



Llywodraeth Cymru
Welsh Government

14 August 2016

Dear ,

ATISN 11406

Thank you for your request which was received on 14 July. You asked about land sold by RIFW at Lisvane. Your specific questions were:

- Can you confirm this (That the site referred to is also known as Churchlands) and that the overage was 30%?
- Please can you provide me with the documentation that supports your assertion that the overage is £11 million?

The overage payable to RIFW the Lisvane site (Churchlands as you suggest) is set at 30%. That is 30% of the difference between the sale price to South Wales Land Developments (SWLD) and the onward sale price they achieve in selling the land, in this case, to a developer. The final amount will be adjusted to allow for costs SWLD incur in increasing the value of the site.

As the onward sale of Lisvane by SWLD has not been finalised the £11 million figure referred to is based on an estimate of the onward sale price included by the Auditor General in his 2015 report on RIFW. The £11 million figure is therefore an estimate derived from the District Valuers figures

The overage payments received will be based on the actual onward sale price achieved by SWLD and not the estimate.

The relevant documentation is therefore the Auditor General's report on RIFW which has been published and is publically available here

<http://www.audit.wales/publication/regeneration-investment-fund-wales>

Any information released under the Freedom of Information Act 2000 or Environmental Information Regulations 2004 will be listed in the Welsh Government's Disclosure Log (at <http://wales.gov.uk/about/foi/responses/?lang=en>).

If you are dissatisfied with the Welsh Government's handling of your request, you can ask for an internal review within 40 working days of the date of this response. Requests for an

internal review should be addressed to the Welsh Government's Freedom of Information Officer at:

Information Rights Unit,
Welsh Government,
Cathays Park,
Cardiff CF10 3NQ

or Email: FreedomOfInformationOfficer@wales.gsi.gov.uk

Please remember to quote the ATISN reference number above.

You also have the right to complain to the Information Commissioner. The Information Commissioner can be contacted at:

Information Commissioner's Office,
Wycliffe House,
Water Lane,
Wilmslow,
Cheshire,
SK9 5AF.

However, please note that the Commissioner will not normally investigate a complaint until it has been through our own internal review process.

Yours sincerely