

Homes for Wells Report to Warham Parish Council – 19 November 2020

Good afternoon Keith,

ahead of your next Warham Parish Council meeting, I've chased Flagship again and had a further update: they are now waiting for their Finance department to give "Technical Approval", and then the whole report will be submitted to their Board for a formal, positive decision. I quote from today's email -

..... "I'm afraid it must seem very protracted to you, the Parish, and the landowner, and I must apologise for that. We are continuing to progress though.

"In my previous update (attached) I mentioned that I had sent the financial appraisal to my Finance colleagues who will produce a 'Technical Approval' which is a supporting document for the Board report that I will produce. They have come back to me with a couple of queries and I have responded to them today. Hopefully this will satisfy them and I will be able to progress with the Board report. The next step, once I have the 'Technical Approval' will be able to circulate the Board report. This only takes a week or so to be decided, and hopefully this will be a positive decision.

"Thank you for your patience, and please assure all parties concerned that we are moving forward."

I would highlight the comment that, as soon as the Board paper is circulated, it only takes a week or so for a decision. That makes me suppose that we might have a definite result by this time next month. I hope so, because we've all been holding our breath for longer than does us any good!

I hope this helps and will be happy to respond to any questions.

Kind regards,

David Fennell

Chair

Homes for Wells

(PS please see below the previous notes I received.....)

John has asked me to give you a quick update on the scheme in Warham.

- *We have received an estimate of the anticipated works costs from our Quantity Surveyor, for both MMC and traditional build;*
- *Whilst the MMC cost is the more expensive of the two this is the cost that I'm going to use for the Board paper I'm drafting;*
- *I have sent the financial appraisal, based on the MMC cost, to my Finance colleagues who will produce a 'Technical Approval' which is a supporting document for my report;*
- *Once I have the 'Technical Approval' I will be able to circulate the Board report. This usually only takes a week or so to be decided, and hopefully this will be a positive decision;*
- *Once we have Board approval we can instruct solicitors to proceed with the purchase.*

I'll be in touch again soon to give you updates on the progress of this scheme through our approval process.