

Appendix for Response 10.7

4 page email.

Hughes, Krysten (CCRA - Housing and Regeneration - Housing Funding)

From: Krysten.Hughes4@gov.wales on behalf of socialhousinggrantprogramme@gov.wales
Sent: 28 February 2020 08:59
To: Jo Yellen
Cc: Coggins, Sian (CCRA - Housing and Regeneration - Housing Funding)
Subject: RE: 2018/001 - Malvern Drive, Llanishen, Cardiff (Acquisition and Construction Claim.)

Hi Jo

Thanks for your Grant claims for Malvern drive. I can confirm that we've recently made payments of:

£2,637,500 T1 and £476,500 T2 pp – these are SHG payments and should have reached your bank account around the 25th February.

We've also processed the RCG payment of £1,569,000 as T2 pp – this is money you already have as RCG so we don't actually make a payment for this.

Hope this helps.

Kind regards

Krysten Hughes

Tim Cyllid Tai/Housing Funding Team
Yr Is-adran Cartrefi a Lleoedd/Homes and Places Division
Grŵp Addysg a Gwasanaethau Cyhoeddus/Education and Public Services Group
Llywodraeth Cymru/Welsh Government
Rhydycar, Merthyr Tydfil, CF48 1UZ

Ffôn/Tel: 03000 256001

E-bost/Email: Krysten.Hughes4@gov.wales

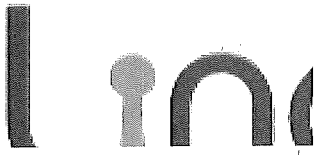
From: Jo Yellen <jo.yellen@linc-cymru.co.uk>
Sent: 27 February 2020 15:13
To: SHG Scheme Delivery / Cyflawni Cynllun GTC <SHGSchemeDelivery@gov.wales>
Cc: Coggins, Sian (EPS - Homes & Places) <Sian.Coggins@gov.wales>
Subject: RE: 2018/001 - Malvern Drive, Llanishen, Cardiff (Acquisition and Construction Claim.)

Good afternoon,

With the deadline approaching for grant claims for planned schemes (2019/20), I would be grateful if you could confirm whether you have all of the information that you require in relation to our application for SHG for Malvern Drive - submitted on 14th February.

Thanks

Jo Yellen
Project Manager



Linc Cymru Housing Association
387 Newport Road . Cardiff . CF24 1GG

T: 02920 474750/ 07501 720443
E: jo.yellen@linc-cymru.co.uk
W: www.linc-cymru.co.uk

From: Jo Yellen
Sent: 14 February 2020 15:09
To: SHGSchemeDelivery@gov.wales
Subject: FW: 2018/001 - Malvern Drive, Llanishen, Cardiff (Acquisition and Construction Claim.)

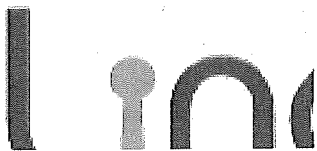
Hi all,

Please see attached the following documents to support our grant claim for Malvern Drive:

- JCT Design and Build Articles of Agreement
- Copy of the Planning Decision Notice
- 0342-RIO-A-00-DR-A-01020-20 - Block A - GA Ground Floor Plan
- 0342-RIO-B-00-DR-A-01024-17 - Block B - GA Ground Floor Plan

Thanks

Jo Yellen
Project Manager



Linc Cymru Housing Association
387 Newport Road . Cardiff . CF24 1GG

T: 02920 474750/ 07501 720443
E: jo.yellen@linc-cymru.co.uk
W: www.linc-cymru.co.uk

From: Sian.Coggins@gov.wales <Sian.Coggins@gov.wales> **On Behalf Of** SHGSchemeDelivery@gov.wales
Sent: 14 February 2020 14:44
To: Jo Yellen <jo.yellen@linc-cymru.co.uk>; SHGSchemeDelivery@gov.wales
Subject: RE: 2018/001 - Malvern Drive, Llanishen, Cardiff (Acquisition and Construction Claim.)

Hi Jo thank you for your grant claim. Unfortunately we are unable to access your link because of Welsh Government security protocols. You will need to submit the documents via email I'm afraid.

Thank you
Sian

From: Jo Yellen <jo.yellen@linc-cymru.co.uk>
Sent: 14 February 2020 13:25

To: SHG Scheme Delivery / Cyflawni Cynllun GTC <SHGSchemeDelivery@gov.wales>

Subject: 2018/001 - Malvern Drive, Llanishen, Cardiff (Acquisition and Construction Claim.)

