



## **POLICY: DEVELOPMENT**

### **Sections**

1. Purpose and aim of the Policy
2. Policy statement
3. Equality impact assessment/Protected characteristics
4. Consultation arrangements
5. Other related policies:  
    Standing Orders and Financial Regulations

Copies of this Policy may be made available in alternative formats on request.

Former BHSE Policy No:	BM 1.3A
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Published on website:	Yes





## **POLICY: DEVELOPMENT**

All reference to 'we', 'our' or 'us' in this Policy should be read as meaning Sandbourne Housing Association.

### **1. Purpose and aim of the Policy**

- 1.1 It is our policy to set out the parameters within which it will consider development opportunities.

### **2. Policy statement**

- 2.1 Where appropriate, we will consider opportunities for the acquiring of land or properties in pursuance of its aims and objectives. Each opportunity will be assessed for viability through a comprehensive risk assessment which will, as a minimum, include:
  - 2.1.1 Its financial impact on our gearing and other financial ratios.
  - 2.1.2 A demonstrable need and demand for the project.
  - 2.1.3 The availability of sufficient finance.
  - 2.1.4 The long-term asset management viability of the resultant land or properties.
  - 2.1.5 Our ability to resource the project in terms of staff resources and capacity.
- 2.2 The acquisition of any land or property that meets these criteria will be subject to prior approval by the Board and in accordance with its Standing Orders and Financial Regulations.

### **3. Equality impact assessment/Protected characteristics (as at 8 January 2019 or later amendments/additions)**

- 3.1 Neutral.

### **4. Consultation arrangements**

- 4.1 Board members only are required to be consulted on this Policy.

### **5. Other related policies**

- 5.1 Reference should be made to the following:
  - 5.1.1 Standing Orders and Financial Regulations