

APPENDIX 2

Progress Update – Review of Fire Safety of High Rise Residential Buildings

No.	Recommendation	Responsibility	Date	Evidence of Progress Presented to Committee December 2017	Assessment of progress Categories 1 - 4
				<p>unsuccessful we will have to look at formal enforcement action.</p> <ul style="list-style-type: none"> • Two flats have been reprocessed by banks and are currently empty, therefore access has not been gained to replace their front doors. We are attempting to gather information as to which banks are in possession of the lease, once established we will seek to have them as the RP to replace the front doors. • The extension to the fire warning system has been tendered and a contractor appointed - works will commence in the new year. <p>Rialto Court and Hanover House, have been considered however are not a risk.</p>	
2.	Committee recommends to Cabinet that the Government is strongly lobbied to improve and strengthen	Richard McGuckin	9.8.17	Councillor Leader has written to Andrew Gwynne MP (Shadow Secretary of State for	1

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	building control mechanisms in relation to fire safety.		Ongoing	Communities and Local Government. SBC has ensured regular and ongoing contact with the Department of Communities and Local Government since the Grenfell Tower fire. LABC (Local Authority Building Control) working closely with the Hackitt Review (Building Regulations & Fire Safety effectiveness) – minutes of a recent meeting attached.	2
3.	All key partner agencies to consider the outcomes from Thirteen Group's commissioned independent inquiry around the presence of Class 3 combustible cladding at Kennedy Gardens, and act where necessary.	Thirteen Housing	To be agreed.	Independent review has taken place and as soon as the results are available, these will be made available to the committee. It was stated that the level of detail will be dictated by legal advice.	2
4.	Landlords to ensure the maintenance and upkeep of fire risk assessments, including that the building itself meets fire risk assessment standards, and that the responsibility of tenants in maintaining robust fire safety	Property owners and/or management companies.	End of Sept 2017	Thirteen Group have re-assessed all their Fire risk assessments, and as stipulated earlier, tenants are fully informed of changes to any procedures. Concierge's have	2

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	measures and timely reporting of any areas of concern to their landlord is reinforced.			<p>also been provided with further training that will mean carry out floor sweeps of the building at regular intervals ensuring there are no events that could create risk to the tenants.</p> <p>Other high rise residential property owners: Rialto Court & Hanover Point, Anstey & Gilpen House, were sent letters to this effect, and were asked for a response by the 15th September 2017. Response from both Hanover point & Rialto court have been received and thre intention is not to provide sprinklers. I am satisfied that all fire precaution measures are in place</p> <p>Have queried this with Fire Brigade. Eg. Anstey & Gilpen House.</p>	
5.	Committee recommends the installation of sprinkler/misting systems in all high rise residential buildings across Stockton-on-Tees.	Property owners and/or management companies.	End of Aug 2017 (all landlords / management	Thirteen Group are in the process of carrying out a feasibility study of all their High Rise buildings and determining	2

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			companies to be contacted).	which ones shall be fitted with sprinkler systems. Other high rise residential property owners: Rialto Court, Hanover Point, Anstey & Gilpen House, were sent letters to this effect, and were asked for a response by the 15th September 2017. Response from both Hanover point & Rialto court have been received and I am satisfied that all measures are in place.	
6.	The Council writes to all landlords of high rise residential buildings in Stockton-on-Tees to ensure compliance with fire regulations, which takes into account vulnerable occupants, information on which is regularly updated.	Richard McGuckin	End of Aug 2017 (all landlords / management companies to be contacted).	Letters were sent to all high rise properties that were privately owned and discussions demonstrated that these were being dealt with effectively. Thirteen Group have confirmed that these actions have been carried out in all their properties.	1
7.	Consideration to be given by all key partner agencies on the outcomes from the Government's public inquiry into the Grenfell Tower, or any	SBC Cleveland Fire Brigade	To be determined following the completion of	Unable to comment at present as info not yet available. Review to be undertaken once	2

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	related, fire once available.	All owners and / or management companies responsible for high rise residential building	the public inquiry.	the public inquiry is complete. Recommendations to be shared with owners and / or management companies responsible for high rise residential buildings.	

Assessment of progress:

1	Achieved (Fully)
2	On Track but not yet due for completion
3	Slipped
4	Not Achieved