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Mr S Sykes
ECE Planning
Brooklyn Chambers
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BN12 4AP

10th October 2018

Dear Mr Sykes

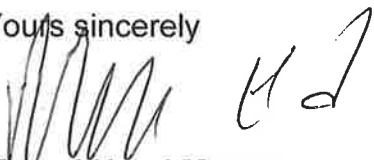
RE: Angel Sandpit redevelopment

Following my instructions and site visit - I confirm that I have reviewed all the information on the above with regards to the development of 6 no detached residential units and have carried out a development viability appraisal taking into account the build costs , unusual ground conditions , foundations and piling and need for capping - I have also reviewed the development on Angel Sands to the South of the proposed site and reviewed the LABC and CLIP insurance for capping .

I am able to confirm that the site is financially very viable for redevelopment

Many thanks.

Yours sincerely



**Marcel Hoad MRICS CHARTERED PLANNING AND DEVELOPMENT SURVEYOR
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