



**Application Form to apply for LBTH GRANT for Affordable Housing
by Registered Providers**

Q1	RP Details Name of Provider Contact Person Telephone Number Email Address	Name
----	--	-------------

Q2	Scheme Details Street Address & Post Code Site Plan (please attach)	
----	--	--

Q3	Is this scheme a) new build project promoted by the RP b) an “off the shelf” i.e. completed by the RP or others c) a S106 d) purchasing ex-Right to Buy/Street Property	
----	--	--

Notes: *If a) promoted by the RP please indicate whether an affordable rent or mixed funded scheme and complete the table in Question 4 below against each units; if b) whether off the shelf or completed whether by RP or others sale; if b) or c) provide name of the developer: d) must not be an affordable dwelling unit*

Q4 Overall Scheme Details Number of units by size and tenure <i>A=Affordable Rent</i> <i>SM=Sub market rent</i> <i>MR=Market rent</i> <i>SO=Shared Ownership</i> <i>S=Open market sale</i> <i>WC=Wheelchair</i>	Table 1	1B 2ps A,SM,MR,SO,S or WC	2B 3p etc.	2B 4p etc.	3B 5p etc.	3B 6p etc.	4B 7p etc.	4B 8p etc.	
	G Floor	e.g. 2 AR	4 S	3 SO 1 S	2 SO	0	0	0	
	F Floor								
	S Floor								
	T Floor								
	Totals				3 SO 1 S				

The above Q covers the entire scheme. Please add total for each unit size and tenure per floor and if any of these units are houses insert a new column for these and for different person sizes, and a line for each floor. See example

Q5 Number of units for which funding sought <i>(for S106s and street purchases go to Q6)</i>	Table 2	1B 2ps	2B 3ps	2B 4ps	3B 5ps	3B 6ps	4B 7ps	4B 8ps	
	G/F	e.g. 2							
	Floor Area	55m ²							
	F/F								
	Floor Area								
	Totals	2							

This Q relates only to the units subject to the funding bid. Please complete as above showing the number of similar size for each floor, and separately identify houses from flats. Add columns and lines as appropriate

Q6	S106/or street property purchases units If applicable, and different from Q5 above	Table 3	1B 2ps	2B 3ps	2B 4ps	3B 5ps	3B 6ps	4B 7ps	4B 8ps		
		Number									
		G/Floor Area									
		Number									
		F/Floor Area									
		Totals									

Complete as in Q5 above

Q7	How many fully wheelchair units are there?	
----	---	--

Show by number in each Bedroom size, in m2 and whether there is car parking. Are all of these units subject to the funding bid?

Q8	Planning Status	
	(a) Does the scheme have planning consent?	Yes/No (if yes provide Planning Decision reference)
	(b) Is the scheme currently in planning?	Yes/No (if yes provide Planning Application reference.)
	(c) If no to above, has there been any pre-application	Yes/No

	<p>discussion with the Planning Department?</p> <p>(d) If neither a, b or c when will a planning application be submitted</p> <p>Is the scheme referable to the GLA</p>	
--	--	--

a) If the scheme has planning please provide an electronic copy of the consent and conditions; if c) please provide details of when these discussion took place and the name of the Planner consulted; if d) The RP should indicate what stage the scheme is at e.g. has the design team and cost consultants been appointed and give a realistic timetable when the application will be submitted; e) only for schemes of more than 150 units or high storey heights

Q9	Scheme status with RP		
	Initial approval to proceed to planning?	Yes/No	Date
	Board approval to seek planning or go to tender?	Yes/No	Date
	Has the scheme been tendered?	Yes/No	Date

Has the RP Executive Team; Development or RP Board approved the commitment of this scheme and to what stages e.g. 1) outline to proceed to planning 2) to go to tender 3) to let a contract subject to funding, 4) to let a building contract with funding in place

Q10	Does the RP own the land, or have an option or contract in place to purchase?	Please describe current status
-----	--	--------------------------------

Please specify ownership details and give full details of the RPs interests

Q11	What further Approvals are required before this scheme is committed?	
-----	---	--

From both the Executive Team or RP Board

Q12	Has Grant funding been sought or approved (by the GLA)	
-----	---	--

If funding has been sought or approved please provide full details and how you propose to reconcile this with the existing funder if using LBTH funding to substitute?

