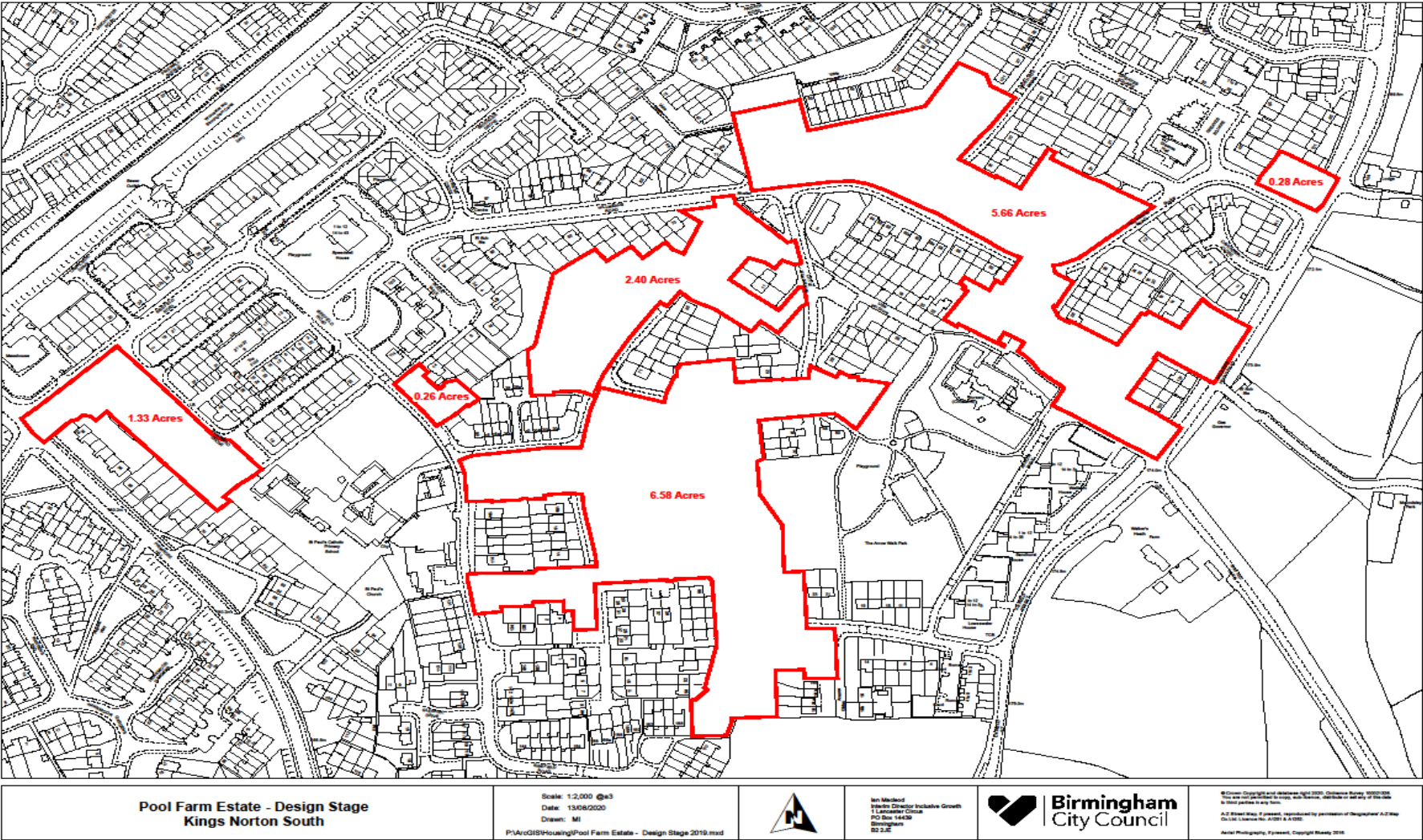
