



rollits

...more than a law firm

Planning,  
Development and  
Construction

## Sector specialism

# Planning, Development and Construction

## Sector overview

The construction sector has been through some extremely difficult times with public expenditure cuts curtailing ambitious regeneration programmes and contractors falling victim to the economic downturn. The scrapping of Regional Development Agencies in favour of Local Enterprise Partnerships has had a serious impact on the delivery timescales for some development projects and led to the complete revision of some proposals.

However, there is reason for the region to be cautiously optimistic. Within Hull and East Yorkshire, opportunities to purchase land are plentiful and many developers are hungry to buy to ensure they are ready to fulfil their plans when the market improves. Family-owned housing developers are demonstrating innovation in attracting buyers and are reaping rewards for their approach.

City centre renaissance and commercial developments may have slowed but programmes and projects are still being taken forward, with physical work, land acquisitions and other project development work ongoing. The successful development of budget hotels continues and banks are happily financing the development of the care homes sector.

The region's development land represents good value and, combined with landowners increasingly disposing of their interests, we are seeing strong interest across the region from house builders keen to make land acquisitions.

Rollits is positively responding to the changing needs of the sector. Our role begins with planning and development and continues through to conveyancing and dispute resolution.

## Our sector experience

We have a long history in, and a sound understanding of the development and construction sector. We act on behalf of developers, employers, funders, sub-contractors and consultants and have been involved in major construction projects throughout the whole of the Yorkshire region.

In the city of Hull, we have played a part in all of the major redevelopments, including the most ambitious, iconic regeneration projects. We are also proud to have worked for the city's largest, and highly successful, mixed development since its inception two decades ago.

We are actively involved in local planning development and contribute, in an advisory capacity, to development masterplans and frameworks. The expertise at Rollits has genuinely informed planning policy.

We act for major developers on land acquisitions, but we also have enviable expertise when working with landowners on disposals. We work on behalf of many private sector businesses and also undertake local authority, public sector and voluntary sector work. Our sector experience has led to us acting for clients involved in the construction of budget hotels and care homes.

Our team advises on various contentious issues such as contractual disputes and enforcement action and we are increasingly working with issues relating to non-compliant development.

Throughout the long history of the firm, we have demonstrated the value of our knowledge in this sector, and are not only highly regarded for our expertise in planning, but for our ability to advise on the myriad of issues that arise.



## Why use Rollits?

Our sound commercial knowledge adds value to any transaction and we are continually extending our knowledge of this sector, which is a core component of our business. Our regional knowledge and accessibility to clients is beyond compare.

We are able to advise on many areas of law ensuring that our clients' legal requirements are comprehensively satisfied. Our teams are drawn from different areas of specialist law allowing us to see things through from beginning to end, acting on matters relating to land promotion, planning, finance, dispute resolution and conveyancing, for example. We have a full understanding of property and land transactions and advise on overage clauses, perpetuity restrictions, planning obligations and the many other issues relating to development and construction.

We understand the need to work closely with project managers, architects and quantity surveyors and our clients happily integrate Rollits' legal experts into their organisations to work as part of the team.

## Our services

Land Acquisitions and Disposals

Land Promotion

Planning Applications and Appeals

Banking and Finance

Conveyancing

Dispute Resolution

Disputes and Adjudications

NHBC Scheme Claims

Rollits is a trading name of Rollits LLP. Rollits LLP is a limited liability partnership, registered in England and Wales, registered number OC 348965, registered office Wilberforce Court, High Street, Hull HU1 1YJ.

A list of members' names is available for inspection at our registered office. We use the term 'partner' to denote members of Rollits LLP.

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