

NEW Homes Development Programme : 28th August 2019

Version: 004

	Site	Open Market Sales				HRA Property Mix (Council)					Affordable Property Mix (New Homes)				Shared Equity				Adapted Property				Program Total	Total Sales	Total NEW Homes Affordable	Projected Site Start Date	Projected Site Completion Date	Comments		
		2 bed Apt	2 bed House	3 Bed House	4 Bed House	1 Bed Apt	2 Bed Apt	2 Bed Bung	2 Bed House	3 Bed House	4 Bed House	1 Bed Apt	2 Bed Apt	2 Bed House	3 Bed House	1 Bed Apt	2 Bed Apt	2 Bed House	3 Bed House	1 Bed Apt	2 Bed Apt	1 Bed Bung							2 Bed Bung	
SHARP Batch 3	Maes Gwern, Mold, CH7 1XN	18	19	38	37	2					4		14	4			10	12					2	160	112	22	17/09/2018	03/08/2020	Good progress continues on site. Projected revised handover dates for affordable properties on the scheme now received NEXT STEPS: Continue to monitor progress on site	
	Nant Y Gro, Gronant, Prestatyn, LL19 9UA					4	4		18	11			3	1										41	0	4	25/03/2019	13/04/2020	Delayed start on site due to drainage attenuation / cut and fill issues. Revised costs received from Wates which are being reviewed by FCC NEXT STEPS: Fromal response scheduled from Senior Management at Wates. This will inform decision whether NEW scheme will proceed or not.	
	Llys Dewi, Pen-y-ffordd, CH8 9LA								16	7	2	2												27	0	4	25.07.2018	27/09/2019	Good progress being made on site. NEXT STEPS: Handover of NEW Homes properties scheduled 27/09/2019	
	Dobshill Depot, Chester Road, CH5 3LZ					4	4							8	1									24	0	9	25.03.2019	13/01/2020	Revised handover dates now received from Wates which have been received by NEW Homes to inform marketing and allocation. NEXT STEPS: Continue to monitor progress	
	TOTAL BATCH 3	18	19	38	37	10	8	0	34	22	1	6	2	25	6	0	0			0	0	0	4	252	112	39				
Section 106 Properties	St Mary's Park, Northop Hall												3											3	0	3	04/04/2021	21/12/2018	Properties transferred to NEW Homes 21st December 2018.	
	Elan Homes Chester Lane Higher Kinnerton												3										2	5	0	5	TBC	30/04/2019	All properties now transferred to NEW Homes and Occupied.	
	Edwards Homes, Allied Bakery, Saltney												4											4	0	4	TBC	01/11/2019	Confirmation now received when these properties will be transferred to NEW Homes.	
	Penyffordd, Chester (Redrow)												5	2											7	0	7	TBC	TBC	Awaiting confirmation of start on site date from Redrow.
	Summerhill, Caerwys											2	3											5	0	5	TBC	TBC	Planning permission has been given for this site. However, do developer has come forward to buy and develop the site.	
	Croes Atti, Oakenholt (Anwyl)											12														12	0	12	01/06/2019	01/06/2020
TOTAL BATCH 3	0	0	0	0	0	0	0	0	0	0	14	18	2	0	0	0	0	0	0	0	0	2	5	0	36					
PROGRAM TOTAL	18	19	38	37	10	8	0	34	22	1	6	16	43	8	0	0	0	0	0	0	0	6	252	112	75					

NEW Homes Development Programme: Pipeline Schemes 26 August 2019

Version: 003

Site	Open Market Sales				Affordable Rent Properties (NEW Homes)					Social Rent Properties				Shared Equity			Adapted Property				Program	Total Sales	Total NEW Homes Affordable	Project Start Date	Project Completion Date	Comments			
	2 bed Apt	2 bed House	3 Bed House	4 Bed House	1 Bed Apt	2 Bed Apt	2 Bed Bung	2 Bed House	3 Bed House	4 Bed House	1 Bed Apt	2 Bed Apt	2 Bed House	3 Bed House	1 Bed Apt	2 Bed Apt	2 Bed House	3 Bed House	1 Bed Apt	2 Bed Apt							1 Bed Bung	2 Bed Bung	
Well Street, Buckley					2	2		8	12															24	0	24	TBC	TBC	Clwyd Alyn are in process of negotiating the proposed purchase of the site from Welsh Government. Clwyd Alyn have maintained commitment to develop 24 Affordable Rent units on the site subject to successful purchase of the site. NEXT STEPS: Continue on-going dialogue with Clwyd Alyn
Site A					4	4		8	24															40	0	40	Quarter 4 2019/20	Quarter 4 2020/21	Approach to work with a zoned housing association to deliver a mixed tenure site of approximately 70 units. NEW Homes have submitted property specification / numbers required. NEXT STEPS: Initial Plans to be received for review
Pandy, Oakenholt									16															16	0	16	Quarter 4 2019/20	Quarter 3 2020/21	Scheme has been previously considered by Board in June 2019 and subsequently approved via email following further information. Awaiting further information from agent prior to presenting to NEW Homes Board in September 2019. NEXT STEPS: NEW Homes awaiting HOTs from Agent
Aston Park Road, Aston								4	4															8	0	8	Quarter 4 2019/20	Quarter 3 2020/21	Site is owned by Flintshire County Council and is currently empty. Site previously considered for inclusion in the SHARP but costly to develop with large developer. Proposal is to work with a local SME following a competitive tendering exercise. NEXT STEPS: Develop tender pack and pilot process
TOTAL	0	0	0	0	6	6	0	20	56	0	0	0	0	0	0	0	0	0	0	0	0	0	125	0	88				
Section 106 Properties	Site B							3																3	0	3	TBC	TBC	Opportunity to work with a local developer to take on Affordable Rent units. Offer made to developer to purchase units. Developer has noted acceptance of bid and will advise on whether it has been successful in October 2019. NEXT STEPS: Awaiting decision from Developer
	Site C								3															3	0	3	TBC	Quarter 3 2019/20	Potential opportunity to purchase 3 properties on a developer-led site. Offer has been made. Awaiting decision by FCC on amendment of existing S106 Agreement to allow sale to go ahead: NEXT STEPS: Awaiting decision from FCC Legal on next steps
	TOTAL	0	0	0	0	0	0	0	3	3	0	0	0	0	0	0	0	0	0	0	0	0	0	6	0	6			
SHARP	Llys Alun, Rhydymwyn, CH7 5HL			4	4			10	12															30	8	22	Quarter 1 2020/21	Quarter 4 2020/21	Potential mixed-tenure scheme
	TOTAL	0	0	4	4	0	0	0	10	12	0	0	0	0	0	0	0	0	0	0	0	0	0	30	8	22			
PROGRAM TOTAL	0	0	0	0	6	6	0	23	59	0	0	0	0	0	0	0	0	0	0	0	0	0	169	14	130				