

Land East of Horndean

- Client:** Bloor Homes
- Project:** Residential-led Mixed-Use Development
- Scale:** Up to 800 dwellings, 2ha of employment and a Local Centre
- Services:** Strategic Advice, Project Management, Planning Services



"White Peak have worked hard to manage the project under a tight submission deadline. They have provided invaluable support to inform the planning strategy and we look forward to working alongside them during Phase 1 of the Reserved Matters application."

Barry Groves,
Design and Planning Project Manager,
Bloor Homes.

On behalf of Bloor Homes, White Peak Planning helped to secure a resolution to grant outline planning permission for a mixed-use development of up to 800 dwellings, up to 2ha of employment land (B1 and B2) and a Local Centre, together with a primary school (D1) and community facilities (D2), on land located to the east of Horndean, East Hampshire.

The site forms the most significant part of allocation HN1 'Land to the East of Horndean' in the East Hampshire Housing and Employment Allocations Local Plan (2016) and will deliver a range of community benefits including the provision of a new skate park and 3G sports pitch.

This was a challenging project as outline planning permission for development of the site had already been obtained by the landowners, but this was found to be unviable by our client. However, the Council, local stakeholders and the public expected development to accord with the extant permission and were resistant to change.

We provided strategic advice from the outset and then project managed the large project team to ensure that the planning application was submitted within a tight timescale of four months. Following submission advised the client and led negotiations with the Local Planning Authority and County Council to agree draft planning conditions and S106 Heads of Terms.

Due to our success on the project, we have been retained as planning agent for the submission of the first application for approval of Reserved Matters on land comprising Phase 1 of the development. This shall be submitted once a decision notice is issued for the outline planning application.

