

Bield Housing & Care

Regulatory Status

Compliant

The RSL meets regulatory requirements, including the Standards of Governance & Financial Management.

Why we are engaging with Bield Housing and Care (Bield)

We are engaging with Bield about its **stock quality, development plans** and because it is a **systemically important** landlord.

We refer to a small number of RSLs as systemically important because of their stock size, turnover or level of debt or because of their significance within their area of operation. We need to maintain a comprehensive understanding of how their business models operate, and how they manage the risks they face and the impact these may have. So we seek some additional assurance each year through our engagement plans. Given Bield's turnover we consider it to be systemically important.

Bield has identified reinforced autoclaved aerated concrete (RAAC) in some of its homes and other buildings. It has told us it has a plan in place to manage any associated risks.

Bield has plans to grow through a programme of new homes for social rent and will receive significant public subsidy to help achieve this.

What Bield must do

Bield must:

- send us copies of its Board and audit committee minutes as they become available;
- tell us if there are any material adverse issues which might affect its capacity to manage the risks associated with RAAC;
- send us an update on its development programme by 31 October 2024. This will include its latest report to the governing body/appropriate committee about development and details of the scale and tenure mix, timescales for delivery and any material delays or changes to the programme; and
- tell us if there are any material adverse changes to its development plans which might affect its financial position or reputation, in line with our notifiable events guidance.

What we will do

We will:

- review the minutes of the Board and audit committee meetings and liaise as necessary;

- observe Bield's Board;
- meet with Bield's senior staff to discuss its business plan and any risks to the organisation;
- review any information Bield provides about RAAC in its homes and other buildings and engage as necessary;
- review the development update and engage as necessary; and
- update our published engagement plan in the light of any material change to our planned engagement with Bield.

Regulatory returns

Bield must provide us with the following annual regulatory returns and alert us to notifiable events as appropriate:

- Annual Assurance Statement;
- audited financial statements and external auditor's management letter;
- loan portfolio return;
- five year financial projections; and
- Annual Return on the Charter.

It should also notify us of any material changes to its Annual Assurance Statement, and any tenant and resident safety matter which has been reported to or is being investigated by the Health and Safety Executive or reports from regulatory or statutory authorities or insurance providers, relating to safety concerns.

Our lead officer for Bield Housing & Care is:

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