

## Student Accommodation: King Square House, Bristol

### Client

The Homes Partnership

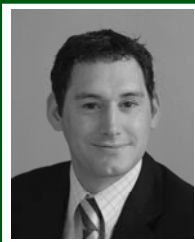
### Services Provided

Alder King Planning Consultants

### Timescale

2008/2009

### Alder King Contact



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### The Project

Alder King Planning Consultants were appointed by The Homes Partnership to provide strategic advice and manage the application process on the former NHS PCT Headquarters building at King Square, Bristol.

A comprehensive pre-application process was followed, including consultation with Planning, Economic Development and Heritage departments of Bristol City Council and the general public to establish the principles for the development. Within three months of appointment an application for the refurbishment and extension of the former Bristol PCT HQ to create 243 self contained student studio flats, together with communal facilities and some commercial space, had been submitted. Following some design amendments, the application was positively determined at Committee within three months of submission, including a reduced Section 106 package.

The team successfully negotiated the loss of occupied employment floorspace/land, an acceptable design solution within a Conversation Area and adjoining Listed Buildings and achieved a density of approximately 900 units per hectare, and a Section 106 package of approximately £720 per flat.

**alder king**

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