

LAWSON PLANNING PARTNERSHIP Ltd

Headlines:

- Highlights from the LPP/ Purcell Planning Conference 2018
- Planning permission secured for 85 homes on a highly constrained brownfield site in Ipswich
- Planning permission is granted for a tri-generation gas plant to provide electricity for ICL's West Thurrock Works

2018 Planning Conference

LPP hosted a joint Planning Conference with Purcell Architects this September with approximately 100 delegates in attendance. James Lawson, Director at LPP, provided a valuable insight into the recent changes to the National Planning Policy Framework, focusing on the Government's new policy measures to help boost housing supply. Peter Buist, Director at Purcell Architects, also demonstrated how optimum development value can be achieved on complex urban and rural sites.

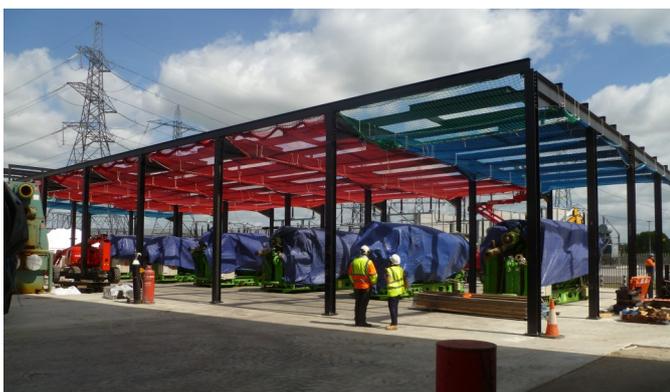
Delegates took advantage of the networking opportunities provided before and after the presentations. New team members, Kathryn Oelman (Associate Director) and Sandra Green (Planner), also welcomed the chance to meet and greet existing clients.



Planning Conference 2018

West Thurrock Gas Plant

LPP has secured part-retrospective planning permission for a Gas Power Plant for Industrial Chemicals Ltd at its West Thurrock Works site.



Planning Permission granted for West Thurrock Gas Plant

The plant will generate 16.8MW of electricity to power a chlor alkali plant and other manufacturing facilities on site. The tri generation technology would employ electricity, hot and cold thermal energy to provide ICL with increased energy efficiency and security, reducing its reliance on the National Grid and exposure to climate change levy tariffs.

The steel framed building contains six Jenbacher 620 GS engines, with exhaust gases directed to two waste heat boilers raising sufficient processed steam to power the entire West Thurrock Works. ICL also intends to sell any excess electricity generated back into the local grid.

Housing at Sandyhill Lane, Ipswich

LPP secured a resolution to grant planning permission from Ipswich Borough Council's Planning Committee for 85 dwellings on land at Top Site, Sandyhill Lane, Ipswich.



Credit to: Broom Lynne

Permission secured for 85 dwellings at Topsite, Ipswich

The brownfield site lies within Health and Safety Executive safeguarding zones due to its proximity to Ipswich Port. The site is also situated close to a Sewage Treatment works. The application has required detailed negotiation to persuade the local planning authority that noise, air quality and highways considerations are not prohibitive to development.

The initial viability position, accepted by the local planning authority, excludes affordable housing due to the high abnormal costs associated with the remediation of contaminated land on site.

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Former Hotel Continental, Harwich

On behalf of SWX Ltd, LPP has secured full planning permission for the proposed conversion, extension and change of use of the former Hotel Continental located in Harwich to provide 10 no. self-contained apartments, with associated parking and private amenity space provision. The site had remained vacant since the hotel use ceased in 2016, whereby it was necessary to secure an alternative use for the property to bring it back into active use. In addition to this, LPP has also secured full planning permission for the proposed regularisation of the property located next door at 30 Marine Parade as 4 self-contained flats. These planning permissions represent a modest, yet positive contribution to addressing housing need within Tendring.



Credit to: Beanland Associates Ltd.

LPP secures full planning permission for Former Hotel Continental, Harwich

Current Scheme Updates

Maldon & Tiptree FC

Permission granted for 2 no. additional spectator stands and turnstile enclosure at Maldon & Tiptree Football Club.

West Thurrock Lorry Park

Permission for 554 space lorry park in West Thurrock initiated through material operation.

Trinity House

Prior Approval granted for change of use of former town centre office to 11 residential units at Trinity House, Colchester.

Royal Hospital School

LPP is appointed to prepare a masterplan for the Royal Hospital School, Holbrook, to inform the estate strategy & campus modernisation.

Team Update

LPP welcomes Beth Deacon-Bates to the team. Beth will provide essential administrative support alongside her role as a planner supporting on planning projects. We also congratulate Sandra Green on becoming a Chartered Member of the Royal Town Planning Institute.

LPP Advises NHS Trust in New Hospital Search

LPP is instructed by Princess Alexandra Hospital NHS Trust to advise on the redevelopment / relocation of their existing main hospital in Harlow.

LPP is working closely with three District Councils and two Highway Authorities to identify potential greenfield sites for a new hospital within Harlow & Gilston Garden Town. LPP has also been exploring opportunities for the health care and housing led redevelopment of the Trust's existing sites.

LPP continues to work closely with Trust's design team to develop an outline business case, which will conclude in the selection of a preferred development option by April 2019.



LPP Advises on Relocation / Redevelopment of Existing Hospital Site

LPP

Experienced & informed advisors to the public & private sectors

- Planning strategy & pre purchase advice,
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- Masterplanning & feasibility layouts,
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- Public consultation,
- Planning applications & appeals,
- Local & neighbourhood plan engagement & site promotion,
- Project management of multi-disciplinary consultant teams.

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