



Planning • Historic Buildings • Archaeology

Specialist & Independent Advisors to the Property Industry

Planning Advice to Insolvency Practitioners

Are you finding that in these challenging times you are coming into contact with buildings, land or sites that you feel could have development potential? We know that you, as insolvency practitioners have a responsibility to maximise value from assets for shareholders and we can help you do that by realising value through the planning process.

CgMs can provide the insolvency practitioner, independent planning consultancy advice relating to the following:

Due Diligence

When assessing the assets we can assist you in undertaking due diligence relating to:

- What is the lawful planning use of the property?
- Are there onerous planning conditions restricting the use of the property?
- Are there emerging plans which could have an impact on a site?
- Is there development potential?

Increasing Value by Development

If new development, or new uses, are sought to enhance the value of the asset, then we can provide advice in relation to:

- What are the prospects of obtaining permission for alternative and higher value uses for the land and buildings?
- What is the planning strategy to maximise the prospects of obtaining the planning permission?
- How much will it cost and how long will it take to obtain the planning permission?

Providing Advice to Increase Marketability

It may be that you simply wish to sell buildings or land as quickly as possible, one way of increasing value could be to include a planning brief (which sets out the planning potential and constraints of a site)

as part of the sales particulars. We can provide this advice to make sites more attractive to developers and potentially increase value.

Another option could be to develop a masterplan in conjunction with the local authority to provide a clear idea of the potential redevelopment opportunities that a site can offer. This could take a little longer but could be recouped with higher land values.

Why CgMs?

CgMs has an established reputation for providing independent and commercially based advice to investors, developers and occupiers in the combined fields of planning and development, historic buildings, conservation and a range of environmental issues.

We provide planning advice in all property sectors, including retail, offices and the residential sector. We advise some of the UK's leading developers and investors.

The company has over 40 professional planners, 20 historic building consultants and 15 archaeologists. We work as part of project teams with other property professionals including architects and lawyers.

Who Should I Contact?

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