



CHINEHAM DISTRICT CENTRE

OVERVIEW

CLIENT

Tellon Capital

SECTORS

Commercial
Retail
Health
Sport & Leisure

LOCATION

Chineham

PLANNING AUTHORITY

Basingstoke and Deane Borough Council

HIGHWAY AUTHORITY

Hampshire County Council

PROJECT TEAM

Barton Willmore
3D Reid Architects
Stace

PROJECT MANAGER

Richard Morrison

PROJECT DIRECTOR

Nathan Hanks



PROJECT

We were appointed to provide transport advice in support of the proposed redevelopment of the Chineham District Centre, a shopping centre located close to the A33 to the east of Basingstoke. The site is approximately 7.9 hectares in size and comprises a Tesco superstore, petrol filling station, 4 large retail park style units and a courtyard-style layout of smaller retail units. The development proposal included the retention of the Tesco store and petrol station and the partial demolition of the site to enable the erection of buildings for flexible Class A uses, a Class C1 hotel use, Class D2 assembly and leisure use and flexible Class D1 non-residential institution / Class B1 business use. The scheme included a larger and more coherent parking arrangement to address existing parking issues, changes to the internal highway layout and the relocation of the existing bus stop and layover area to provide an improved access to the shopping areas for bus passengers. Pedestrian and cycle access to the site was also enhanced through the provision of improved routes and cycle parking.

APPROACH

Our work included attendance at two public consultation events held on site and required extensive negotiations with the highway authority regarding the predicted impact of the proposed development. In addition, there were several consultations and discussions with both the bus operator and the highway authority regarding the potential impact of the scheme proposals in relation to the relocation of the bus stop within the site.

OUTCOME

The application was granted planning permission.

RELATED PROJECTS

Land at Elwick Place, Ashford, Kent

