

Risk No	Category	Title	Description and impact	Unmitigated Probability	Unmitigated Impact	Unmitigated Risk Rating	Mitigation/ Update	Mitigated Probability	Mitigated Impact	Mitigated Risk Rating	Owners	Direction of Travel	Status
BR01	Funding	Failure to secure £25million Towns Fund monies	Full grant amount needed to deliver the scheme	2	5	10	£25m allocation announced by MHCLG in July 21 subject to Full Business Case	1	5	5	HM	Down	Open
BR02	Funding	Current project cost estimates show a need for additional gap funding	Currently the project budget is estimated to be around £27m, requirement to reduce project budget or secure gap funding from other sources	4	3	12	Reduce cost of project to fit within £25million budget, fixtures and fitting to be leased or privately funded. Current cost estimate is £27m however there is contingency in the budget in land assembly costs and public realm works.	3	3	9	BK	No change	Open
BR03	Site Acquisition	Restrictive covenant on Hippodrome land may restrict land use	Covenant on Hippodrome site would restrict future uses if not mitigated	3	3	9	If covenant cannot be lifted DMBC to take out indemnity insurance	1	3	3	MW	No Change	Open
BR04	Site Acquisition	13 and 15 Castle hill may not agree sale to DMBC	A CPO process for 13 or 15 Castle street will delay the programme until after 2024 academic year	5	4	20	Gateley Hamer have issued initial offers to 13 and 15 Castle street outside of a CPO process. Negotiations are ongoing.	4	4	16	MCx	Up	Open
BR05	Site Acquisition	Dudley Zoo leasehold interest within development redline which may delay DBMC site acquisition	Dudley zoo is a long leaseholder of land within the redline and disposal must be approved by the Charities commission, causing a delay of unknown severity	4	3	12	Liasing with Dudley Zoo leadership to expediate the process to gain charity commission approval	3	3	9	MCx	NO change	Open
BR06	Site Access	Site Access during demolition/construction may be restricted due to the amount of development in the area	Metro works on zoological drive and castle hill may restrict movement for demolition/construction leading to delays and knock-on impacts on site	5	3	15	Negotiations ongoing with DZG and WMCA Metro teams on programme during construction. Latest discussions indicate a preference from WMCA for demolition/construction to use castle hill	4	2	8	MCx	No Change	Open
BR07	Site Access	Dudley Zoo will need to provide access agreements once building is completed to allow access to HE building post construction	If access agreement is not given, access to the HE building will be restricted or will need to be limited to castle hill, building will need to be redesigned to accommodate	5	2	10	Initial conversations have started, to be developed during developed design	3	2	6	MCx	Down	Open
BR08	TF Stage 2	Towns Fund Stage 2 full business case needs to be completed by January 2022 to secure funding and meet programme	If full business case not submitted by the end of year this will delay funding award and programme.	3	4	12	Monthly milestones to be agreed with MCHLG and additional capacity to complete stage 2 has been commissioned	2	3	6	VS	No Change	Open
BR09	Planning	Planning consent may be refused or subject to significant delays due to call in by Secretary of State.	Objections and negative public interest in the planning application may lead to refusal or call in by secretary of state. Call in would result in major delays to receiving planning approval. Between one and two years.	3	4	12	MHCLG have received a request to call in the application from Theatres Trust. The team are using political influence and contacting relevant MHCLG officials to persuade the SoS not to call in the application. We have met with Theatres Trust to explain the benefits of the scheme.	3	4	12	HM	No Change	Open
BR10	Budget	Covid-19 and Brexit cause continued material and labour shortages and/or social distancing	Further shortages may lead delay construction programme or delivery delays and increased costs due to price inflation.	4	3	12	Material and labour issues may be resolved by the time project starts on site. We are not likely to know until we are on site. We will take steps to secure supply chain with appointed main contractor. If current shortages continue until construction phase, costs will increase by circa £1m.	3	3	9	RK/NT	No Change	Open

PROBABILITY (Over next 12 months)	Almost Certain >90%	5	Minor (5)	Moderate (10)	Significant (15)	Major (20)	Major (25)
	Likely 50%-90%	4	Minor (4)	Moderate (8)	Significant (12)	Major (16)	Major (20)
	Moderate 30%-50%	3	Insignificant (3)	Minor (6)	Moderate (9)	Significant (12)	Significant (15)
	Unlikely 10%-30%	2	Insignificant (2)	Minor (4)	Minor (6)	Moderate (8)	Moderate (10)
	Rare < 10%	1	Insignificant (1)	Insignificant (2)	Insignificant (3)	Minor (4)	Minor (5)
			1 Insignificant	2 Minor	3 Moderate	4 Significant	5 Major