

Maudslay Development Affordable Extra-Care-Brief History

- Outline planning consent granted 2011 and subsequently amended 2013. Under Section 106 agreement, 47 affordable extra care units to be provided on site in a single block. Applicant required to contract with an affordable registered provider. Housing 21 identified as potential provider, and worked closely with applicant during outline planning Outline planning process.
- Following outline consent, Housing 21's interest fell away. Tendering exercise for affordable block then conducted June 2012, but no offers generated..
- Tendering exercise repeated June 2014. Again no offers received.
- Last ditch marketing exercise undertaken June 2015 in form of bidders' day hosted by County Council. Again no offers forthcoming.
- Formal request from applicant in February 2016 to vary S106 to make cash contribution towards off-site affordable provision.
- Further possible providers proposed by County Council, but, following review, adjudged not credible and not registered providers as required by S106. Consultants' recommendation to SDC to accept commuted sum for off-site affordable provision.
- Commuted sum assessed in accordance with advice received by SDC from two external consultancies. Amount agreed at £5.085 million.