

Housing working Londoners on modest incomes

- Stable, sustainable growth from 2020 through acquisition and development
- Explore partnership and management opportunities

GROWTH

FINANCIAL VIABILITY

- Create a stable asset base and strong resilient underlying rental income
- Appraise all projects on an ongoing basis
- Review and regularly update business plan
- Follow and review a treasury strategy that meets the needs of the business with underlying principles of growth, flexibility, matching and stability

MISSION

To provide high quality, truly affordable housing, in desirable locations, near good transport links, for working Londoners on modest incomes.

We help a wide range of London's workers. Teachers, chefs, health workers, creatives and more - the people that make London work.

- Developing high quality buildings – design and construction
- Investing in and upgrading our homes
- Ensuring we offer the best service we can and so remain an exemplary landlord
- Review the portfolio to ensure it delivers its potential

VALUING OUR HOMES

CHARACTER

- A strong commitment to customer satisfaction
- Champion of intermediate rental housing and affordable housing innovations
- Strong relationships across the housing, real estate, BTR, investment and political sectors
- Maintaining focus, remaining agile, able to act opportunistically
- Ensure Dolphin remains a great place to work, retaining and attracting the right staff

The next few years contain significant uncertainty. The best course of action is to build a strong, resilient, agile organisation, positioned to be able to take advantage of opportunities as they arise and taking on acceptable levels of risk. This document sets out the vision for 2020.