Forgewood Housing Co-operative Limited

Annual Assurance Statement 2026

Annual Assurance Statement to the Scottish Housing Regulator

The Management Committee of Forgewood Housing Co-operative Ltd has considered the evidence available to it in support of this Annual Assurance Statement and has reviewed the Co-operative's compliance with the Scottish Housing Regulator's Regulatory Framework.

Based on the assurance received through internal controls, performance monitoring, compliance reporting, external audit, internal audit, policy reviews, risk management arrangements and professional advice where appropriate, the Management Committee is satisfied that:

Forgewood Housing Co-operative is compliant with:

The Regulatory Requirements set out in Chapter 3 of the Regulatory Framework.

The Standards of Governance and Financial Management.

Relevant statutory duties.

Requirements relating to tenant and resident safety.

The Committee has received regular reports throughout the year covering governance, financial performance, risk management, health and safety compliance, asset management and service delivery performance. These reports have enabled members to scrutinise performance and provide effective oversight of the Co-operative's activities.

The Committee has obtained assurance that appropriate arrangements are in place to ensure compliance with landlord duties relating to:

Gas safety

Electrical safety

Fire safety

Water safety

Asbestos management

Damp and mould management

Lift safety (One lift within Forgewood community centre)

The Committee is satisfied that there are effective systems in place to identify, monitor and address any risks to tenants, residents, staff and visitors.

The Committee has also reviewed the Co-operative's financial position, business planning assumptions and risk management framework and is satisfied that Forgewood remains financially sustainable and well governed.

At the date of approval of this Statement, the Management Committee has not identified any material areas of non-compliance requiring disclosure to the Scottish Housing Regulator.

This Statement was considered and approved by the Management Committee of Forgewood Housing Co-operative Ltd on 28 October 2026 and is authorised for submission to the Scottish Housing Regulator.

Signed: [redacted]

Callum Boughey Chairperson

Forgewood Housing Co-operative Ltd

Supplementary Note

In addition to the assurances set out above, Forgewood confirms that it holds comprehensive, good quality and up to date information on the construction, components and condition of its homes.
This information supports the Co-operative's approach to tenant and resident safety, asset management, business planning and long term financial planning, and is regularly reviewed by the Management Committee as part of its governance and assurance framework.