

## Project Experience

### Former Wharfedale Hospital, Otley - P J Livesey

#### Overview

Retained to provide support and expert viability advice with respect to this significant Listed former hospital site.

P J Livesey had acquired the site from the Homes and Communities Agency (HCA). The conversion of the Listed Buildings required Enabling Development in order to make the scheme financially viable.



#### Scope

Through detailed research and financial modelling, a detailed Viability Study was produced. This evidenced the need for the enabling development and the lack of viability to deliver the policy level of affordable housing.

The scheme comprised a total of 60 units of which 25 are new build.



#### Outcome

Negotiations took place subsequent to submission and this led to a successful planning approval for this scheme.

The scheme has been completed and proved to be very popular with purchasers due to the high quality design and build.

