



# Buckingham Gate Westminster

## Role

Quod provided planning and affordable housing advice to S2 Estates in respect of the conversion of this listed building from office use to private residential apartments. The full application triggered Westminster's affordable housing policies, however, through detailed submission of project viability and supporting evidence Quod negotiated a zero affordable housing requirement with Westminster Council and their appointed consultants. This negotiation also resulted in a limitation of S106 financial obligations. Planning permission was granted in 2011.

Quod were subsequently instructed to optimize the layout and design of the scheme via a Section 73 application, and are assisting new owners of the site, Dukelease, in the delivery of this high quality development.

## Description

Conversion of existing office premises to form nine apartments

## Client

S2 Estates

## Planning Authority

LB Westminster

## Expertise

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

## Project Type

Infrastructure	
Major Mixed Use	
Residential	✓
Retail & Commercial	