



Statutory Compliance Service

Keeping your school building legally compliant and safe.

Delivering excellence in
the built environment



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With ever reducing budgets, staff numbers and increasing workloads, it's becoming more and more difficult for senior management at schools to keep on top of their overall premises management, statutory building compliance, and health and safety responsibilities.

However, it's a legal responsibility for schools to provide effective health and safety controls for their pupils, staff and visitors at all times.

When non compliance exists there can be serious safety and legal consequences.

How can we help?

Our team of property experts are here to assist in preventing non-compliance in buildings and if there is an unforeseen incident, ensure there are effective governance in place to help defend a prosecution. We have the resources, systems and competent expertise to determine if your building is legally compliant and we can assist with the implementation of effective solutions to make sure all legal and legislative responsibilities are adhered too.

Did you know individuals and organisations can face severe personal and corporate legal consequences if an incident occurs in a building you are occupying or managing, as a result of health and safety non-compliance?



Find out if your school building is compliant for free

Use our free online **Statutory Compliance Assessment Tool** to measure your schools compliance and risk levels.

Visit: www.capitacomplianceportal.co.uk

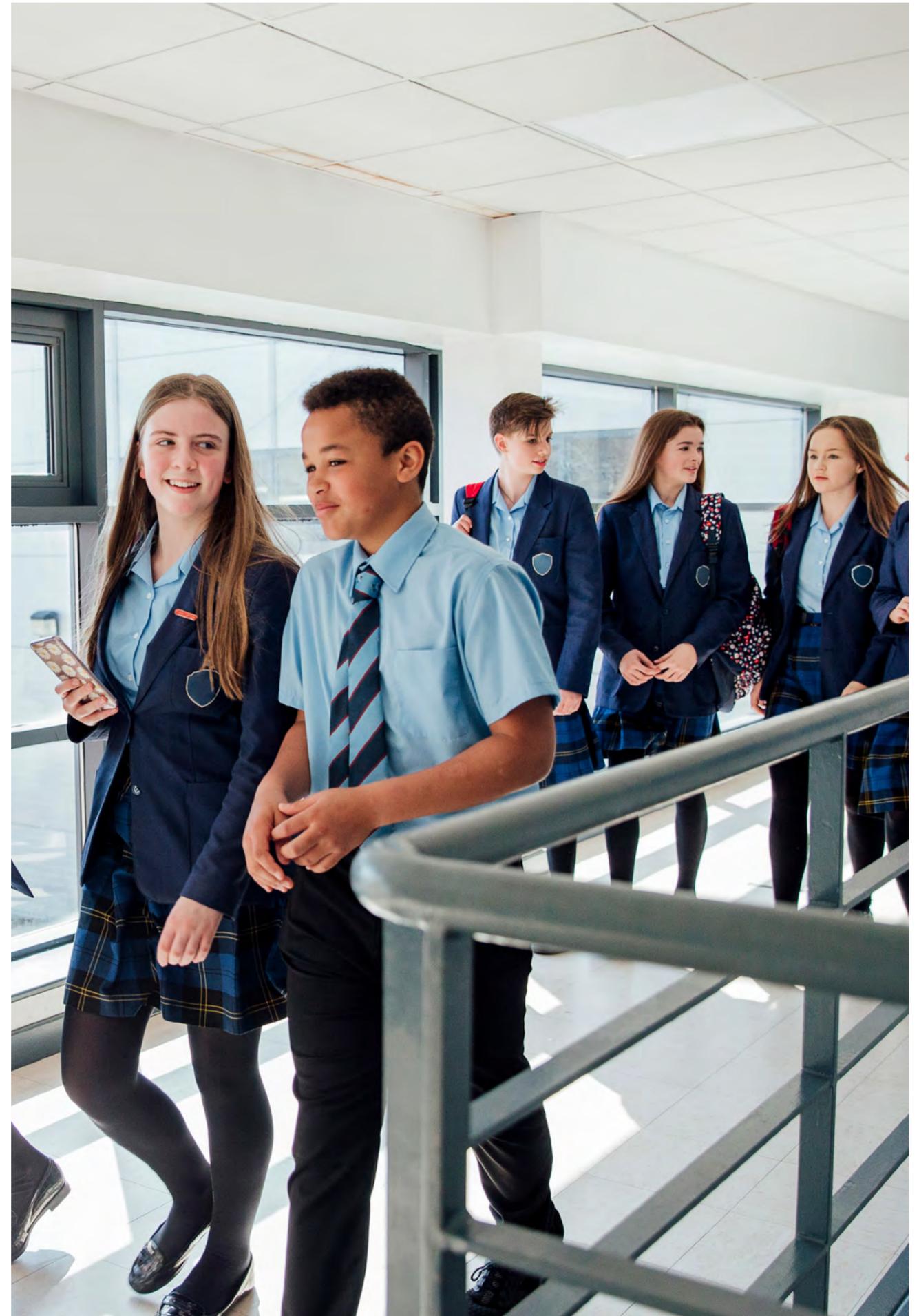
The questionnaire won't take long to complete. In addition to the free assessment, a member of our Compliance Auditing team will be in touch within 24 hours to discuss the findings from your questionnaire and recommend next steps.

