

Job Title: Development Manager

Location: London Area, United Kingdom (On-site)

Our vacancy is for a Development Manager, a role that reports directly to one of our Project Directors and will support in the delivery of high quality, design-focused mixed use, and large-scale developments.

Our focus is within 100 miles of London. We have a number of major new developments where we deliver the outline planning consent for around 3,000 to 6,000 new homes, employment space, schools, retail, and leisure facilities, all with country parks and green corridors, with outdoor spaces and sports facilities.

We are looking for someone to join our team to work on a 400 acres site in St. Neots, called Wintringham and a 1,425 acre site called Alconbury Weald. Wintringham is located a few minutes to the train station with access to London within 40 minutes. The site has outline consent for 3,800 homes, 700,000 sqft of commercial space and 3 schools. We are about to design a district centre consisting of leisure facilities, retail, office and community uses. Alconbury Weald has outline consent for 6,500 homes, 3 million square feet of commercial space, 5 schools, a new town centre, country park and sports facilities.

Responsibilities

- Work on all elements of the new and current schemes including land sale, contract negotiation, appraisals, planning, feasibility, delivery and handover
- Manage contract negotiations with house builders and commercial occupiers
- Support projects from the design, planning and construction phases from inception to completion
- Add value by coordinating design team meetings to secure detailed planning consents
- Manage external consultants to ensure they are delivering on programme and budget
- Liaise, influence and negotiate with house builders and affordable housing delivery partners to ensure house building, sales and affordable housing delivery are on track
- Ensure commercial land is marketed fully and that commercial deals are smooth and professional
- Lease negotiations
- Meet with and be the face of Urban&Civic with potential commercial tenants covering retail, industrial, leisure and office sectors
- Prepare development appraisals ensuring profitable residential and commercial schemes
- Monitor progress and manage governance of projects by supporting budgeting, financial forecasting and cash flow forecasting in coordination with the project finance team
- Supporting the production and management of annual strategic site business plans and monthly development updates
- Research into the house builder market predominantly at a regional level
- Ensure that section 106 obligations are met on time and within budget
- Build strong relationships with the district and county councils and local community
- Present a positive attitude when dealing with members of the public and other stakeholders
- Support the management of the wider project team
- Run meetings where appropriate

Knowledge & Experience

- Acquisition or disposal of property / land
- Planning and development experience
- Significant post MRICS qualified relevant experience from a developer, house builder or agency environment
- Educated to degree level or above
- MRICS qualified or demonstrable experience
- Strong financial and business awareness
- Proficient in the preparation of board reports

Personal Attributes

- A can-do attitude and innovative approach
- Lively and optimistic
- A strong communicator