

Working openly and honestly with our landowners, we strive to deliver the best result for our landowners. The case studies below are some examples of how we have successfully acted as consultants.



HARRIETSHAM, KENT

Maidstone Borough Council

We informed both landowners of their local councils call for sites deadline and they instructed us to prepare their detailed submission document and site plans. As the sites were adjacent, we recommended to make a combined submission as it would increase the chance of success. After submitting, they retained us as their agent to market to developers for funding of the planning. A selection of competitive offers were received and we assisted the landowners to select a developer. We successfully agreed our landowners' terms with their chosen developer and will continue advising until the land is sold.

"They made it easy for us and were always available, we are extremely comfortable with the advice we received."

Janet and Ian Barlow - Landowners

AT A GLANCE

- 100 Homes
- 12.7 Acres (5.1 ha)
- Local Plan Promotion

BILLINGSHURST, WEST SUSSEX

Horsham District Council

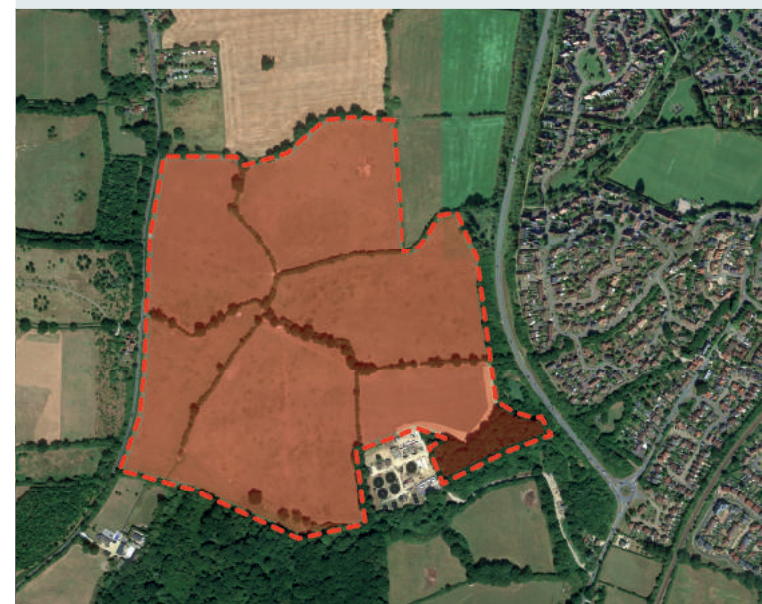
After successfully negotiating and signing the landowners with a large land promoter, the landowners were approached by a utility provider requesting an easement. We advised the landowners and acted as their consultant in dealing with the utility provider. Taking into consideration the impacts of the proposed easement on future development land value, we agreed a location for the easement away from areas where development could be constructed in the future. The landowner has since retained us as their consultant to advise on all land related matters and we will be readily available.

"Bassil and Jonathan have been a pleasure to work with and I would not hesitate to recommend them to any landowner."

Graeme B - Property Fund (Landowner)

AT A GLANCE

- 600+ Homes
- 90 Acres (36.4 ha)
- Local Plan Promotion



LAND CONSULTANCY | How We Work



“We were approached by various land and development companies, it was confusing having never dealt with development or Option or Promotion agreements, Bassil and Jonathan held our hand throughout the entire process and made it easy for us. They were always available and we are extremely comfortable with the advice we received.”

Janet and Ian Barlow - Landowners

Our Land Consultancy service is available to landowners who wish to use their own funds when securing planning permission. It is the most lucrative for landowners as you are not sharing your development profit with a promoter or developer. As your consultant, our approach is based on honesty and transparency with the aim of building a strong relationship so that we understand your needs and can help to achieve your objectives.

As an experienced RICS regulated firm and members of the RTPI, we have knowledge of how to make land viable for development and desirable for prospective developers. Our ongoing involvement with local authorities means you are well informed on planning time scales and factors which may affect delivery of your land for development. We regularly advise landowners for sites varying in size and complexity from barn conversions to large land holdings, whilst drawing on our commercial know-how and understanding of the issues, trends and regulations affecting land and planning regulations.

Initial consultations are a free service and we encourage you to get in touch so you can be informed and empowered to make decisions which maximise your land value by making your land an attractive development opportunity to developers.

Get in touch with Orchestra Land to arrange a free consultation.