ROTHERHAM METROPOLITAN BOROUGH COUNCIL

RECORD OF OFFICER EXECUTIVE DECISION

Date of Decision:	27th October, 2026
Title:	Purchase of fifteen new homes at the former Miners Welfare, Maltby under the Small Sites Homebuilder Initiative.
Decision Maker: (Including Job Title)	Sarah Clyde Service Director of Housing
Details of Specific Delegation or Delegation contained in the relevant Sub-Scheme of Delegation.	Enaction of resolution 2 of the Council Homes Housing Delivery Programme – July 2026 Update approved at Cabinet July 2026. 2. Approves the programme changes outlined in this report to facilitate the delivery of 1,000 new Council homes by Summer 2027, within the financial resources allocated to the programme from the Housing Revenue Account (HRA). Cabinet Meeting Minutes Monday 06-Jul-2026 – Minute 28 refers. and further to approval of the Full Business Case – Former Miners Welfare, Maltby (SME Initiative) approved 4th August 2026 in consultation with the Cabinet Member for Housing.
Decision:	Approval to enter into contract with Massive Investments Ltd and Massive Regeneration Ltd to purchase fifteen new homes at former Miners Welfare, Maltby. Identified as Appendix 2 – 6th July 2026 Cabinet report. The Council will purchase: • Fifteen no. three-bedroom house The homes are scheduled to be handed over by June 2027 and will be brought into the Council's existing housing stock and made available to applicants from the Housing Register.
Reasons for the Decision:	The decision has been taken in-line with the Cabinet approval, to ensure that the Council can continue to deliver new council homes to meet residents' needs.

	The financial detail of the acquisitions is set out within the capital business case. It is not included within the decision record on the basis that it is commercially sensitive. This is in-line with the over-arching Cabinet report exemption.
Details of alternative options considered and rejected:	Previous Housing Delivery Programme reports have considered the alternative option not to pursue new acquisition opportunities and this was not recommended because the Council needs to ensure a continuous pipeline to deliver the Council homes needed.
Conflicts of interest declared by any Cabinet Member consulted by the decision maker which relates to the decision:	None declared
Dispensations Granted: (If any)	None declared
Conflicts of interest declared by the Decision Maker if they sit as a Cabinet appointed representative to an outside body which relates to the decision:	None declared
Dispensations Granted: (If any)	N/A
Reports or parts of reports considered	Report of the Strategic Director of Adult Care, Housing and Public Health – Council Homes Housing Delivery Programme – July 2026 Update. Full Business Case (FBC) – Former Miners Welfare, Maltby (SME Initiative), authorised by Sarah Clyde, Service Director of Housing

I certify that this is a true record of the executive decision to:

Enter into contract with Massive Investments Ltd and Massive Regeneration Ltd to purchase fifteen new homes at former Miners Welfare, Maltby.

I confirm that in making this decision, due regard was given to the seven principles of public life.

Signed by the Decision Maker:



Dated: 27/10/2026

Name: Sarah Clyde
Job Title: Service Director of Housing

If you require any assistance in the completion of the decision record, please contact the Governance Team governance@rotherham.gov.uk