

## **Annual Assurance Statement 2025**

Cadder Housing Association is required by the Scottish Housing Regulator's revised Regulatory Framework to prepare and submit its Annual Assurance Statement by 31 October. This document represents the statement that was considered and approved by the Association's Board at its meeting on 30th October 2025.

The Board confirms that we have reviewed and assessed a comprehensive bank of evidence to support this Statement that Cadder Housing Association is compliant with:

- All relevant regulatory requirements set out in section three of the Regulatory Framework
- All relevant standards and outcomes in the Scottish Social Housing Charter
- All relevant statutory and legal requirements
- Regulatory Standards of Governance and Financial Management

We are satisfied, that we meet all 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, water and lift safety and our obligations relating to asbestos and damp and mould. We have reviewed our compliance with the relevant obligations in relation to Tenant and Resident Safety, and we are assured that Cadder Housing Association meets all its duties.

We recognise that we are required to notify the Regulator of any changes in our compliance during the year and are assured that we have effective arrangements in place to enable us to do so.

In assessing the evidence for compliance with the Regulatory Framework, we have adopted an improvement focus which has resulted in the creation of an Action Plan, which we will progress during the course of the year. We have reviewed the identified actions in the action plan and are satisfied that these actions are intended to deliver effective improvement and that none are material to our compliance with the Framework.

As Chair at the Board meeting where the Annual Assurance Statement 2025 was approved, I was authorised by the Board at a meeting on 30th October 2025 to sign and submit this Assurance Statement to the Scottish Housing Regulator. I confirm that this Assurance Statement is being published on our website.

Signed:

Signed: Jamila Flynn, Secretary  
Date: 30<sup>th</sup> October 2025