



A Quod project sheet

Heaps Mill & Park Lane, Liverpool

Role

Quod have been advising Inhabit through the planning process following their acquisition of two adjoining sites at Heaps Mill and Park Lane, Liverpool.

Both sites benefit from separate planning permissions for their comprehensive redevelopment, to predominantly comprise new Build-to-Rent (BTR) residential accommodation in the order of 600 units, 200 serviced apartments and supporting commercial uses across both sites. The Heaps Mill site also includes the Grade II listed former Heaps Rice Mill that is to be preserved and converted into residential use.

The sites are a key gateway location into Liverpool City Centre and are one of the most significant redevelopment locations in the Baltic Triangle area of the City.

Since Inhabit's acquisition of the sites, Quod have secured several amendments to the original planning permission, listed building consent and S106 Agreement, alongside co-ordinating the conditions discharge process. This has allowed Inhabit to commence the early development of both sites, in order to deliver a development that aligns with their commercial needs.

Quod are continuing to advise Inhabit on the planning strategy through their delivery phase of both sites, including the ongoing management of the conditions discharge process and the provision of commercially focussed planning advice.

Description

City Centre Development

Client

Residential Securities

Planning Authority

Liverpool City Council

Expertise

Planning	✓
CIL	
Environmental Planning	
Development Economics	
Socio-economic	
Infrastructure	
Strategic Land Promotion	
Regeneration	✓
CPO	

Project Type

Infrastructure	
Major Mixed Use	
Residential	✓
Retail & Commercial	✓
Industrial, Logistics and Warehousing	