M&S, Clacton-On-Sea

CLIENT

Britton Developments Ltd

LOCAL AUTHORITY

Tendring District Council

SCHEME DESCRIPTION

2,000m² out of town foodstore

SERVICES

Amending and Renewing Planning Permissions
Discharge of Conditions and s73 Applications
Planning Applications
Planning Statements
Retail Assessments

CASE STUDIES

Retail

Foodstore proposal secured at established out of town retail park

Following the successful 2017 permission which secured a mixed use development at Brook Park West including a foodstore, hotel, family public house, restaurants, retail terrace along with residential and employment development, a s.73 application was submitted to allow the sale of convenience goods from one of the units within the retail terrace to facilitate occupation of a foodstore by M&S, bringing this retailer back into Clacton.

Discussions centred around transport and retail considerations and robust explanatory papers and supplements were submitted in support of the proposal. The application was approved securing circa 2,000m² for the sale of food in place of the previous bulky goods permission on an out of centre site.

This part of the scheme is also complemented by a Costa drive-thru, together which deliver facilities as part of the Brook Park West and Brook Retail Park complexes and serve visitors to the adjacent existing and forthcoming retail, leisure and employment facilities.



