



STEVE BILLINGTON

History

Steve is a founding partner of DS2, a niche practise formed in 2012 delivering development viability, valuation, transactional & affordable housing services to the development sector.

Steve joined DS2 from Drivers Jonas Deloitte where he was a Director and had led their Affordable Housing Consultancy business since 2006.

Prior to that Steve spent ten years working in the affordable housing sector for London & Quadrant, Orbit Housing and, latterly, Family Mosaic where he was Head of Development.

Position

Partner

Qualifications

BSc (Hons)

Key Skills

Affordable Housing
Development Viability
Disposal
Acquisition

Sample Projects

Wembley
Television Centre
St John's Wood Barracks
Vauxhall Bondway
Putney Plaza
Chiswick High Road

Sample Clients

Quintain
Stanhope
Lndonewcastle
Helical Bar
London & Regional
Hammerson
Art Estates
Chelsfield
Craigewan
Clivedale
McLaren
Citygrove

Key Experience

Television Centre, Hammersmith & Fulham – Stanhope

Financial viability and affordable housing negotiation as part of the revised application for this large regeneration project

5-6 Stanhope Gate, Westminster – Clivedale Ventures Ltd

Financial viability assessments submitted in support of an application for the redevelopment of a prime Mayfair site. The proposed scheme comprises 12 residential units behind a retained and extended listed façade. Planning consent granted with a payment in lieu.

Wembley, Brent - Quintain

On-going advice in relation to the c. 2,500 affordable housing units that will be provided as part of this mixed use scheme over the next 10-15 years. Advice includes product efficiency, planning and viability negotiations, and marketing and disposal advice on a phase by phase basis.

Vauxhall Bondway, Lambeth – McLaren / Citygrove

Viability and affordable housing advice in respect to this residential-led project comprising 450 units and c. 45,000 sq ft of commercial space. The proposals comprise a private-led tower of 50 storeys alongside an independent affordable building of 16 storeys.

St John's Wood Barracks, Westminster – Craigewan

Affordable housing, financial viability and disposal advice to the client in relation to this major prime central London development site.

500 Chiswick High Road, Hounslow - Lndonewcastle

Financial viability and affordable housing advice in respect of the redevelopment of an office building to provide 61 residential units and c. 10,000 sq ft of offices. Resolution for planning consent secured with an agreed affordable provision of three units.



Manresa Road, RBKC - Athos Manresa Road Ltd (a JV between The Athos Group and The Carlyle Group)

Advice on affordable housing value, design, product, funding and disposal as part of the redevelopment of the former Chelsea College of Art to create 17 luxury apartments and houses, which included both on and off site affordable housing obligations.

The Knightsbridge Estate, RBKC – Chelsfield

Instructed to provide on-going advice in respect of this prime freehold portfolio, including, for each planning application, an affordable housing statement, financial viability assessment and identifying, exploring and negotiating on other affordable delivery options.

Albert Riverside, Hammersmith & Fulham – Ptarmigan Land

Strategic viability and affordable housing delivery advice, throughout the creation of the development proposals for an intensification of use and innovative approach to delivering urban, mixed use development whilst safeguarding protected wharves.

Greenwich Wharf, Greenwich – London & Regional

Instructed to provide a financial viability assessment in support of a new application for L&R's existing Greenwich project of over 900 units, as well as the disposal of the agreed affordable obligation. Affordable provision agreed with the Local Authority at 20%.