# Oxford Covered Market Leasing Strategy 2015 Appendix 2

**Summary of key areas of update from the 2007 Leasing Strategy**

1. The 2015 Leasing Strategy builds on many of the points and topics listed in the 2007 Leasing Strategy, therefore there is a lot that is consistent across both versions.
2. The 2015 Leasing Strategy now clearly references the 2013 Strategic Review and Business Plan project, as well as a number of other inter-related initiatives such as the Tenants Handbook, Signage Strategy, lease review etc; shown in **Section 1.1-1.4.**
3. The current offer and space allocation is based on the contemporary and widely used classifications. It is also based on unit numbers and percentages rather than floorspace. **Section 2.2.**
4. The future target mix is set out, however it is also based on the extensive research in the strategy study; and reflects the outputs of the 2013 report. **Section 2.3-2.7.**
5. The 2015 Leasing Strategy purpose and vision is clearly defined, as is its role in helping to achieve the recommendations and vision as set out in the 2013 Report. **Section 3.1 and 3.2.**
6. The balance of trade aspect now includes the need to be in balance with customer demand, and that the market management are committed to pro-actively managing and improving the market mix. **Section 3.3.**
7. The Market Manager is responsible for identifying priority target tenant categories and for providing guidance to tenants on future uses. **Section 3.6.**
8. The need for collective improvement in standards and performance is detailed, and the need to comply with the Tenants Handbook. **Section 3.9.**
9. The guidelines for indicative target operators are set out, however it is also clearly stated that the Market Manager will provide regular (annual) lists on priority target uses. **Section 4.3.**
10. The 2015 Leasing Strategy also now sets out the selection criteria for new traders, both for vacant shops and also for any assignment of leases. **Section 4.9.**
11. In the case of a tenant assigning their lease, they are responsible for ensuring the new incoming tenant is as per a use identified on the priority list, and that they satisfy the selection criteria. The Market Manager will be available to provide assistance. **Section 4.15-4.17.**
12. The preferred trading style for tenants is to have a more open and or active trading frontage, as per the new draft lease requirements and the Tenants Handbook. **Section 4.23.**
13. The Markets Manager is now the primary point of contact for Leasing Strategy matters. **Section 4.25.**
14. The assignment process diagram is now provided as an appendix to the 2105 Leasing Strategy.