

Councillor Chris Read – Leader of the Council

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26th January 2024

Councillor Greg Reynolds
Elected Member

Via email: greg.reynolds@rotherham.gov.uk

Dear Cllr Reynolds

Question at Council – 17th January 2024

Thank you for raising a question at the Council meeting on 17th January regarding the Whinney Hill development and the associated finances.

The development in question spans two sites on either side of Oldgate Lane - referred to as Chesterhill Avenue and Whinney Hill respectively. Both sites were adopted for residential development in the Local Plan.

The scheme was enabled by the Council through sale of the land to the open market, with the Council receiving a capital receipt from the sale of c. £744k.

The development was built by contractor Engie, who were appointed by a partnership of local housing associations (Great Places and Sanctuary), and an organisation specialising in offering a quality private rental offer (Wise Living).

The Council's Strategic Housing and Development service have worked closely with the development partners on this project to ensure the scheme met local housing needs.

The scheme has delivered 237 homes in total, with c. 66% of the homes being classed as affordable through a combination of affordable rent and shared ownership (this far exceeds the Local Plan requirement of 25% affordable homes). The Council is given nomination rights to many of the affordable homes on the site, which means families on the Council Housing Register can bid for the homes. Great Places and Sanctuary, the landlords, are responsible for tenancy management and estate upkeep.

Homes England is the Government's housing and regeneration agency. It works closely with local authorities and housing association to increase the supply of affordable homes – through a range of funds and initiatives. To achieve the number of affordable homes on this site, both Great Places and Sanctuary have received grant funding from Homes England.

I hope that my response is helpful.

Yours sincerely



Councillor Chris Read
Leader of Rotherham Council