

SUBJECT:	HOUSING FIRE RISK ASSESSMENT UPDATE
DIRECTORATE:	HOUSING AND INVESTMENT
REPORT AUTHORS:	MATT HILLMAN, ASSISTANT DIRECTOR MARTIN KERRIGAN, FIRE SAFETY ASSURANCE MANAGER

1. Purpose of Report

- 1.1 To update committee on City of Lincoln Council's (CoLC) current position regarding Fire Risk Assessments to the Housing stock including High Rise Tower Blocks, Sheltered Housing Schemes and Low Risk Flats only.

2. Background

- 2.1 The Fire Safety Act 2021 – Came into force 16 May 2022 clarifying which of our buildings The Regulatory Reform (fire safety) Order 2005 applies and highlighting areas to be covered within fire risk assessments.

3. Progress to Compliance

- 3.1 The position of Technical Officer (Fire Safety) within the Safety Assurance team is vacant pending job evaluation.
- 3.2 A fire risk assessor has been engaged to undertake Fire Risk Assessments of low-rise (general needs) properties and is making good progress in reducing the backlog of premises yet to be assessed.
- 3.3 The table below shows an update of the current position regarding the Fire Risk Assessments.

	Percentage with current FRA
1. Tower Blocks	100.00

Sheltered Housing Schemes

	Percentage with current FRA
2. Warden/ Sheltered Housing Schemes	81.82

Low Rise Blocks

Area	Percentage with current FRA
3. Ermine East	50.00
4. Ermine West	100.00
5. St Giles	100.00
6. Burton Road and Newport	100.00
7. City Centre	89.72

8. Tower and Stamp End	100.00
9. Birchwood	87.72
10. Hartsholme	100.00
11. Boultham	9.32
12. Bracebridge	0.00
Total Low Rise	68.90

4. Strategic Priorities

4.1 Let's deliver quality housing

The programme to undertake Fire Risk Assessment to all properties as necessary is making good progress, and properties without a Fire Risk Assessment is reducing.

Simplify the recording and monitoring of actions arising from the fire risk assessment process.

5. Organisational Impacts

5.1 Finance

Any remedial works or improvement works to be costed as and when identified.

5.2 Legal Implications including Procurement Rules

None.

5.3 Equality, Diversity and Human Rights

The Public Sector Equality Duty means that the Council must consider all individuals when carrying out their day-to-day work, in shaping policy, delivering services and in relation to their own employees.

It requires that public bodies have due regard to the need to:

- Eliminate discrimination
- Advance equality of opportunity
- Foster good relations between different people when carrying out their activities

5.4 Human Resources

None.

5.5 Land, Property and Accommodation

None.

5.6 Significant Community Impact &/or Environmental Impact

None.

5.7 Corporate Health and Safety Implications

None

6. Risk Implications

6.1 None compliance with legislation.

7. Recommendation

7.1 Members asked to note the fire risk assessment update to Housing stock.

Is this a key decision? No

Do the exempt information categories apply? No

Does Rule 15 of the Scrutiny Procedure Rules (call-in and urgency) apply? No

How many appendices does the report contain? One

List of Background Papers: None

Lead Officer: Martin Kerrigan, Fire Safety Assurance Manager
Martin.Kerrigan@lincoln.gov.uk