



EMERALD HOUSE



What is the commitment?

This engagement commitment sets out how we can work together to make decisions that affect the safety of your building. This could be about works being carried out or how we manage your building for example. Your Building Safety Manager Abimbola has put this together based on responses from surveys, drop ins and door knocking over recent weeks. If responses were low, we might use responses from other similar buildings to help us.

Methodology

As your BSM, I aim to work with you to keep your building safe. To do this I visited your block to carry out our annual building inspection on the 23rd of September 2024, I was accompanied by your estate operations manager and other colleagues. This visit allowed me to pick up outstanding issues relating to fire and structural safety in the block. During the inspection I found no major issues and minor issues were raised with the Estate Management Team. I will be sending you an invitation to attend a resident drop-in session, this would provide opportunity to meet residents onsite and answer any queries you may have. I will also email you our building safety survey to complete and return by the end of December 2024 to capture any vulnerability needs please ensure to participate. This will help me to understand your information needs, vulnerabilities and your awareness of building safety. We can work together to keep your building safe, and I encourage you to get involved. Your building has been registered with the Building Safety Regulator (BSR) and I will also provide you with the registration number and the BSR's contact number for any concerns that you might want to bring to their attention.

During your moving in, we will provide you with information about the fire strategy for your building and the importance of fire doors and other ways you can keep your building safe from fire and structural damage. There is information on your responsibilities and those of NHG in keeping your building safe in the leaflet you received with the letter.

We would continue to hold at least one meeting and one drop-in session yearly to give updates and get your views on how we are managing your block.

This commitment has been made in September 2024 and will be reviewed in September 2026 or earlier if you tell us we need to



How we will share information with you and ask for your opinion

To cater for the diverse needs of our residents, we can communicate in a broad range of ways. We aim to provide this information in different formats that can be understood by all residents including those that have a physical or visual impairment, have other disabilities or who speak another language:

- Face to face appointments
- At pop up sessions
- By introductory & animation videos
- Local newsletters
- Via email
- Via postal or hand delivered letter
- Via text
- Fire Action Notices
- At sign up
- New resident home visit
- On our website
- On local notice boards
- At local surgeries
- During building inspections



EMERALD HOUSE



Types of information you would like to see

- Action to take in the event of fire or structural emergency
- General information to understand legislation impacting your home including the Building Safety Act and the Fire Safety England Regs
- Resident and landlord responsibilities
- Changes in fire strategy
- Remediation works
- Other major works
- Costs

What decisions you would like to be involved in

- We encourage residents to get involved in making decisions relating to the safety of their buildings
- We encourage residents to create resident associations to have a voice in the management of their buildings. If you would like further information on setting up a Resident's Association, please contact your BSM

How you can influence decisions

- Proactively seeking out resident feedback and using that information to tailor our building safety approach
- Contacting your BSM
- Surgeries in person and online
- Building & Estate walkabouts with Housing Officer
- Inclusion at Residents Association meetings
- Get involved through your Residents Association. If your building does not have RA and you would like to start one, please contact your housing officer for support and guidance in setting one up

How we'll gather and use your opinions

- We'll keep a record on our Workwise system from our interactions as listed above
- We'll gather your thoughts in line with our usual GDPR policies, just like when you contact us about anything else.

How we'll measure and review this commitment

- Measure the number of cases raised on Workwise reviewing building safety content
- Writing to you annually to let you know what engagement and influence that has had

Got a question or concern about this commitment? Get in touch with your building safety manager here:

Email: Abimbola.Apalara@nhg.org.uk
Phone: 07386686540



EMERALD HOUSE



Transparency of building safety information

At Notting Hill Genesis residents are at the heart of what we do. We want our resident to know they are safe and more importantly feel they are safe. To do this will be transparent in our management of your building’s safety and the information we provide to you. This includes but is not limited to fire protection measures, fire prevention measures, maintenance of fire safety systems , fire risk assessments and building safety inspections

Maintenance and testing	Frequency
Automatic opening vents	Monthly & Bi-annually
Alarm sounders	Monthly
Asbestos surveys	(N/A)
Building safety inspections	Annually
Communal fire door checks	Quarterly
Dry risers	Monthly
Door closers	Monthly
Electrical	Five yearly
Emergency lighting	Monthly & discharged annually
Estate inspections	Monthly
Fire Risk Assessment	Annually
Fire alarms	Monthly
Flat door checks	Annually
Fire alarm panel servicing	Bi-annually
Fire extinguishers	Annually
Fire Blankets	Annually
Legionella	Two yearly

Maintenance and testing	Frequency
Gas safety checks	Annually
Lifts servicing	Bi-annually
Lightening protection	Annually
Lifting operations and lifting equipment regulations (LOLERS)	Bi-annually
Manual opening vents	Monthly & Bi-annually
Mansafe	Annually
Portable appliance testing	Annually
Permanent opening vents	N/A
Smoke alarms	Monthly
Sprinklers	Annually
Wayfinding signage	Monthly and annually



Get in touch with your building safety manager here:

Email: Abimbola.Apalara@nhg.org.uk
Phone: 07386686540

