

Risk Register and Action Plan for: Update on Fire Safety in High Rise Buildings						
Date produced: July 2020						
Risk No	Risk description	Risk mitigation	Residual / current risk			Additional steps to be taken
			Likelihood	Impact	Prioritisation	
1.	Resident refusal to undertake essential fire safety works i.e. sprinkler installation	Robust communication and engagement process designed to alleviate resident concerns and encourage them to accept sprinkler systems.	Medium	Significant	High	
2.	Asset Management and Maintenance staffing resources reduced	It is vital that the Asset Management and Maintenance division restructure reflects the need for growth brought about with the increased requirements for Fire Risk safety management of our High/Low Rise residential buildings as a result of the Dame Judith Hackitt review.	High	Significant	High	
3.	Judith Hackitt Review/ Government Policy not being implemented	The Asset Management and Maintenance division has a dedicated fire safety steering group and project plan that is implementing any recommendations to ensure the continued fire safety risk management of our high and low rise residential buildings.	Low	Low	High	
Measures of likelihood/ Impact:						
Description	Likelihood Description	Impact Description				
High	Almost certain, is expected to occur in most circumstances. Greater than 80% chance.	Critical impact on the achievement of objectives and overall performance. Critical opportunity to innovate/improve performance missed/wasted. Huge impact on costs and/or reputation. Very difficult to recover from and possibly requiring a long term recovery period.				
Significant	Likely, will probably occur in most circumstances. 50% - 80% chance.	Major impact on costs and objectives. Substantial opportunity to innovate/improve performance missed/wasted. Serious impact on output and/or quality and reputation. Medium to long term effect and expensive to recover from.				
Medium	Possible, might occur at some time. 20% - 50% chance.	Waste of time and resources. Good opportunity to innovate/improve performance missed/wasted. Moderate impact on operational efficiency, output and quality. Medium term effect which may be expensive to recover from.				
Low	Unlikely, but could occur at some time. Less than 20% chance.	Minor loss, delay, inconvenience or interruption. Opportunity to innovate/make minor improvements to performance missed/wasted. Short to medium term effect.				