



## 2024 ANNUAL ASSURANCE STATEMENT

The Board of Cairn Housing Association, and as group Parent of Ancho Ltd, confirms that it has appropriate assurance that Cairn Housing Group complies with:

- The regulatory requirements set out in Chapter three of the Regulatory Framework;
- The relevant standards and outcomes of the Scottish Social Housing Charter;
- All relevant statutory and legislative requirements;
- The Regulatory Standards of Governance and Financial Management;
- Our statutory obligations in respect of tenant and resident safety, housing and homelessness and equalities and human rights.

The evidence bank which supports this statement combines reports, policies, advice, and information which the Boards of Cairn Housing Association and Ancho Ltd monitor and oversee on an ongoing basis throughout the year to provide continuous assurance that Cairn Housing Group is compliant. Additionally, the evidence bank incorporates relevant documents and information that contribute to our assurance and which form the structure of the group's business and governance activities. We have ensured that our Internal Audit programme provides additional assurance, where appropriate, that our evidence is effective and robust.

We are satisfied that we meet all our duties in relation to tenant and resident safety. We have gained the necessary evidence-based assurance of our compliance in respect of duties relating to gas, electrical, fire, water and lift safety and our obligations relating to asbestos, damp and mould. We have sought specialist advice to monitor our compliance in these areas and to support our assurance. We have completed our assessment into the potential presence of RAAC in our stock and confirm that none has been identified, and we have also sought further reinforcement of this through our programme of Stock Condition Surveys.

In reviewing our compliance with the Regulatory Framework, we are developing appropriate systems for the collection of equalities data. We are working towards using this data to take account of equality and human rights issues in our decisions, policy-making and day-to-day service delivery.

In assessing the evidence, we have adopted an improvement focus which has resulted in the creation of an Improvement Action Plan which we regularly review, update and implement with the oversight of the joint governing bodies. We have reviewed the identified actions in the action plan and are satisfied that all are intended to deliver effective improvement and that none are material to our current compliance with the Framework. We recognise that we are required to notify the SHR of any changes in our compliance during the year and are assured that we have effective arrangements in place to enable us to do so.

The Board of Cairn Housing Association, (as group parent), has overseen the assurance exercise and evidence gathering that supports this Statement, with

involvement of Board members from Cairn Housing Association and Ancho Ltd, and is satisfied that it is comprehensive and accurate.

As Chair of the Board of Cairn Housing Association, I am authorised to confirm that both Cairn Housing Association, which is the parent RSL, and Ancho Ltd, which is the registered subsidiary, comply with Chapter Three of the Regulatory Framework. This Statement was considered and approved by all Board members on 25 October 2024 and is now approved by me on behalf of the Board. I confirm that this Assurance Statement is being published on our website on the same date that it is submitted to the SHR.

**Angus Lamont**  
**Chair of Cairn HA**  
**25 October 2024**