Q13	Are you intending to put in additional subsidy e.g. from RCGF or from own resources?	
-----	---	--

If yes, state the source of subsidy as a total and the amount per unit

Q14	Has private loan finance been obtained?	Yes/No
-----	--	---------------

If yes please confirm the amount and name of lender. If the answer is no state when is it anticipate finance approval will be obtained

Q15	Rent details/service charges		1B 2ps	2B 3ps	2B 4ps	3B 5ps	3B 6ps	4B 7ps	4B 8ps	
		Weekly rent								

State the weekly rent to be charged (including service charges). If the rent is different within each unit category, by floor, or e.g. for a house or a wheelchair unit please show by adding a separate line or column

Q16	Bid Details a) Acquisition cost* b) Works costs c) On-costs d) Total scheme cost e) Overall scheme cost per unit f) Grant amount sought per unit from the LBTH g) Total grant sought from LBTH	Overall Scheme	LBTH Funded Element	% of the total
		£	£	
		£		
		£		
		£		
		£		
		£		

*NB If the land element is being funded the value of this will need to be certified by a Valuer

Q17	Timescale	
	a) Project start on site b) Practical completion	

Date of start on site & date of practical completion

Q18	Grant Drawdown by quarter sought by the RP	QTR 1 April/June 2018	QTR 2 July/Sept 2018	QTR3 Oct/Dec 2018	QTR4 Jan/Mar 2018/19	QTR1 April/June 2019	QTR2 July/Sept 2019
		£	£	£	£	£	£
		QTR3 Oct/Dec 2019	QTR 4 Jan /Mar 2019/20	QTR1 April/June 2020	QTR2 July/Sept 2020	QTR3 Oct/Dec 2020	Total Eligible Grant
		£	£	£	£	£	£

Grant drawdown will be based upon 30% of eligible expenditure (as defined in the Grant Agreement). The amount and these dates will be incorporated into the Grant Agreement and should be the dates when money has been spent by the RP. The claims will need to be supported by a valuation certificate and certified by the Registered Provider's Finance Director

Q19 (a)	Development Appraisal Does the scheme fall within the RP's approval criteria for appraisal	
(b)	When does the scheme break even?	

In answering (a) please illustrate what the approval criteria is, and for example what level of NPV is required. If the answer to (a) is no, state why it does not; (b) should state what year the scheme breaks even

Q20	Does the scheme fully meet a) the London Plan Design Standards b) the RP's Design, Maintenance and Employer's Requirements	
-----	---	--

If the scheme does not fully accord with the above standards explain where it falls short. In the absence of a Design Brief does it meet the standards set out in the LBTH's own Design Guide for New Build Local Authority Housing?

Q21	How does the scheme fit with the wider strategic objectives of LBTH?	
-----	---	--

Please provide evidence of how the scheme meets the Council's wider strategic, housing, planning or regeneration objectives

<p>Certification</p>	<p><i>We certify that the above information is correct to the best of the bidder's knowledge and confirm that the information submitted or requested to the London Borough of Tower Hamlets will be provided on an "open book" basis and will form part of the Grant Agreement with the Council</i></p> <p><i>Signed Chief Executive or Director of Development</i></p> <p>.....<i>Date</i>.....</p> <p><i>Director of Finance</i></p> <p>.....<i>Date</i>.....</p>
-----------------------------	--

The LBTH may require further information in order to clarify scheme details. The RP is asked to provide this as requested in order to properly evaluate the scheme

LBTH March 2018