Samson | RICS Regulated by RICS
CHARTERED SURVEYORS | CONSULTANTS | VALUERS

MOHAMMED RAZA KHAN MRICS

Personal details	
Nationality	British
Mobile	07786000004
Email	raza@samsonconsultants.com
Area of practice	London, United Kingdom
Pathway	Planning & Development

Business details	
Business name	Samson Consultants LTD
Business address	269-271 High Street, Stratford, London, E15 2TF
Telephone (work)	02082211522

Expertise	
Red Book Valuations	Market Valuations, Market Rent Valuation and Retrospective Valuation of commercial, residential and mixed-use properties
Residential	Condition Reports, Building Surveys, Home Buyers (Levels 1-3), Lease Extensions, Leasehold Enfranchisement
Commercial	Rent Reviews, Building Surveys

Professional experience

Employer	Position held (job title)	Date from:	Date to:
Samson Construction Services LTD	**Land buyer**	**June 2006**	**January 2011**
Overview of scope and responsibilities: Appraising and valuing residential schemes and commercial properties for the purpose of development. Providing cost analysis and sensitivity analysis for feasible projects. Co-operating with Housing Associations in joint ventures related to social housing.			
Employer	**Position held (job title)**	**Date from:**	**Date to:**
Samson Consultants LTD	**Company Director (Principal)**	**January 2011**	**Current**

Overview of scope and responsibilities:

Drafting and executing business strategy with a team of surveyors and managers in growing customer base and offerings relating to Surveying Practice and Property Development Consultancy. Managing a team in their day-to-day interactions with potential clients and industry contacts in providing surveying and consultancy services.

Developing relationships with organisations within the private and public sectors to enhance company profile. Collaborating with the business community, offering an array of consultancy services.

Enhance offerings to national and international clients, providing advice on statutory matters, risk management and alternate options.

Senior profile statement

I have been a company director of Samson Consultants since 2011 and have been in the property sector since 2006. My role involves the execution and monitoring of the company's strategy, business direction and performance.

The bulk of my experience is within residential, commercial and development property in and around London. I have been involved in numerous housing projects involving the private sector and housing associations, from the acquisition and disposal of sites suitable for development to managing contractors and budgets up to £10 million for the development of such schemes.

On a day-to day basis I manage a team of surveyors in providing surveying services for the property market, residential and commercial. This includes Building Surveys, Condition Reports, Dilapidations Reports, Schedule of Works, Lease Extension/Enfranchisement and Red Book Valuations. My main work is geared around supporting Local Authorities and Housing Associations in fulfilling their requirements relating to various Valuation Reports, Building Surveys and forward-planning of their estates.

I follow a strict code where stakeholders are provided and promise true deliverables.

Expert Witness

I have acted as an expert witness in property and construction matters since 2012, including cases which have been determined in court proceedings, arbitration hearings, UK government departments as well as private settlements. Cases that I have been involved in include:

- Repudiation of Construction Contracts
- Reb Book Valuation of Property (commercial, residential including residential developments)
- Planning Permissions for residentially lead schemes
- Landlord and Tenant Act 1954
- Schedule of Condition
- Schedule of Works
- Home Office reports in connection with immigration matters
- Red Book Valuation Reports for HMRC in connection with CGT and Probate matters
- Red Book Valuation Reports relating to CPO, Help To Buy, Shared Ownership and Right to Buy
- RICS Level 1-3 including Building Surveys
- Residential Leasehold Extension
- Leasehold Enfranchisement

I am a qualified Part 35 compliant Witness Expert as per the Civil Procedural Rules in the above matters as well as a Chartered RICS Surveyor and Valuer.