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| To: | Shareholder and Joint Venture Group Meeting |
| Date: | 25 September 2019 |
| Report of: | Housing Group |
| Title of Report: | The Housing Group development site delivery programme |

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| Summary and recommendations | | |
| Purpose of report: | | To provide an update on the status and progress of the Housing Group’s development site delivery programme. |
| Recommendation(s):That the Shareholder and Joint Venture Group resolves to: | | |
| 1. | Note the status of the Housing Group Delivery Programme | |

**Highlights**

* Rose Hill has started on site with a breaking ground ceremony planned.
* Pre-commencement conditions have been cleared at Warren Crescent in order to secure the permission and prevent it expiring.
* Tendering exercise concluded for Elsfield, Cumberlege and Between Towns Road with contractor appointment imminent.

**Current programme**

2. The table below summarises progress with the first phase development sites. In addition, so far 35 of the 95 social rented units in the first phase of Barton Park have been handed over with 12 more due by the end of the month and a further 7 due in October. Phase 3 (Redrow) is currently moving ahead, with potentially 83 social rent homes to be delivered.

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| **Scheme** | **Number of homes-Total** | **Market sale** | **S`106**  **Affordable Housing split :**  **Social Rent SR.**  **Affordable Rent AR.**  **Shared Ownership SO.** | **Comments** | **Estimated Completion** |
| Rose Hill | 43 (all affordable) | 0 | 18 SR  25 SO | Planning permission obtained – build contract signed with Feltham. Start on Site achieved. | Dec 2020 |
| Warren Crescent | 10 (all affordable) | 0 | 4 SR  6 AR | Planning permission obtained – build contract signed with Leighfield. Pre-commencement Planning conditions discharged. Start on site – Sep 19  Footpath diversion to resolve | Dec 2021 |
| Elsfield Hall and Cumberlege Close | 35 (18 affordable) | 17 | 15 SR  3 SO | Planning permission obtained. Contractor appointment imminent for a start on site Dec 19 | June 2021 |
| Between Towns Road | 38 (all affordable subject to Business Plan approval) | 0 | 16 SR  2 AR  20 SO | Planning permission obtained. Contractor appointment imminent for a start on site Dec 19. | June 2021 |
| Harts Close | 2 (both affordable) | 0 | 1 SR  1 SO | Planning permission obtained Price agreed with contractor for start this month | Sep 2020 |
| Lucy Faithfull House | 36 (18 affordable) | 18 | 15 SR  3 AR | Planning application being prepared for submission next month | Aug 2021 |
| Underhill Circus | 36 (18 affordable) | 18 | 16 SR  2 AR | Further design work underway in conjunction with Planning. | March 2022 |
| Edgecombe Drive | 7 (all affordable) | 0 | 3 SR  4 SO | Planning application to be submitted this month. | March 2021 |
| Bracegirdle, Mortimer, Broad Oak | 8 (all affordable) | 0 | 3 SR  5 AR | Planning permission obtained. ODS appointed to deliver schemes. Start on site due by end of October | Oct 2020 |

**Developing a delivery programme of the next batch of council sites potentially for the Housing Group**

1. A detailed review of the potential pipeline of Oxford City Council sites is being undertaken by OCHL in conjunction with Planning as part of the wider review of deliverable sites across the City. These sites are not programmed as yet as their feasibility is still being investigated.

# Financial implications

1. There are no financial implications arising directly from this report. Any financial issues that arise will be addressed on a site by site basis as required.

# Legal issues

1. There are no legal implications arising directly from this report. Any legal issues that arise will be addressed on a site by site basis as required.

# Level of risk

1. There are no risks arising directly from this report. Risks relating to individual sites will be addressed in the company risk register.

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| **Housing Group Board clearance:** | 17/9/19 – all Directors |
| **Finance clearance:** | 17/9/19 – David Watt |
| **Legal clearance:** | 17/9/19 – L Cane |