

Project Profile



City House & The Exchange



Client: Scarborough Development Group / Halifax Bank of Scotland (HBOS)

Role: Negotiation of Section 106's & S278's pursuant to planning permissions

Location: City House, City Road & The Exchange, Hoole Lane, Chester

City House – The Scheme is to provide 131 residential apartment units with basement car parking, together with A1/A3 accommodation at street and canal levels, replacing an existing office building adjacent to the Bellway Leadworks site.

The Exchange – A substantial new mixed use development within the city centre within the existing Charterhall HBOS campus close to the Railway station, where a mixture of conversion and re-use of surplus land will make way for contemporary buildings and quality public spaces, providing several components including the construction of a new office building for HBOS, a new public square and canalside walkway; the refurbishment of Thistle House to form a hotel, the provision of a new decked car parking facility and provision of 137 residential apartment units.

J10 Planning has been involved in negotiating the provisions for affordable housing, landscape, open space, highway improvement, parking regime and development phasing requirements with the public agencies; working with the other team members (*Arup, Carey Jones & Wardell Armstrong*) with a view to facilitating the release of the permissions to enable development to commence.

This proposal represents a major regeneration of the Boughton canalside area of the City that aims to confirm the City as a prestigious head quarters' for the Bank and also provide and meet the valuable revitalisation needs of the City.