



Lister Housing Co-operative Ltd
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ASSURANCE STATEMENT 2024

On behalf of the Management Committee of Lister Housing Co-operative, I give assurance that to the best of our knowledge, Lister complies with:

- all of the relevant requirements set out at chapter 3 of the Framework;
- all relevant standards and outcomes in the Scottish Social Housing Charter;
- all relevant legislative duties; and
- the Standards of Governance and Financial Management.

We have made this assessment having seen and considered appropriate evidence to support the level of assurance we and yourselves desire.

During this period we have continued to monitor the impact of the cost of living crisis, and distributed external funding to our tenants which we had been successful in applying for, in order to provide them with practical direct support in relation to managing their fuel costs. Further, as well as offering access to specialist services in relation to welfare rights and debt advice, and signposting to other advice and support services, we were also successful, together with peer RSLs, in securing a further 2 years of external funding to support the continued delivery of an energy advice service for our tenants, to support them in relation to this important area.

Our Management Committee has successfully continued to hold meetings, with the majority of Management Committee members attending in person, and we held our Annual General Meeting in September, conducting all required business fully, and taking the opportunity as part of the AGM planning and delivery to highlight progress in relation to the Annual Assurance Statement process to our tenants..

We are satisfied that we meet all of our duties in relation to tenant and resident safety. In particular, we have gained the necessary evidence-based assurance of our compliance in respect of duties relating to gas, electrical, fire, and water safety and our obligations relating to asbestos, damp and mould. We have sought specialist advice and training to support our compliance and assurance in these areas, and next year plan to take forward our 2 yearly external audit of these areas by a specialist Health and Safety consultant. We continue to have a 100% gas safety check record, and have continued to complete whole-house electric checks within relevant timescales.

We have assessed our stock for the potential presence of RAAC, and confirm that none has been identified.

We continue to build capacity with our contractors to tackle the difficult issues of improving the energy efficiency and EPC rating of our hard-to-heat, hard-to-treat, pre-1919 tenemental properties. We have put in place a range of solutions to apply where appropriate, including secondary glazing, and whole house floor insulation in flats with solid concrete floors. Whilst

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we anticipate potential challenges in relation to fully achieving the requirements of the Social Housing Net Zero Standard, given our properties and various legislative, physical and technical difficulties, we are considering how best to work towards meeting these requirements, and will take this work forward once the new requirements have been finalised and published.

Overall, we do not believe that we are materially non-compliant in any significant way and we continue to use an internal Action Plan, which is reviewed and updated each year as part of our improvement focus, to progress actions arising from this Assurance Statement review process.

This statement was agreed by the Management Committee at its meeting of 29 October 2024 and signed by the Chair-person, Louise Alexander.

29 October 2024