

Hillier Garden Centre, Chichester

Redevelopment of garden centre in countryside location within National Landscape



Client

Hillier

LPA

Chichester District Council

Status

Planning permission granted

Services

Planning, Landscape, Sustainability, Economics, Strategic Communications

Our role

- Secured planning permission under delegated powers for the redevelopment of the existing Hillier garden centre to provide significantly enlarged store, over 3 times larger than existing facility.
- Set within the Chichester Harbour Conservancy a designated National Landscape, the project required a robust planning strategy informed by a strong landscape-led rationale.
- Turley delivered integrated services across planning, landscape, sustainability, economics and strategic communications, ensuring a co-ordinated and evidence-led approach throughout.
- Secured support from the Chichester Harbour Conservancy through high-quality LVIA, carefully demonstrating landscape capacity and visual effects.
- Justified the significant expansion of retail floorspace in an out-of-centre and countryside location through a robust retail impact assessment and sequential site assessment.

Results

- No objections from statutory consultees, with planning permission secured under delegated powers.
- Added value through a joined-up strategy integrating planning, landscape and communications, de-risking the application and strengthening stakeholder confidence.
- Secured support from local community and stakeholders, notably support from the Parish Council, with no third party objections.
- Sustainability was at the forefront of the proposals, with a modern purpose built store delivering clear improvements in energy efficiency and operational energy consumption compared to the existing store.
- Demonstrated strong economic and social benefits, including GVA uplift, job creation, skills opportunities, and the provision of new communities facilities within the enhanced store.
- The project represents best practice in balancing growth with landscape protection, delivering significant landscape and biodiversity enhancements.

Turley