



OUTLINE PLANNING APPLICATIONS



Call with any queries or feedback on
01924 873 873

OUTLINE PLANNING APPLICATIONS OVERVIEW

Our outline planning applications aim to confirm the development potential of a site by quantifying the most appropriate scale of new development. Where viability is an issue we can prepare detailed viability assessments and help negotiate the scope of any planning obligations (Section 106 Agreements) to meet affordable housing, education and other policy requirements.

SOME OF OUR HOUSING CLIENTS

We have provided architectural, masterplanning and/or planning advice to a large number of house builders including: Strata Homes Bridge Homes Jones Homes Langley Homes Legal and General Homes Taylor Wimpey Keepmoat Persimmon Miller Homes Harron Homes Ben Bailey / Avant Hazel Homes McInerney Homes Golden Living

SECTOR PLANNING

An outline planning application will typically confirm the principle of development on a site before a final developer has been identified or where detailed proposals from a house builder have not to been confirmed. They are also particularly appropriate for larger sites, where landowners are wishing to establish a site's value before sale or where the cost of preparing a full planning application is cost prohibitive at this early stage.

Our architects and masterplanners work closely with our in-house planning team to establish a site's full development potential and will ensure that density, coverage and housing typologies are appropriate to the location, market conditions and the physical and planning constraints. For larger sites our team will design a scheme that is fully informed by the Environmental Assessment process which is often coordinated and led by our in-house planning team. For sites in sensitive locations we can also prepare design codes to ensure that later more detailed proposals are consistent with the landowner and/or local authority's quality aspirations and values of future phases are not put at risk by inappropriate early phases.