Our services:

Our property experts can:

- > Carry out compliance audits to make sure your building and its equipment is legally compliant;
- > Provide advice on how to manage and prevent risks in your building;
- > Provide an action plan to make sure your building is compliant;
- > Provide competent and qualified resources to organise, procure and manage the delivery of cyclical service programmes for each of your premises, ensure testing certification is compliant, along with assisting in closing out any high risk remedial works to defined timescales;
- > Provide a computerised database to manage, oversee and report on compliance levels, including highlighting any shortfalls, in real time

Did you know our property teams work with over 200 schools across the UK to manage and deliver their reactive, cyclical and planned maintenance programmes, along with managing budgets and associated risks?





Experience snapshot: Blackburn with Darwen Borough Council

We complete **792 individual property compliance service programme inspections to 70 schools** across Blackburn and Darwen. This included procuring and managing **60 contractors** across **120 cyclical programme**, which includes statutory requirements such as legionella, asbestos, water

hygiene, mechanical, electrical and fire, and regulating the compliance levels. In addition, our property team supervise and check the quality of workmanship being delivered to ensure this is assessed and validated by competent persons.

Project focus: The Journey to compliance for a school in Blackburn

Following an audit review, a school in Blackburn discovered they were unable to effectively demonstrate if their building was legally safe to be in occupation, and compliant to UK property legislation, civil and criminal law. This meant that the occupants could have been at risk. If an incident had occurred directly or indirectly due to shortfalls with their health and safety management processes, members of the management team and governing body, appointed by the school, could be at risk of serious professional and personal failings, leading to civil or criminal prosecutions.

Once the school's management team were aware of the compliance shortfalls and risk, our property experts were instructed to implement their property compliance management service. This involved our property surveyors inspecting the school and its facilities, to assess the level of health, safety and cyclical programme management and define any gaps to the legislative and legal requirements.

A report and schedule was then produced to highlight the gaps. These gaps were then risk assessed and an action plan produced to address the shortfalls, using our IT system to govern and regulate adherence to the plan, ensuring compliance levels could be measured in real time. This also provided a comprehensive audit trail so the school could provide evidence on request of their compliance with UK law.

This gave the school's management team the peace of mind that their building, its occupants and visitors, were safe and located in a compliant building, and provided a platform of effective risk management and governance should this ever be challenged.



Salford City Council

We have implemented a computerised database programme schedule at 55 schools in Salford to manage their health and safety legal requirements and to highlight any risk as a result of non-compliance. We also manage their cyclical service programme inspections so that their school buildings comply with the specific statutory, legislative or best practice requirements covering both safety, and non-safety critical, items.

The introduction of a robust digitalised schedule process ensures 100% corporate compliance and assists in preventing liability of prosecution.

Did you know?

We manage and provide an audit trail for a total of **1689** property compliance cyclical programme inspections for **over 200 schools** across the UK?

By showing evidence that your school building is compliant to statutory legislation you can reduce premiums on your liability insurance?



Contact



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