costs.

**Lessor's Solicitor**

Brigid Duffy  
Birmingham Legal Services  
10 Woodcock Street  
Birmingham  
B22WT

**Lessee's Solicitor**

Adrian Watson  
Consultant  
Veale Wasbrough Vizards LLP  
Second Floor  
3 Brindleyplace  
Birmingham  
B1 2JB

Tel: 0121 227 3709  
Mob: 07769 157501  
Email: awatson@vww.co.uk

**Lessor's Agent**

Azmat Mir  
Head of Property Consultancy  
Birmingham Property Services,  
Birmingham City Council,  
PO Box 16255, Birmingham,  
B22WT

Tel: 0121 303 3298  
Mob: 07868 719713  
Email: azmat.mir@birmingham.gov.uk

**Lessee's Agent**

Ian McPhillips  
SOL Property Management  
154-155 Great Charles Street Queensway  
Birmingham  
B3 3LP

Tel: 07866 442209  
Email: [ian.mcphillips@sdipm.co.uk](mailto:ian.mcphillips@sdipm.co.uk)

**Legal Costs**

Each party are to be responsible for the payment of their own legal costs.

**VAT**

The Surrender Premium is exclusive of any VAT payable.

**Signed on behalf of Birmingham City Council**

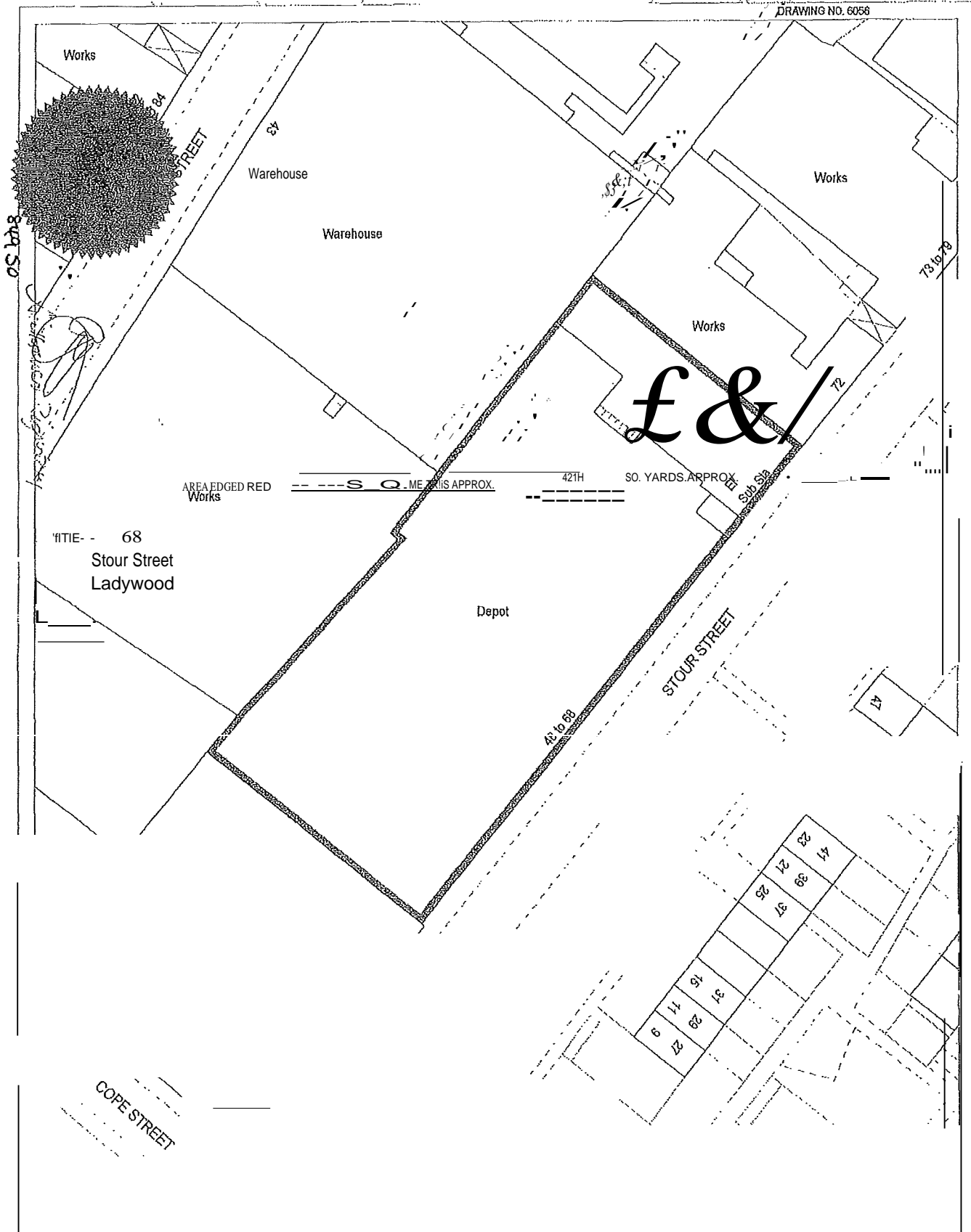
.....  
**Azmat Mir**  
**Head of Property Consultancy**

**Signed on behalf of**  
South & City College Birmingham (SCCB)



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**Paul Morris**  
**Assistant Principal Estates and IT Support**

DRAWING NO. 6056



TITLE - 68  
Stour Street  
Ladywood

Depot

AREA EDGED RED  
Works


--- S O --- MEASURES APPROX.

421H

50. YARDS APPROX

STOUR STREET

COPE STREET

 **Birmingham City Council**  
Development

Peter Jones, BSc, MRICS  
Assistant Director  
Property & Major Projects  
Alpha Tower  
Suffolk Street Queensway  
Birmingham, B1 1TR



DATE	SCALE	DRAWN	O.S. Sheet Ref.
24th July 2006	1:500	Bharat Patel	8P05876W

Produced by the Survey and Mapping Team, BCC Development, Alpha Tower, Suffolk Street Queensway, Birmingham, B1 1TR. Tel: 0121 203 5333  
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