

**NORTH SOMERSET COUNCIL
DECISION**



**DECISION OF SECTION 151 OFFICER OF THE COUNCIL,
CORPORATE SERVICES DIRECTORATE**

DECISION NO: CSD125

**SUBJECT: Former Tutto's Restaurant, Princess Royal Square, Weston Super Mare
Consent to Sublet**

BACKGROUND:

The site of the former Tutto's restaurant on Princess Royal Square, WSM is leased to Mead Ellis Ltd for a period of 125 years from 13 September 2011. Under the terms of the lease the tenant is permitted to sublet the whole of the premises subject to obtaining the Council's consent as landlord and subject to the terms of the sub lease being on similar basis as the head lease.

The tenant has applied for the Council's consent, as landlord, to sublet the property to Le Bistrot Pierre Limited for continued operation as a Restaurant for a period of 20 years.

In addition to subletting the property the tenant has requested that the sitting out licence granted in respect of the outdoor seating area be assigned and/or novated to the new sub-tenant or a fresh sitting out licence be granted.

DECISION:

That officers proceed to document the grant of landlord's consent for Mead Ellis Ltd to sublet the former Tutto's restaurant to Le Bistrot Pierre Limited and for the sitting out licence to either be transferred to the new sub-tenant or for a new sitting out licence to be granted.

Reasons:

To comply with the terms of the head lease that require the grant of landlord's consent before the tenant enters into a sub-lease.

Other Alternatives Considered:

None.

Financial Implications:

None.

Implications for Future Years:

None.



Signed:
Section 151 Officer, North Somerset Council

Dated:14/3/16.....