



POLICY: DEVELOPMENT

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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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Review/minor amends:	27 November 2019 November 2022
Next review date:	November 2022 -2025
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 30 November 2022 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