**Sandway FAQ’s:**

Sandway was established as part of Sefton Brough Council’s response to maximising the supply of much needed homes across the Borough. Sefton is an attractive place to live, with excellent schools, amenities and a stunning coastline which attracts visitors year on year. There are many established Housebuilders operating in Sefton, it is a Borough which is proactive and regards housing as one of the key pillars of growth moving forward.

The construction of Sandway’s Phase 1 commenced in 2021, and the first two schemes are due to complete in the next 6 months. Our third scheme is due to commence in Spring 2023, and the Company has also secured two further sites which pre-planning work will commence on in the new year. The initial focus for the Company is redundant brownfield sites across the Borough (in the ownership of the Council), to be brought back into use for residential purposes.

**How are you funded?**

The Company has a loan facility in place with SMBC for the delivery of Phase 1, which subject to planning on Phase 2, will be extended accordingly to progress Phase 2 delivery. The loan is provided by Public Works Loan Board (PWLB), and Sandway pays interest on the drawdowns accordingly.

**Do you provide affordable housing?**

Sandway don’t currently provide affordable housing directly. We have development agreements in place with a Registered Provider to deliver the allocated % of affordable homes across all of our sites.

**Do you have access to grant funding?**

We have access to Liverpool City Region Combined Authority Brownfield Land Funding. We have also successfully secured Homes England Accelerated Construction funds. We have back-to-back legal agreements in place with Sefton Council for the purposes of these funds.

**How are you structured?**

There are currently 4 x FT members of staff and a Board comprising of 4 x non-Executives. We also have part time sales and project management support. Our model to date has been consultancy led, working with Turner and Townsend Project Managers on the delivery of Phase 1. We are keen for the new MD to continue to reduce the reliance on external consultants and focus on in-house delivery. We also currently employ Abode Estate Agents as our local agent who are responsible for plot sales. We have a dedicated Financial Controller and wider finance support through a service level agreement with SMBC. We also have a Head of Business Operations and Marketing who is also our Company Secretary and a Business Operations Executive who supports the day-to-day operations of the business.

**How does the interface with SMBC work?**

The Council are our Shareholder, and there are clear lines of communication with key Senior Officers including the Chief Executive and Finance Director. The vision for Sandway was driven by SMBC, and they are fully committed to the delivery of Phase 2 and beyond.

**My first 100 days…. What would be the priorities?**

You will be joining the Company at an exciting time, when one scheme will be due / on site imminently, two will be due to complete, and a further two will be at planning stage. You will need to drive forward Phase 2, and at the appropriate time work with the Board to agree the business case for submission to the Council. You will also need to consider additional sites and strategic priorities for SMBC to support their ambition to deliver 10,000 new homes by 2030.