Good afternoon,

Please find attached our acquisition and construction grant claim for Malvern Drive, Cardiff.

I include the following supporting documents:

1. Grant 3 Application for Social Housing Grant (attached)
2. Completed Grant Checklist

Due to the file size, the remaining supporting documents listed below can be accessed via the following link:

<https://we.tl/t-I3rCOc4h5l>

3. Solicitor's Certificate of Title
4. Updated Valuation Report dated 12th February 2020
5. Architect Certificate No. 1
6. JCT Design and Build Articles of Agreement
7. Copy of the Planning Decision Notice
8. 0342-RIO-A-00-DR-A-01020-20 – Block A – GA Ground Floor Plan
9. 0342-RIO-B-00-DR-A-01024-17 – Block B – GA Ground Floor Plan

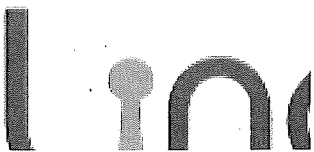
There follows a summary of the background and current status:-

- Linc received WG Stage 1, 2 and 3 approval on 29th June 2018.
- The WG approval is based on a land value of £2,500,000. An updated valuation has since been commissioned and the District Valuer has placed a market value of £2,600,000 on the land. This claim has been prepared in line with the WG Scheme 2 approval for stages 1, 2 and 3 and Cardiff Council's Programme Delivery Plan.
- Linc's planning application for the development was registered as valid on 21st December 2017 and the project is therefore not formally subject to SAB requirements which were introduced on 7th January 2019.
- GA floor plans are included in the supported information to show the three passenger lifts

If you have any queries, please don't hesitate to contact me.

Kind Regards

Jo Yellen
Project Manager



Linc Cymru Housing Association
387 Newport Road . Cardiff . CF24 1GG

T: 02920 474750/ 07501 720443

E: jo.yellen@linc-cymru.co.uk

W: www.linc-cymru.co.uk

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3 page email

From: Chris Monk <chris.monk@linc-cymru.co.uk>
Sent: Friday, September 3, 2021 2:38 PM
To: Social Housing Grant Programme <socialhousinggrantprogramme@gov.wales>
Subject: FW: Data Collection - Materials Cost Increases - return by Friday.3rd September 2021 please.

Hi all,

Please find attached the spreadsheet completed.

We have another scheme which has not yet received approval (a submission is due soon) where the contractor has submitted information for consideration. I've populated a separate spreadsheet for this (given it doesn't meet the criteria of the data gathering exercise). Also attached is a copy of quotes for the timber frame for the project six months apart.

It has also been highlighted that in addition to the material cost increases, the availability of materials is an issue too. With the shortage of materials and delayed deliveries, projects are taking longer to complete and are having a monetary effect (preliminaries, liquidated and ascertained damages).

Please let me know if you have any questions.

Many thanks,

Chris

Chris Monk
Commercial Surveyor

Linc

Linc Cymru Housing Association . 387 Newport Road . Cardiff . CF24 1GG
Cymdeithas Tai Linc Cymru . 387 Heol Casnewydd . Caerdydd . CF24 1GG

07772 524058
linc-cymru.co.uk



From: Helga.Warren@gov.wales <Helga.Warren@gov.wales>

Sent: Wednesday, August 18, 2021 4:14 pm

To: Helga.Warren@gov.wales

Subject: Data Collection - Materials Cost Increases - return by Friday 3rd September 2021 please.

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

This e-mail is being sent to all Chief Executives of RSLs and Development Directors and CHC

All

Further to the meeting held today between Community Housing Cymru, Chief Executives & Development Directors of RSLs and Welsh Government, I enclose for your attention a spreadsheet for completion and return to the SHG mailbox – socialhousinggrantprogramme@gov.wales by **Friday 3rd September 2021**.

The intention of the spreadsheet is to gain a full understanding of the materials cost increases that are being reported by contractors. The spreadsheet applies to all schemes that have received a construction stage approval and are either on site or about to go on site, or sign the contract. The information requested is straightforward and guidance is provided within the spreadsheet.

Please return the spreadsheet by the due date so that we can confirm the way forward as quickly as possible. If you have any queries, please contact the mailbox in the first instance.

Regards and many thanks for your cooperation.

Helga

Helga Warren

Yr Is-adran Cartrefi a Lleoedd / Homes & Places Division

Llywodraeth Cymru / Welsh Government

Ffôn / Tel: 07588 259864

E-bost / Email: helga.warren@gov.wales/helga.warren@gov.wales

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