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**Gas Access: We need your support to save lives and protect £0.5bn in wasted money**

The law rightly commits Housing Associations each and every year to check that gas appliances and flues in their properties are safe. This is vital to keep people protected from the threat of gas explosions and carbon monoxide poisoning – both those living in the home where the gas appliances are and those living in neighbouring homes who could be unwittingly at risk if safety checks aren't carried out.

But, the law doesn't allow social landlords a swift and efficient way to make sure that it can carry out the checks it is legally required to make. In fact, it can take associations as much as four months to follow the due legal process to a point where they have free access to service boilers and carry out other gas safety checks.

Home Group and CORGI have been joined by 22 other housing associations and the Association of Gas Safety Managers to launch [www.gasaccesscampaign.org.uk](http://www.gasaccesscampaign.org.uk) to call for a change in the law so that social landlords have a swift and efficient way to make sure that the appropriate checks can be carried out.

As you will be aware, Local Authorities can rely on certain powers which are unique to them to gain access quickly and at minimal cost. Given that all Registered Providers and Local Authorities are equally responsible under the Gas Safety Regulations (in the event of an explosion or carbon monoxide poisoning) we believe it is appropriate to explore changing the powers Registered Providers have. Furthermore, clarification of "reasonable steps" to gain access would make a significant contribution to the cost savings.



We strongly believe that such a change would not only mean that people would be safer it would also mean a considerable saving – generating money which can be reinvested in our communities and in badly needed new social and affordable homes.


We have set out our arguments and the calculations overleaf which show that with sensible and appropriate legal changes we would reduce waste by close to £1/2 billion pounds over the next decade!

The current situation adds no value and is unsustainable; it doesn't keep the public safe and is wasting public money. We have in the past meet with your predecessors but have been able to make little meaningful progress.

This isn't a small or insignificant problem. Across the entire Housing Association and Local Authority stock, repeat visits have to be made to 1m+ homes. For housing associations, 14,500 properties in any given year have an outstanding safety check still to be made as a result of a failure to gain access. We would therefore like to meet with you and have the opportunity to set out our case. Do please ask your office to get in touch on **0191 2907866** or by emailing **Hollie.Adamson@homegroup.org.uk** who will co-ordinate on our behalf with your office.

With your support we really can make a difference.

Yours sincerely



**Mark Henderson**  
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Joint Chief Executive of CORGI Technical Services  
Chief Executive of AGSM