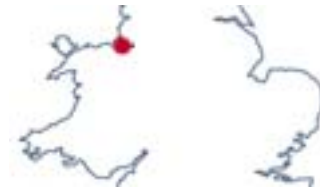


Project Profile



The Lydiate



Client: Flames Estates LLP

Role: Planning, Listed Building and Project Co-ordination Advice

Location: The Lydiate, Birkenhead Road, Willaston, Wirral

J10 Planning acted as agent to Flame Estates on the submission and negotiation of full planning & listed building applications to Ellesmere Port & Neston Borough Council. However, prior to this J10 was instrumental to the client being selected as preferred developer in acquiring the site.

The proposals involved not only the conversion of the principal house, a Grade II listed building, but also some limited demolition, alterations and extensions to the house and its associated curtilage buildings to form 16 no. residential dwellings within its impressive landscaped period grounds of 11 acres (4.5ha) set within the Green Belt, close to the village of Willaston near Neston/Hooton on the Wirral.

The premises had previously been owned by the Home Farm Trust and run as a Class C2 Residential Institution, but like most operations deterioration had set into the general fabric and appearance of the building and wider site and such neglect meant that some sensitive project skills were necessary. J10 co-ordinated the necessary specialists providing the design, heritage, landscape, ecology, tree and highway aspects required by the scheme, which resulted in approvals being granted by the Council within the space of just 6 months, thus enabling the client to rapidly commence development that has now been successfully completed.