

**Committee and Date**

Housing Supervisory Board

20th March 2025

HOUSING SUPERVISORY BOARD**Minutes of the meeting held on 28 November 2024**

In the Shrewsbury/Oswestry Room, Shirehall, Abbey Foregate, Shrewsbury, Shropshire, SY2 6ND

2.00 - 2.55 pm

Responsible Officer: Shelley Davies

Email: shelley.davies@shropshire.gov.uk Tel: 01743 257718

Present

Councillor Vince Hunt (Chairman)

Councillors Garry Burchett (Vice Chairman), Jeff Anderson, Julian Dean,

Rosemary Dartnall, Roger Evans, Ruth Houghton, Simon Jones and Dan Thomas

27 Apologies

None received.

28 Disclosable Interests

None were declared.

29 Minutes**RESOLVED:**

That the minutes of the meeting held on 19th September 2024 be approved as a true record.

30 Public Question Time

There were no public questions.

31 Member Question Time

There were no member questions.

32 Cornovii Developments Limited - Update Report

Members received the report of the Assistant Director Homes and Communities which gave an update from Cornovii Developments Limited (CDL) on the company's progress against the approved 10-year Business Plan.

The Assistant Director Homes and Communities introduced the report and referred to Appendix A which provided detail of the company's activity to the end of September

2024. It was explained that the forecast number of units to be delivered remained at 913 but with an increase in affordable homes from 18% to 20%.

The Managing Director of CDL gave an update noting that the sites at Ellesmere Wharf, Ifton Green, and Oaklands had been completed and all properties had either been reserved, sold, or identified for affordable housing or private rented use.

In response to questions the Managing Director of CDL confirmed that:

- The majority of affordable homes completed by CDL were to be retained by the Housing Revenue Account (HRA), managed by STAR Housing on behalf of the local authority.
- A breakdown would be provided in relation to the type of properties/number of bedrooms.
- There had been a small increase in cost inflation and house prices had stabilised, but noted that market confidence remained low which was affecting the rate of sales.
- There had been interest in shared ownership, where properties were typically sold to a registered provider with the buyer then purchasing a percentage of the home and the remaining balance rented at a lower rate than a mortgage.
- At present CDL did not offer shared ownership properties. It was added that this could be investigated but would require an agreement with the local authority and Homes England.

RESOLVED: That the report be noted.

33 Exclusion of the Press and Public

RESOLVED:

That in accordance with the provisions of Schedule 12A of the Local Government Act 1972, and paragraph 10.4(3) of the Council's Access to Information Procedure Rules, the press and public be excluded during consideration of the following items.

34 Exempt Minutes

RESOLVED:

That the exempt minutes of the meeting held on 19th September 2024 be approved as a true record.

35 Cornovii Developments Limited - Exempt Items Update Report

Members received an exempt report from the Assistant Director Homes and Communities.

RESOLVED:

That the report be noted.

36 Date of Next Meeting

It was noted that the next meeting of the Housing Supervisory Board would be held at 2.00 p.m. on Thursday 20th March 2025.

Signed (Chairman)

Date: