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Baroness Burt of Solihull
House of Lords
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TO2019/06543/DC

hr July 2019

Dear Lady

Birmingham Commonwealth Games Bill: Second Reading

During Tuesday's debate on the Birmingham Commonwealth Games Bill, I undertook to follow up in writing on the points you raised regarding construction practices at the Commonwealth Games Village development.

The development represents a tremendous opportunity to transform the Perry Barr area of Birmingham, as well as being a key cornerstone of the Games in 2022. The village will provide a real long-term legacy for the people of Birmingham with high-quality new homes, as well as offering career opportunities during the construction phase.

You asked about the accessibility standards that the properties would be built to. I can confirm that more than 10% of the homes at the village will be constructed to 'Lifetime Homes' standards, and, notwithstanding this commitment, all homes will be built to comply with all relevant Building Regulations (including 'Approved Document M - Access to and Use of Buildings').

You also requested further details on the proportion of affordable homes. As I said in my closing speech, affordable housing will comprise around 24% of the total number of homes and this will include all of the 3 and 4 bed townhouses (7% of the total). BCC has confirmed that the public funding provided by local, regional and national government to support the village has been vital to enabling this level to be possible. Representatives from Birmingham City Council would be happy to brief you on this matter and will be in touch to follow this up.

You raised the issue of the use of project bank accounts, which can be a helpful means of managing payments for some capital and construction projects. The Organising Committee is not directly delivering any projects of this nature, but is committed to doing all it can to support the prompt payment of suppliers and subcontractors. For major contracts, this will include contractual obligations on Tier 1 suppliers to pay their supply chain fairly and promptly.

Birmingham City Council has also confirmed that Lendlease, the village main contractor, has committed to pay their suppliers in line with the terms of the primary contract as part of their action plan for the Birmingham Business Charter. BCC has also confirmed that the same commitment will apply to the stadium construction, once that gets under way later this year.

I am copying this letter to those who spoke at the debate and I will place a copy in the Libraries of both Houses.

Yours ever

Henry -

Lord Ashton of Hyde
Parliamentary Under Secretary of State