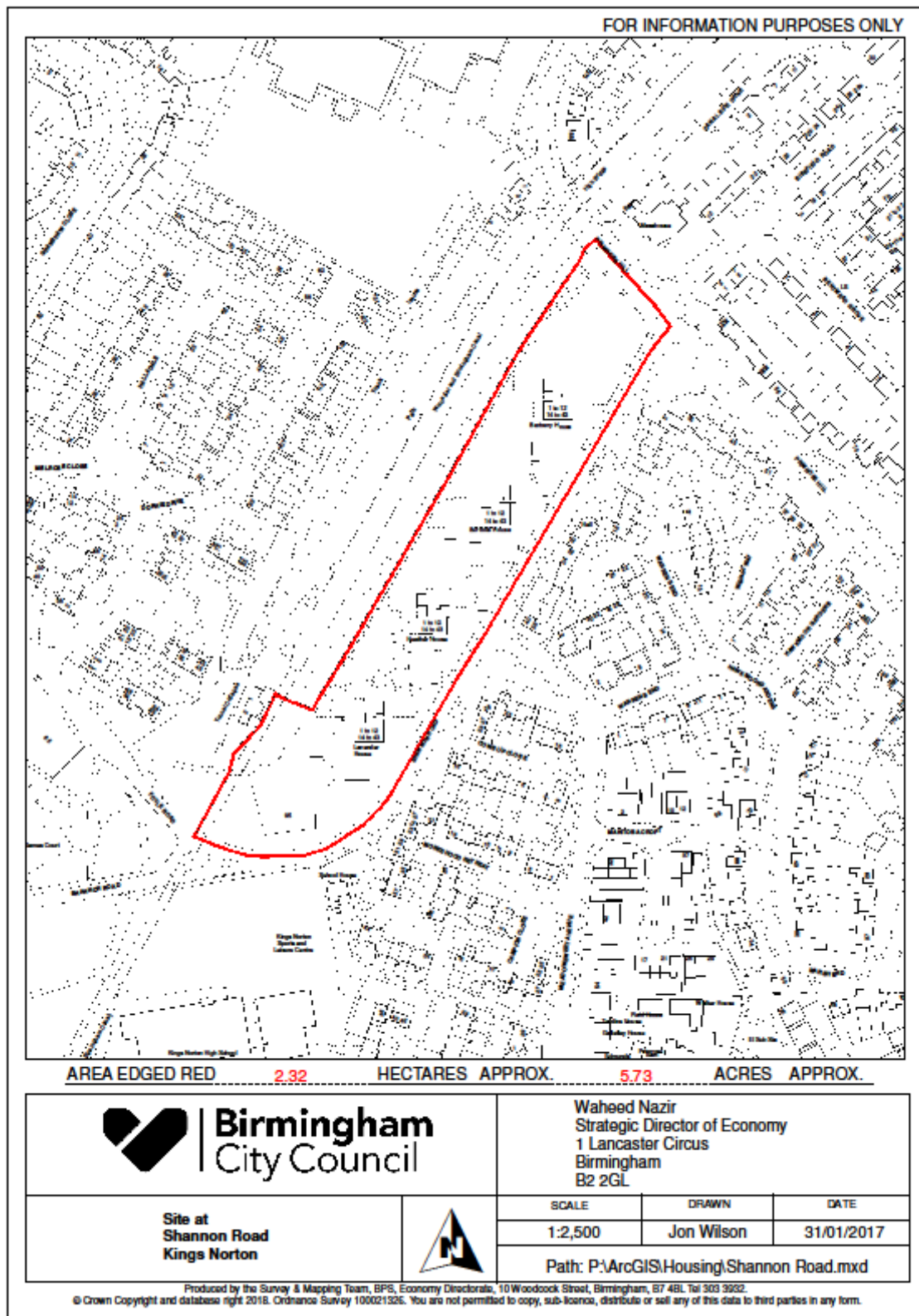


