

Custom House, Cardiff

Image courtesy of Holder
Mathias Architects

Redevelopment of a Grade II listed building to provide a 20 storey, 248 bed hotel and restaurant at a highly prominent city centre location

CLIENT

LEOM LLP

LPA

Cardiff Council

STATUS

Planning permission granted. Listed building consent granted

SERVICES

Planning, Heritage and Townscape, Economics, Strategic Communications

Our role

- Strategic planning advice from project conception to securing planning and listed building consent.
- Led high level negotiations with Cardiff Council.
- Detailed heritage advice regarding the redevelopment of the grade II listed building (retaining the listed façade).
- Advised on design development ensuring that the scheme maximised the development opportunity, but also ensured that the character of the listed building was retained and enhanced.
- Currently advising the developer on the delivery of the permission.
- Securing relevant permissions to discharge conditions and very restrictive conditions.

Results

- Planning permission and listed building consent granted for a 20 storey 248 bed hotel and ground floor Bar and Block restaurant (the first Bar and Block in Wales).
- Permissions secured on a highly complex site within tight timescales.
- Strategic advice and negotiations with senior council officers paved the way for the delivery of timely permissions for the client.
- The permission will have significant economic benefits, as well as bringing a vacant and largely derelict listed building back into beneficial use.
- We provide ongoing advice regarding the delivery of the proposal.

Turley