



Homes England

18th March 2019

Jenny Clifford
Mid Devon District Council
Phoenix House, Phoenix Lane, Tiverton, EX16 6PP

Re: HIF MVF 434 Tiverton Eastern Urban Extension, Mid Devon

Dear Jenny,

SUBJECT TO GRANT DETERMINATION AGREEMENT

Further to the announcement in February 2018 by the Secretary of State for the Ministry of Housing, Communities and Local Government regarding your successful application for funding under the Housing Infrastructure Fund, Marginal Viability Fund Programme, I write to advise that following the subsequent funding clarification process, Homes England is pleased to inform you that the above scheme has received internal approvals to proceed with the formal award of a grant of £8,200,000.

This is subject to the conditions below and grant determination agreement. The grant award is to fund the delivery of Phase 2 of a new grade-separated junction to the A361, supporting of the delivery of new homes.

This offer of funding is subject to legal exchange of the grant determination agreement by 31st May 2019 after which point the Homes England reserves the right to retract the offer of funding.

The grant (in £) and outputs approved by Homes England is as set out below.

Funding	Total
HIF MVF	£8,200,000
Total	£8,200,000

Outputs	
Market Sale	850
Affordable Rent	150
Affordable LCHO	0
Total	1000

Please note any variances to the above spend or outputs must be approved in writing by the Homes England. HIF MVF funding is available until 31st March 2022. All MVF funding is required to be spent by this date.

[REDACTED]

The approval is subject to the following conditions being met prior to entering into the grant determination agreement.

[REDACTED]	[REDACTED]
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Homes and Communities Agency, (trading as Homes England) Floors 5-7, Windsor House, 50 Victoria Street, Westminster, London SW1H 0TL

■	[REDACTED]	[REDACTED]
■	[REDACTED]	[REDACTED]
■	[REDACTED]	[REDACTED]
■	[REDACTED]	[REDACTED]
■	[REDACTED]	[REDACTED]

The drawdown of funds is subject to a signed grant determination agreement and the following conditions precedent being met:

[REDACTED]	[REDACTED]	[REDACTED]
■	[REDACTED]	[REDACTED]
■	[REDACTED]	[REDACTED]
■	[REDACTED]	[REDACTED]

It should also be noted that the following conditions are a requirement of all grant determination agreements.

- a. The money is to be spent on capital related to the project;
- b. The scheme will deliver by an agreed date. Otherwise, Homes England can recover any unspent funding;
- c. Any costs saved or recovered are retained by the Local Authority and to be used for further housing delivery; and
- d. The Local Authority will assure Government on delivery through proportionate regular reporting on progress, as set out in the Assurance Framework.

Please note that any communications on the outcome of funding clarification are subject to Homes England approval.

Yours sincerely

[REDACTED SIGNATURE]

Gareth Blacker

General Manager of Infrastructure and Complex Projects