

East Anglia THREE
Offshore Windfarm

East Anglia THREE

Compulsory Acquisition Advice

Document Reference – Deadline 5/ Second
Written Questions/ Compulsory Acquisition
Advice (Redacted)/ CA23

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1 Compulsory Acquisition Advice

1. East Anglia THREE Limited (EATL) has requested powers of Compulsory Acquisition in its application for a Development Consent Order. In support of this request, EATL provided a signed Funding Agreement at Deadline 2 of the examination (Deadline 2/ Funding Statement/ CA14).
2. As identified in the first set of written questions (Deadline 2/ First Written Questions/ Applicant's Response, question CA13) EATL sought professional advice on the total amount of the compulsory acquisition liability. The figure of £3,742,114 was provided by Andrew Highwood of Savills, supported by Tim Cooper of Whirledge & Nott.
3. The approach taken had regard to values which comparable schemes had paid for similar rights where the promoter had compulsory acquisition powers, including East Anglia ONE. In these circumstances it is usual for valuations to exceed compensation which would be payable in the event that compulsory powers were exercised. The figure reflects the particular purpose for which the land/ new rights (and temporary possession where relevant) are proposed to be acquired, as set out in the Book of Reference. The total figure is therefore considered to be an over estimate relative to the value that would be paid were compulsory powers to be exercised.
4. The advice received by EATL in relation to compulsory acquisition liability includes commercially confidential information, so cannot be published in full, however a summary of the information is provided under standard compulsory acquisition headings; Land Acquisition and Injurious Affection, Disturbance and Contingency.
5. This information is provided in Table 1.

Table 1 Indicative Project Characteristics: Onshore

Element	Total (£)
Land Acquisition and Injurious Affection	1,915,429
Disturbance	1,202,999
Contingency	623,686
Total	3,742,114

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