



Job Title:
Development Manager

Department:
Development

Reporting To:
Head of Development

Please note: this job description outlines key responsibilities and duties but is not exhaustive. Additional tasks may be assigned as needed to support Magenta Living's goals and objectives.

How your role will contribute to Magenta Living's Purpose, Vision & Values:

Our Purpose:
Empowering people is our purpose.

Our Vision:
We believe in opening doors to homes full of love, communities full of life and a world full of possibilities.

Our Values:
'Do the Right Thing'.
This is the thread that weaves our actions, decision-making, and connections.

- Support the Land and Planning Manager and Senior Development Managers with identifying new development opportunities, undertaking appraisals on Proval, negotiating purchases and progressing legals through to contract.
- Project Manage new build developments from contract through to completion and beyond. This includes effective cashflow management using Sequel, excellent communication with the Project Team, and ensuring the homes meet the quality standards set out in Magenta Living's Design and Technical Specification.
- Attend site meetings, handovers and other project and scheme design team meetings.
- Work with the Clerk of Works to ensure robust supervision of sites and quality assurance of Magenta Living's developments.
- Ensure that all projects are completed to agreed time scales, budget, quality and criteria, and all monitoring information (e.g. Sequel cashflow, Homes England IMS and Scheme audit files) is kept up to date.
- Maintain accurate cashflows for each project. Report variances to the Head of Development and Finance Business Partner.
- Assess development risks for each project and maintain up to date risk registers. Report any new risks to a Senior Development Manager.
- Manage the procurement of consultants and contractors in line with Magenta Living's internal procedures and current statutory regulation and legislation, where applicable.
- To have and maintain a thorough knowledge of Homes England's scheme procedure and audit requirements.

At **Magenta Living**, our **Purpose, Vision & Values** aren't just words that sit on a page. They serve as a constant reminder of **why we do what we do**.
Let's all #BeMoreMagenta.



- Ensure maintenance of Homes England scheme compliant files and general records in accordance with the Capital Funding Guide and Magenta Living's development policies and procedures.
- Ensure that procurement and appointments for consultants and contractors comply with internal procedures and current statutory regulation and legislation, where applicable.
- Maintain a close working relationship with other internal teams such as Sales, Neighbourhood Management, Allocations, Service Charge Teams, Finance, Asset Management and Compliance Teams.
- Maintain and develop existing links with local authorities and other stakeholder partners.
- Attend out-of-hours community, resident association, planning and Magenta Living meetings as and when are required.
- Contribute to the Development team's annual Service Action Plan, its monitoring and its review.
- Undertake reviews of contractors, consultants and schemes and feedback performance to the Head of Development.
- Contribute to the ongoing development and review of Magenta Living's development policies and procedures, design and technical specification and framework management. Promote sustainability and energy efficiency within development opportunities.
- Maintain an awareness of local housing and community needs and development opportunities.
- To carry out any other duties appropriate to this post, as necessary or as requested.

At **Magenta Living**, our **Purpose, Vision & Values** aren't just words that sit on a page.

They serve as a constant reminder of **why we do what we do**.

*Let's all **#BeMoreMagenta**.*



What you will bring to us:

Essential Skills & Experience

- Considerable experience working within a Housing Association Development Team or in a relevant technical role
- Proven track record of delivering complex, multi-million-pound development schemes
- Experience of managing and supporting a team to deliver successful outcomes
- Strong understanding of Homes England requirements and experience of building effective working relationships
- Experience of working within prescribed frameworks, with the ability to think creatively to resolve complex problems
- Excellent communication skills, both written and verbal
- Strong organisational skills with the ability to prioritise workloads effectively
- Ability to work collaboratively with internal teams to support wider corporate objectives
- Ability to work accurately under pressure and to deadlines
- Strong IT skills, including experience of financial appraisal and management systems
- Proactive approach with the ability to generate own workload and drive progress with a “can do” attitude
- Commitment to continuous professional development and keeping knowledge up to date

Education & Qualifications

- Relevant degree or professional qualification in development, construction, housing, or a related discipline (or equivalent experience)

At **Magenta Living**, our **Purpose, Vision & Values** aren't just words that sit on a page.

They serve as a constant reminder of **why we do what we do**.

*Let's all **#BeMoreMagenta**.*



This role is not subject to a mandatory DBS check.

At **Magenta Living**, our **Purpose, Vision & Values** aren't just words that sit on a page.
They serve as a constant reminder of **why we do what we do**.
*Let's all **#BeMoreMagenta**.*