

Branksome Avenue, Stanford-Le-Hope

Suburban Residential Infill

Location:

Branksome Avenue, Stanford-Le-Hope

The site is occupied by a single bungalow located in a suburban residential area.

Existing Use:

residential

Site Area: 0.59 hectare

Residential Density: 30 dwellings per hectare

Proposals: Erection of 18 semi-detached and detached houses with access, parking and landscaping.

The scheme, by **MAA Architects**, incorporates a mix of family-sized houses types designed in an Essex vernacular style.

It also provides external amenity space and car parking within an overall landscape plan.



Planning permission was granted by Thurrock Council for redevelopment of the site following complex negotiations with officers and after several deferrals by the planning committee. Working with the architects we engaged in a positive dialogue with the Council on a 'without prejudice' basis.

HPC was instructed to provide an appraisal of the scheme and planning strategy to achieve consent locally or at appeal in the event of the scheme being rejected by Thurrock planning committee. We advised the client on s106 negotiations and amendments to overcome residential amenity objections.



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