

MA11/44

STRUCTURAL REPORT
OLD COASTGUARD LOOKOUT BUILDING
ROBIN HOODS BAY
FOR
MRS SALLY STRAWS

NYMNPA
11 APR 2011

MAUGHAN ASSOCIATES

25 Alma Square
Scarborough
North Yorkshire
YO11 1JR

Civil & Structural Design Engineers

6 April 2011

Mrs Sally Straws
Windhill Farm
Robin Hoods Bay
Whitby
North Yorkshire
YO22 4QL

Ref: MA11/44

Dear Mrs Straws,

Re: Old Coastguard Lookout Building, Robin Hoods Bay

As requested, I carried out an inspection of the above property on the 28th March 2011 to assess its' structural condition and suitability for conversion.

General

The single storey building has a small footprint, purpose built for the Coastguard Service, with cavity brick walls, a slate covered roof, and is situated on a high level plateau hill top.

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Re: Old Coastguard Lookout Building, Robin Hoods Bay

All walls are plumb and there are no apparent indications of any cracking or movement. The brickwork is in good condition and only minor re-pointing is required.

The slate covered roof has a true profile and the building is considered structurally sound.

It is approximately 13.0 metres from the face of the bay window to the boundary fence at the edge of the plateau site, and the start of the banking, but there are no indications of any instability or movement to the site area.

It is therefore considered that the building is in an acceptable structural condition and is suitable for conversion.

I trust that this brief report is adequate for your present purpose, but if you have any queries or require anything further, please do not hesitate to contact me.

Yours sincerely,

(R Maughan)

NYM
11 APR 2011