

Orchard Road, Bromley



Planning permission secured for state-of-the-art care home

CLIENT

Savista Developments Ltd

LPA

London Borough of Bromley

STATUS

Planning permission granted

SERVICES

Planning

Our role

- We provided expert Planning services for this project, which involves the redevelopment of a former care home site to provide a significantly larger care home comprising 107 bedrooms, with extensive basement for car parking, back of house and communal areas.
- The site is located in a built up residential area which required careful consideration of neighbours to ensure no adverse effects that would cause issues for planning.
- We provided planning advice from the initial acquisition of the site, through pre-application to ultimately secure planning permission.
- We project managed the planning process ensuring that the complex technical work achieved policy compliance, taking a leading role in local community engagement using virtual platforms, and presenting the proposals in the best light whilst working closely with the project team.

Results

- Pre-application discussions highlighted areas of concern which resulted in some focussed amendments that ultimately resulted in officer recommendation for approval.
- Extensive pre-application discussions and public consultation resulted in a majority of support from the local community and a unanimous approval from the planning committee.
- Planning permission was granted in summer 2021, and the approved care home is considerably larger than the scheme that was previously refused by the council and dismissed at appeal.