



# COMPLIANCE ROADMAP

Pennington Choices is a dynamic, multi-disciplinary organisation providing a wide range of technical and professional property-related, services to the public and private sectors. We have offices across the UK and have worked with more than 150 public sector organisations.



We understand that meeting your legal and regulatory compliance requirements is a complex and onerous task. Compliance with the Home Standard is a key focus for the Regulator of Social Housing, and Boards need assurance that your organisation is compliant.

Our Compliance Roadmap can help you comply with legislation and regulatory standards, and help you avoid intervention and downgrades. Our Compliance Roadmap will assist your organisation where there are challenges to address for the ‘big six’ areas of property compliance; gas safety, electrical safety, fire safety, asbestos management and water hygiene.

Our Compliance Roadmap adopts a ‘first principles’ and ‘back to basics’ approach to address any weaknesses in the management of each compliance area. The roadmap usually includes the following stages, however, we can also tailor these to meet your specific needs:

- Validation of all property assets, inspections records and other data.
- Identification and development of catch-up programmes.
- Compliance awareness training for the Leadership Team and Board.
- Development of fit for purpose policies, procedures and process maps.
- Development of a fit for purpose reporting scorecard for effective Board reporting.
- Assessment and programming of internal and external training requirements.
- Conclusion of the Compliance Roadmap including; a site visit, evaluation of completed stages, testing to ensure full compliance is being achieved and a final report to Board.
- Ongoing validation and support, providing assurance to the Leadership Team and Board, usually in the form of a quarterly review for the first year followed by an annual review thereafter.

## OUR SERVICES

Compliance Health Check | Recruitment Services | Stock Profiling | Procurement | Health and Safety Audit  
Management and Leadership | Asset Management Strategy | Asset Management Health Check  
Repairs Value for Money Review | Repairs Option Appraisal



## Our work with Weaver Vale Housing Trust

Weaver Vale Housing Trust (WVHT) was formed in July 2002 following a transfer of Vale Royal Borough Council housing stock. WVHT provides over 6,000 affordable homes across Cheshire.

Following the delivery of a successful Compliance Health Check, we were able to highlight areas of improvement for WVHT. Our Compliance Health Check assesses the extent of an organisation's compliance with legislation and regulation in

respect of the 'big six' property compliance areas (gas safety, electrical safety, fire safety, asbestos management, water hygiene and lifts), as well as reviewing governance, strategic and operational structure arrangements.

By adopting our Compliance Roadmap WVHT were able to address any weaknesses through the Compliance Health Check using a practical and methodical approach.

## How we delivered

- Based on our findings from the Compliance Health Check, we took a 'first principles' approach to provide WVHT with a Compliance Roadmap for fire safety, asbestos management and electrical safety.
- Firstly, we helped WVHT identify all assets that should be included on each compliance programme. Following this, the asset lists were updated with all of the verified information to provide an understanding of the scale of any compliance gaps.
- This resulted in WVHT commissioning new fire risk assessments and asbestos management surveys to all assets found to no longer be valid.
- Next, we provided Board and leaders with awareness-training and a policy principles workshop to cover five areas of compliance. This provided them with a clear understanding of their obligations and allowed us to develop five new and relevant policies.
- The final series of workshops involved the sign off and approval of the process maps and supporting procedures, and the development of excel workbooks for fire safety and asbestos management to enable compliance reporting going forward.

## What we achieved

- WVHT has made significant improvements since we began working with them, and as a result, can now clearly demonstrate management, monitoring and reporting on their property compliance obligations.

## What they said

“If you are serious about compliance, I would highly recommend working with Pennington Choices to any organisation that is looking to achieve total compliance and greater assurance around tenant safety; as they will not be beaten for their level of expertise, quality and value for money.”

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Gareth Rigby, Executive Director  
Weaver Vale Housing Trust

For further information  
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