Appendix B – site plan – Pool Farm Estate



Appendix B – site plan – Shannon Road site



Appendix C, Risk Register

Risk No	Risk description	Risk mitigation	Residual / current risk			Additional steps to be taken
			Likelihood	Impact	Prioritisation	
1.	Difficulty in attracting bidders for the development opportunity.	The DPP3 is a specialist route to market for housing projects with suitable suppliers for this project. DPP3 has been previously used and has proved to be successful	Medium	High	Tolerable	Market engagement has been undertaken with the framework suppliers to inform them of the opportunity and encourage their participation.
2.	Tender pricing comes in above the pre-tender estimate	The Employers Agent to provide a timely pre-tender estimate that reflects current market conditions prior to issuing tender documentation.	Medium	High	Tolerable	If tenders are over the pre-tender estimate, the specification will be reviewed to identify possible savings. If further funding is required this will be at the expense of other projects. If the funding is not available and no saving can be identified, the project will be reviewed and subject to further FBC approval.

Measures of likelihood/ Impact:

Risk No	Risk description	Risk mitigation	Residual / current risk			Additional steps to be taken
			Likelihood	Impact	Prioritisation	
3.	Costs increase during construction period.	Ensure robust contract management process are in place. Review and challenge all proposed cost increases.	Medium	Significant	Tolerable	Costs continually reviewed in conjunction with project team.
4.	Planning/Highways Approval Delayed	Development and Planning Teams work more closely together on scheme design and objectives	High	High	Tolerable	Review on a monthly basis and escalate earlier if necessary
5.	Covid 19 / Brexit	Continual monitoring of the latest situation. Review contract terms and conditions to ensure relevance. Seek to transfer risk of cost increases to third parties. i.e. contractor	High	High	Unavoidable	Regularly review the situation
6.	Sales income	Ensure that pre-tender estimate is robust and consistent with current market values	Medium	High	Tolerable	Identify value engineering opportunities post tender if necessary, to stay within the financial envelope of the scheme
Description		Likelihood Description	Impact Description			
High		Almost certain, is expected to occur in most circumstances. Greater than 80% chance.	Critical impact on the achievement of objectives and overall performance. Critical opportunity to innovate/improve performance missed/wasted. Huge impact on costs and/or reputation. Very difficult to recover from and possibly requiring a long term recovery period.			

Significant	Likely, will probably occur in most circumstances. 50% - 80% chance.	Major impact on costs and objectives. Substantial opportunity to innovate/improve performance missed/wasted. Serious impact on output and/or quality and reputation. Medium to long term effect and expensive to recover from.
Medium	Possible, might occur at some time. 20% - 50% chance.	Waste of time and resources. Good opportunity to innovate/improve performance missed/wasted. Moderate impact on operational efficiency, output and quality. Medium term effect which may be expensive to recover from.
Low	Unlikely, but could occur at some time. Less than 20% chance.	Minor loss, delay, inconvenience or interruption. Opportunity to innovate/make minor improvements to performance missed/wasted. Short to medium term effect.

Appendix D – Consultation Responses

Site	Ward	Stakeholder	Response
Pool Farm	Kings Norton South	Cllr Peter Griffiths	<p>On-line meeting on 09 September 2020</p> <p>Councillor Griffiths confirmed that he fully supports the redevelopment plans for the Pool Farm Estate and Shannon Road site. He is satisfied that local residents have been consulted with regard to these plans and that no major objections were raised through that process. Councillor Griffiths was also supportive of the social value outcomes outlined in this report.</p> <p>Received via e-mail 14 Jan 2021.</p> <p>I confirm that I have seen and support the Pool Farm Cabinet report, representing as it does a major step forward in the redevelopment of the area originally mapped out in the New Homes Deal 1999/2000. I particularly welcome the focus on benefitting the local community through employment, training and purchasing and the welcome inclusion of more 4 bedded social housing.</p>