

## UK's Priciest Bungalow Set for Demolition After Council U-turn

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After a two-year planning battle, entrepreneur Tom Glanfield has finally been granted permission to demolish a £13.5 million seaside bungalow in Sandbanks, Dorset, paving the way for a modern, environmentally friendly family home.

Glanfield, 46, who founded a renewable energy recruitment firm, purchased the outdated property in March 2023 on Sandbanks Peninsula, an affluent stretch often referred to as the

“Millionaires’ Row.” His vision to replace the ageing structure with a sustainable two-story residence initially met strong resistance from planning officials at Bournemouth, Christchurch and Poole Council (BCPC). They argued that the building, believed to date back to the early Edwardian period, contributed to the character of the Sandbanks Conservation Area.

Planners classified the home as a “non-designated heritage asset,” despite its significant alterations over the years and declining condition. The council’s planning officer, Babatunde Aregbesola, claimed the proposed demolition would “fail to preserve or enhance” the conservation area and that the benefits did not outweigh the heritage loss. However, the property’s crumbling infrastructure, energy rating of F, and safety risks, particularly to Glanfield’s children, became key points in his appeal.

At a council meeting on July 18, Glanfield emphasised that he was not a developer seeking profit but a father committed to building a long-term family home. “I’m not flipping this for money,” he stated. “This is a home I hope to grow old in.” He stressed the property’s modern redesign would feature a living sea wall for public benefit, renewable energy upgrades boosting the energy rating to A, and a desalination facility. The plan also aimed to restore harmony with neighbouring modern homes.

The council ultimately approved the proposal by a vote of seven to one. Councillors cited improved energy efficiency, ecological enhancements, and aesthetic upgrades as justifications for moving forward. Several noted that the existing cottage lacked distinctive heritage value and supported Glanfield’s environmentally responsible design. Residents echoed that sentiment, with 38 letters backing the project, including one from neighbour Ros Smart, who praised the “innovative design” as suitable for the site.

Glanfield now prepares to transform the derelict site into a sustainable family home that respects both the local environment and architectural context, offering a rare example of green development aligned with community interests.