

# SKILLS & EXPERIENCE

## Planning & Development Consultancy

Colliers CRE has an integrated Planning and Development Consultancy team, whose primary objective is to safeguard and maximise the potential of our clients' property assets. This is achieved by adopting a proactive approach to pre-empting and resolving planning and development issues, with a focus on adding value, both in financial terms and in the delivery of our service.

All members of our team have a sound understanding of planning law and procedure. By combining this professional expertise with an extensive knowledge of the markets in which we operate, we are able to offer a specialist service, designed to create value, minimise uncertainty, prevent delays and enhance commercial viability.

As well as major projects on large sites, our Planning and Development Consultancy team can resolve a range of technical issues, including varying planning conditions and applications for Certificates of Lawful Use and Development. Legal agreements are negotiated and all forms of appeal progressed on the basis of a tactically astute understanding of the issues.

Our different services are tailored to suit the needs of individual clients and their particular circumstances. Our team's wide ranging expertise and experience enables us to provide a high degree of continuity, from scheme inception through planning to scheme development, including final settlement of any overage agreement. This ensures not just a consistent quality of service, but helps to maintain control and cost-efficiency.

### Our clients

Our clients are drawn from all business sectors and include both public and private property companies, pension funds and other financial institutions, developers, retailers, hospitals, schools, universities and corporate occupiers. We have a wide experience of the public sector. Our work with both planning applicants and planning authorities has provided us with valuable knowledge and insight from both points of view. Our team has a strong record of achievement and this has resulted in a high level of repeat business.

### Our projects

Our work is varied and includes large-scale projects such as the redevelopment of major hospital sites and the development of business parks, housing, leisure and mixed use sites. Retail projects are particularly diverse. Our department is involved in a large number of planning issues, and provides the same range of services throughout the UK. Working with corporate clients, we can deal with planning issues across a whole portfolio of real estate, however complex.

### For further information, please contact:

**Patrick Clifton**  
Birmingham  
Tel: 0121 265 7563  
patrick.clifton@collierscre.co.uk

**Anthony Aitken**  
Edinburgh  
Tel: 0131 240 7512  
anthony.aitken@collierscre.co.uk

**Nigel Cooper**  
London  
Tel: 020 7344 6737  
nigel.cooper@collierscre.co.uk

**Helen Lease**  
Bristol  
Tel: 0117 917 2080  
helen.lease@collierscre.co.uk

**Simon Grundy**  
Leeds  
Tel: 0113 200 1867  
simon.grundy@collierscre.co.uk

**Marc Hourigan**  
Manchester  
Tel: 0161 831 3385  
marc.hourigan@collierscre.co.uk

# SKILLS & EXPERIENCE

## Planning & Development Consultancy

Our range of integrated Planning and Development services:

### Planning

- Planning advice for one-off situations for entire real estate portfolios
- Planning applications
- Planning agreements and obligations
- Planning appeals
- Policy studies
- Retail studies
- Urban capacity studies
- Impact assessments
- Plan monitoring
- Public consultation
- CPO, arbitration, Lands Tribunal

### Development Consultancy:

- Development strategy
- Achieving best consideration
- Viability and market assessments
- Preparation of development/planning briefs
- Development marketing
- Transactions and joint ventures
- Pre-development project management
- OJEU procedures