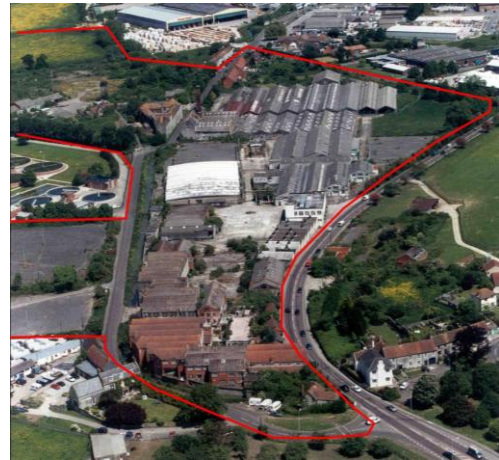


PLANNING CONSULTANCY : Urban Regeneration

Alder King's planning team have a wide range of experience in regeneration projects and major mixed use developments, having acted for a variety of public and private sector clients. We tailor the planning strategy to reflect the scale and complexity of the project but a major regeneration project will typically involve co-ordination of a number of activities including:

- ▶ Site appraisal and identification of likely constraints
- ▶ Background studies and detailed site analysis
- ▶ Evaluation of site history / previous proposals
- ▶ Meetings with relevant authorities
- ▶ Development Strategy / Project Management
- ▶ Advice re Compulsory Purchase Order where relevant
- ▶ Consultations with stakeholders and the general public
- ▶ Preparation of supporting documents
- ▶ Submission of planning / other relevant applications
- ▶ Negotiating Legal Agreement in respect of Planning Obligations (S106)
- ▶ Presentations to Committee / others (e.g. CABE, Design Review Panel) as required
- ▶ Monitoring of progress / negotiation post-submission of applications
- ▶ Preparation and submission of follow up applications and discharge of conditions

Members of our consultant team have played a leading role in the following projects:

St Austell town centre regeneration (for *David McLean Developments / SW RDA*): 30,000m² retail development with associated food and drink outlets, leisure and community facilities, 70 units of housing and 600 space concealed car park.

Mount Wise, Plymouth (for *Mount Wise Ltd*): refurbishment of former listed Admiralty buildings coupled with new mixed use development to provide circa 450 housing units, 10,000m² office and employment space and associated recreational facilities.

Morlands, Glastonbury (for *SW RDA / Mendip District Council*): regeneration of former tannery buildings and landfill area to provide new employment and training facilities.

Project Heartlands, Dowlais (for *Welsh Assembly Government and Merthyr Tydfil County Borough Council*): planning project management, preparation and submission of planning and listed building applications in relation to 12 ha former iron works.

St Michael's Trading Estate, Bridport (*SW RDA and West Dorset District Council*): mixed use regeneration scheme comprising housing, employment, retail uses and bus circulation / drop off facilities. Refurbishment of existing historic townscape coupled with new infill development and layering of uses.

Redcliff Village, Bristol (*Midshires Estates*): mixed use development on 4Ha site in central Bristol, comprising 580 residential units, offices, retail, A3 and leisure uses, crèche and doctor's surgery.