



HOUSING ASSOCIATION LIMITED

Scottish Housing Regulator
Buchanan House
58 Port Dundas Road
GLASGOW
G4 0HF

Date: 26/10/2022

Dear Sirs

**ANNUAL ASSURANCE STATEMENT 2022 ON BEHALF OF THE BOARD OF
BRIDGEWATER HOUSING ASSOCIATION LTD**

In reviewing the evidence and assessing compliance, we have taken account of good practice advice, using the SFHA toolkit as a guide.

As a result of robust, timely and regular evidence-based reporting to the Board and its Sub Committees, along with ongoing self-assessment and internal audit, we can confirm that we are assured of compliance with:

- The regulatory requirements set out in Chapter 3 of the Regulatory Framework.
- The relevant standards and outcomes in the Scottish Social Housing Charter
- The relevant legislative duties
- The SHR's Standards of Governance and Financial Management

There are no areas of material or significant non-compliance that require to be disclosed in this statement.

In reviewing compliance with tenant safety, we believe that there is an area for improvement for noting:

- *Like several RSL's in the sector, we have a small number of LD2 Installations outstanding at the time of reporting. The Association had issues with material supply, contractor availability and tenants shielding causing access issues however, we have addressed this with the tenants concerned and hope to have all works complete by the end of the calendar year as part of a specific Action Plan.*

In reviewing compliance, we have adopted an improvement focus and have also identified several improvement actions which we will progress during the year. To

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Co-operative and Community Benefit Societies Act 2014 No 2525R(S). Property Factor Registration Number PF000105.

support effective implementation, these actions form an Improvement Action Plan which be monitored by the Board at agreed intervals to ensure successful achievement.

We have gained this assurance from a review of a comprehensive bank of evidence, including our audit review, and from our ongoing oversight of Bridgewater's affairs throughout the year 2021 – 2022.

We are assured that Bridgewater Housing Association has the necessary arrangements in place to identify any risks to compliance during the conduct of our business and governance arrangements.

Key sources of information considered in preparing this statement, in the period to 31st October 2022, include:

- External audit
- Internal audit programme
- External Health and Safety audits
- Independent large-scale Tenant Satisfaction Survey

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

Our Business Plan review commenced in September 2022 and will be complete by March 2023.

We undertake to notify the SHR should there be any supplementary information or changes to the assurances reported in this statement and will make this statement available to our tenants and stakeholders by publishing it on our website.

As Chair, I was authorised by the Board at the meeting held on 26th October 2022 to sign and submit this Assurance Statement to the Scottish Housing Regulator.

Yours faithfully

Alastair Morris
Chair