

**URGENCY ITEM - MINUTE OF DECISION**

Delegation arrangements for dealing with matters of urgency

Paragraph 7.2.1 of the Council's Constitution provides that Chief Officers may take urgent decisions if they are of the opinion that circumstances exist which make it necessary for action to be taken by the Council prior to the time when such action could be approved through normal Council Procedures. They shall, where practicable, first consult with the Leader and Chairman (or in their absence the Vice-Chairman) and the Opposition Spokesperson of the appropriate committee.

**Subject: HOMES & COMMUNITIES AGENCY – GRANT BID SUBMISSION**

**Appropriate Committee:**      **Policy & Finance Committee**

**1.0      Details of Item**

- 1.1      Delivery of new affordable housing is a strategic priority for the Council. Together with enabling the supply of new affordable housing, the Council is delivering new Council homes through its Housing Revenue Account (HRA) 5 year housing development programme in partnership with its housing management company, Newark and Sherwood Homes (NSH).
- 1.2      At its meeting on 30<sup>th</sup> June 2016 the Policy & Finance Committee approved that the Council and Newark & Sherwood Homes work in partnership to deliver the indicative (HRA) development programme of 335 units over five years, with Homes & Communities Committee charged with monitoring the delivery of the programme.
- 1.3      Further to ongoing discussions the Council and NSH have had with the Homes & Communities Agency (HCA) an opportunity has arisen for the Council to submit housing grant bids to the HCA, through their 2015 to 2018 and 2016 to 2021 Affordable Homes Programmes to support the HRA development programme (Phase 1).

**2.0      Homes & Communities Agency Grant Funding**

- 2.1      NSH has collated all the necessary bid information on the HCA's Investment Management System. This has enabled the Council to formerly submit grant bids for 19 sites (56 units) and a further 6 sites (9 units) will be submitted in early January 2018. Across all bids the average grant rate is £42,000 per unit.
- 2.2      These will now be appraised by the HCA and the outcome should be known by early 2018; should the bids be successful then the grant will support the finances within the HRA Business Plan and ongoing viability of the development programme.

2.3 One development site has not been put forward as part of the HCA bid submission because the Council is utilising its 1-4-1 Right to Buy capital receipts to ensure this money is spent within the timelines set by Government. *(1-4-1 receipts cannot be used on a site in conjunction with HCA grant.)*

2.4 In early 2018 work will commence to formulate bids for the phase 2 sites.

### 3.0 Grant Bid Scheme Details

3.1 The total grant applied for is £2,793,635.90, equating to £42,327.82 per unit over 66 units. The total development cost is £8,698,385.00. Individual scheme bids (in clusters) are detailed below:-

<u>Scheme Address</u>	<u>Unit</u> <u>s</u>		<u>HCA Grant</u> <u>Application per</u> <u>unit</u>	
<b><u>Cluster 1</u></b>				
Stephen Road	2		£40,000.00	
Grange Road	5		£37,000.00	
Meldrum Crescent	8		£37,000.00	
Quibell Road	3		£45,000.00	
<b>Totals</b>	<b>18</b>	<b>£2,059,153.0</b> <b>0</b>		<b>£696,000.00</b>

<u>Cluster 2</u>	<u>Unit</u> <u>s</u>		<u>HCA Grant</u> <u>Application per</u> <u>unit</u>	
California Road	1		£47,994.00	
Almond 1	2		£46,241.50	
Almond 2	1		£0.00	
Staveley 1	8		£41,135.00	
Staveley 2	3		£37,000.00	
The Willows	2		£47,381.00	
<b>Totals</b>	<b>17</b>	<b>£2,239,248.0</b> <b>0</b>		<b>£675,319.00</b>

<u>Cluster 3</u>	<u>Units</u>		<u>HCA Grant</u> <u>Application per</u> <u>unit</u>	
Wolift Avenue ID60	3		£40,330.00	
Wolfit Avenue ID63	2		£49,990.00	
Wolfit Avenue ID66	1		£49,990.00	

Wolfit Avenue ID67	2		£49,990.00
Gibson Crescent ID69	2		£49,990.00
<b>Totals</b>	<b>10</b>	<b>£1,420,606.73</b>	<b>£470,920.00</b>

<u>Mixed Sites taken from Collingham and the west area</u>	<u>Units</u>		<u>HCA Grant Application per unit</u>
Adj 1 Allenby Road	2		£37,000.00
Adj 31 Trinity Road	1		£42,118.75
Greenwood Crescent	2		£48,000.00
Adj 67 Greenwood Crescent	1		£37,000.00
Eastfield Close	2		£49,500.00
Vicars Court	2		£39,784.38
Haywood Oaks Lane	3		£41,753.13
Central Avenue	1		£49,500.00
Preston Road	2		£49,500.00
<b>Totals</b>	<b>16</b>	<b>£2,265,724.36</b>	<b>£701,446.90</b>

<u>Cluster 5 Collingham</u>	<u>Units</u>		<u>HCA Grant Application per unit</u>
Windsor Close	3		£49,990.00
Snowdon Road	2		£49,990.00
<b>Totals</b>	<b>5</b>	<b>£713,652.91</b>	<b>£249,950.00</b>

	<u>Units</u>		<u>HCA Grant Average</u>
<b>Total no of units</b>	<b>66</b>	<b>£8,698,385.00</b>	<b>£42,327.82</b>
			<b>£2,793,635.90</b>

**Record of Decision:**

To approve the submission for grant funding to the HCA.

**Members Consulted:**

**Councillor Roger Blaney**  
**Councillor David Staples**

**Reason for Urgency Decision:**

The opportunity to bid to the Homes and Community Agency only came to light in December 2017 and had to be submitted before the next meeting of Policy & Finance Committee on 25 January 2018 to enable it to be considered and comply with the HCA's timelines.

A handwritten signature in black ink, appearing to read 'Roger Blaney', enclosed within a hand-drawn oval shape.

Signed

Date 19 December 2017