

**Client**  
ASSOCIATED  
BRITISH FOODS



## Services

TOWN PLANNING

### Project

Redevelopment of a redundant sugar beet refining and processing site comprising 98 acres to create a new sustainable community of around 1,000 new homes, community uses and open space. The site forms part of the largest regeneration project in York.

### What we did

Rapleys is instructed by Associated British Foods to secure planning permission for the comprehensive redevelopment of the former British Sugar site, to provide a new residential led community of around 1,000 new homes, community uses and open space. Rapleys is providing strategic planning and development consultancy services.

We are working closely with the City of York Council to shape the policy framework to ensure sustainable, viable and deliverable regeneration is supported.

In addition Rapleys is responsible for the full management of the planning application process, including detailed pre-application consultation with the Council, in line with the site specific Planning Performance Agreement prepared by Rapleys. As part of the pre-application consultation process, Rapleys has co-ordinated and managed a series of Community Forum meetings and a full public exhibition, ensuring that the local community is involved in shaping the future development.

Our dedicated team is responsible for the preparation and submission of an outline planning application for the comprehensive redevelopment of the site, managing the sub-consultant team in the preparation of all necessary supporting information. In addition, Rapleys is preparing the full environmental statement to support the planning applications.

Rapleys is providing commercial and viability advice in respect of the regeneration to inform affordable housing and s106 planning obligation requirements, and will be responsible for the marketing of the site upon granting of outline planning permission.

### What we achieved

Our town planning and environmental assessment services will ensure that the vision of creating a sustainable, inclusive community through the regeneration of key brownfield site will be achieved in the most expedient timescale. Commercial and viability advice provided by Rapleys will ensure that the masterplan will be deliverable and commercially viable. The redevelopment will leave a positive legacy for British Sugar and ABF in York.