



HOW

HOW Planning LLP

40 Peter Street
Manchester M2 5GP
T: 0161 835 1333
F: 0161 835 1322
howplanning.com

CASE STUDY

August 2008

Grafton Hall, Near Chester

Client: Private Client

Location: Cheshire

Working with the internationally renowned Robert Adam Architects, HOW Planning has secured permission for a stunning new private residence on a Greenfield site south of Chester in Cheshire.

Designed by Robert Adam himself, the residence has been designed as a modern house in the classical tradition.



Details

HOW Planning secured permission for the proposals under the 'exceptions policy' contained within PPS7, 'Sustainable Development in Rural Areas'. The proposals represent an exception by meeting the stringent tests of planning policy which only permits residential development in the open countryside which are of an exceptional quality of design and which can be considered to be truly outstanding and ground breaking, demonstrating innovation throughout.†

As an exceptional development the scheme also proposes significant landscape and environmental enhancements including commitment to the organic management of approximately 200 acres of parkland that surround it.

† PPS7 was published in 2004 and proposed that exceptional developments in the countryside should be of a contemporary style. The grant of permission for the new house is significant in that it demonstrates that a traditional design can be considered to be exceptional and ground breaking in its ability to meet the key tests of PPS7 paragraph 11.