

**PALACE OF HOLYROODHOUSE
ABBEY STRAND**

**AGREEMENT BETWEEN HISTORIC SCOTLAND & THE ROYAL COLLECTIONS
FOR THE USE OF ROOMS WITHIN ABBEY STRAND**

1.0 Background

1.1 Historic Scotland hereby agree to the Royal Collections using parts of the building known as Abbey Strand for staff changing and rest areas in support of their retail and stewarding operations at the Palace on the following basis:

1.2 The period of use will run for a period of 2 years from 23 September 2002.

2.0 Allocation of space

2.1 The areas to be used by The Royal Collection are shown delineated and coloured green on the attached plans.

3.0 Charge

3.1 The charge will be £8,000/yr. This is based on the District Valuer's assessment dated 1 October 1999. As the area proposed for use now is slightly less than the area valued, the charge has been abated accordingly. Payment will be on an annual basis on the 1st October 2002 & 1st October 2003.

3.2 Responsibilities

- Royal Collection will be responsible for giving any permissions and organising and funding any works required to enable the areas to be used for staff changing and restrooms.
- The Royal Collection will be responsible for the repair and maintenance of the internal fabric of the area leased including cleaning.
- Historic Scotland will undertake testing of the fixed services installations before the Royal Visits. RCT will retain responsibility for equipment and portable appliances.
- The Royal Collection will not undertake any alterations, additions or improvements to the premises without the prior consent of Historic Scotland.

4.0 Payment of Bills

4.1 The Royal Collection will be responsible for meeting their share of the electricity costs.


4.2 Permanent occupation of the building will remove the current council charge exemption. The Royal Collection will be responsible for meeting the local authority council charge.

4.3 The Royal Collection will be responsible for meeting any water and sewerage charges for their section of the building on an as used bases.


5.0 Risks

- 5.1 The Royal Collection will be responsible for insuring the building against any damage caused by their use of the occupied areas.

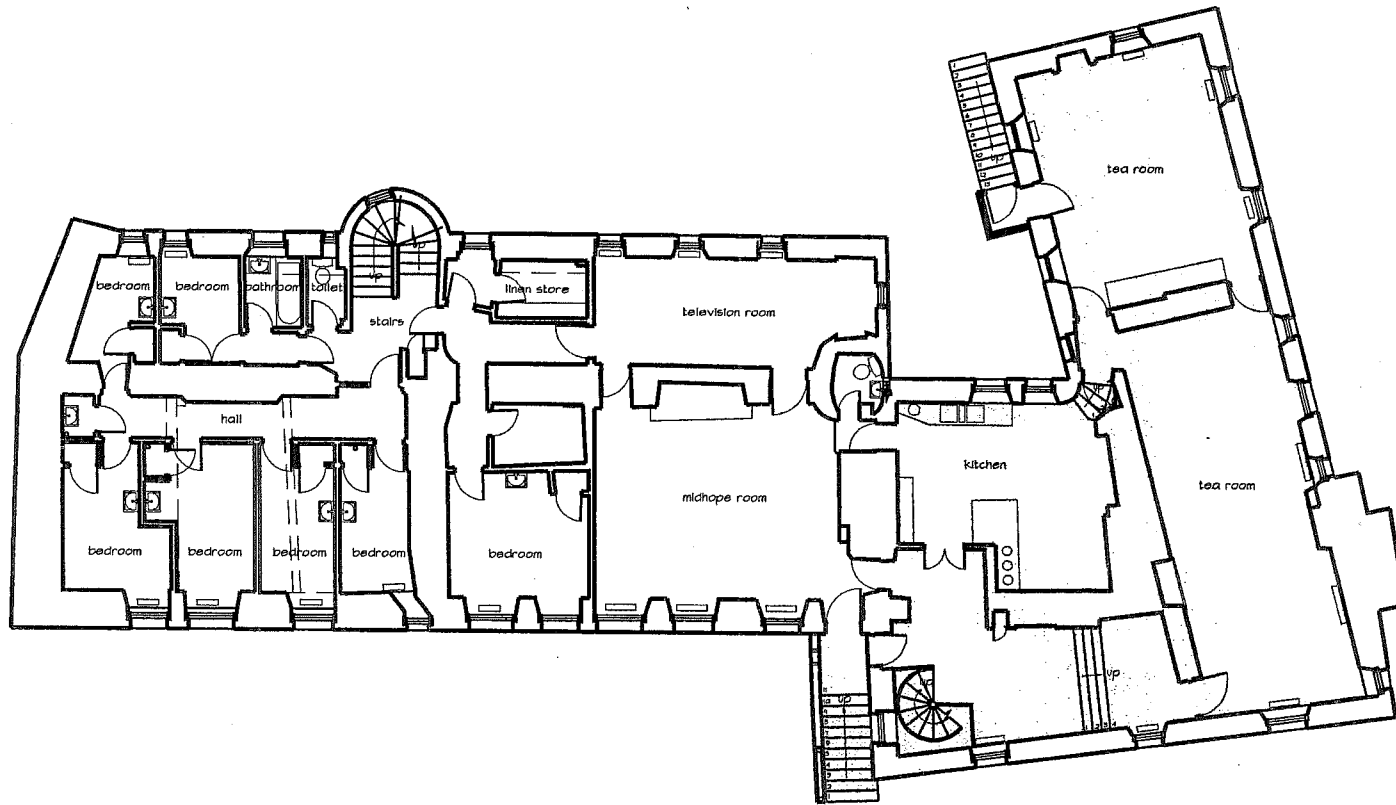
- 5.2 The Royal Household will be responsible for the costs of alternative accommodation that may arise during the Royal Visits as a result of this use of Abbey Strand as a staff changing and rest area

Signed:  Palace Superintendent


Date: 11 October 2002

Signed:  (Regional Director S.)

Date: 1st October 2002



FIRST FLOOR PLAN

MONUMENT	Abbey Strand	DRAWING NUMBER	---/---/---
HISTORIC  SCOTLAND		SCALE	1:200
		DATE	Sept 2002
TITLE	First Floor Plan	DRAWN BY	M Hutson
		ARCHIVAL DRAWING NUMBER	---/---/---