



By email

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Dear Gary

EC Properties LP (“ECP”) and Transport for London (“TfL”) have now established Earls Court Partnership Limited (“JVCo”) as the joint venture for the purposes of developing Earls Court Village, and I look forward to a successful working partnership between us moving this phase of the overall development forward over the next ten years.

The remainder of the Opportunity Area is split between lands under ECP control either directly or under the terms of an agreement with the London Borough of Hammersmith and Fulham (“the Council”) and the Lillie Bridge Depot (“LBD”) which remains an operational LUL site.

Subject to feasibility, TfL is committed to bringing forward the development of LBD in accordance with the approved masterplan or such updated planning permissions as may be approved by the Council.

Given the phasing of the overall development, TfL is not able to commit at this stage to how and with whom the development of LBD is to be delivered if it is proved feasible to do so. However, given the establishment of JVCo to develop Earls Court Village and ECP’s control of other interests, it would make commercial sense in due course for both parties to fully explore the potential benefits which could arise should we combine our respective remaining land interests.

Yours sincerely

**Graeme Craig**  
Director of Commercial Development