



Statement of Community Involvement

Introduction and purpose

The Statement of Community Involvement (SCI) sets out how and when the Council engaged with key stakeholders throughout stage one of engagement and provides an overview of stage two and stage three. In accordance with the engagement strategy, there are four key stakeholder groups:

Key stakeholders

- Residents living in, or who have lived in RAAC-affected homes
- Local community, residents living within a 30m radius of RAAC-affected homes
- Wider community, residents living in the Torry area
- Aberdeen City Council tenants

The three stages of engagement are described below:

| Stage | Date | Action |
|--|---------------------------|--|
| Pre-engagement stage | October 2023 - April 2024 | Residents living in RAAC-affected homes were informed RAAC had been found in the homes within the Balnagask area. |
| Stage 1 | July 2024– August 2024 | <p>Council engaged with key stakeholders on the three viable options and informed stakeholders about the non-viable option. The Council ensured that key stakeholders would be able to effectively understand each option and therefore can inform the Council on the impact options may have on their household, local community and HRA spend.</p> <p>During this time of engagement, key stakeholders were invited to fill out surveys, whereby feedback helped to inform the decision made by the Council on which option to proceed with.</p> |
| Stage 2 | August 2024 | The Council will review an options appraisal set out by an independent advisor and inform key stakeholders which option they have taken once Council has made a decision. |
| Stage 3 Continue engagement and support | September – December 2024 | The Council will continue to engage with key stakeholders, and work to facilitate collaboration. |

Pre-engagement stage

The Council received an independent structural engineers' report on the presence of RAAC in a representative sample of these properties.

The report recommended that council tenants be relocated to alternative accommodation within the city as soon as possible, with the findings considered by Aberdeen City Council's Urgent Business Committee on 29th February 2024.

3rd October 2023 - Letters first delivered to affected residents, advising them of drop-in sessions and the email address and contact numbers for any queries. This was for all residents living in RAAC-affected homes (including council tenants, homeowners, and private renters).

5th October 2023 - Drop-in sessions held at Tullos School

6th October 2023 - Drop-in sessions held at Tullos Learning Centre

November 2023 - Letters delivered to all residents living in RAAC-affected homes.

29th February 2024 – Letters delivered to all residents living in RAAC-affected homes informing them of the decision made following Urgent Business Committee

8th April 2024 - Letters delivered to all council tenants who had recently had an internal survey inspection undertaken as part of the short-term management strategy. Letters also delivered to all private occupiers, providing an update following the Communities, Housing and Public Protection Committee on 28th March.

3rd July 2024 - Council agrees for officers to undertake engagement with residents on options for RAAC-affected properties

Stage one: Engagement on options

Monday 15th - Tuesday 16th July 2024: Information Pack

Information pack and cover letter delivered to all residents living in or who have lived in RAAC-affected homes and the local community (within a 30m radius of RAAC affected homes). The cover letter set out the contents of the information pack, key engagement dates, how residents can provide feedback on the impact the viable options may have on their household, community and wider HRA account.

The information pack included an A5 booklet providing information on the three viable options and the one non-viable option. For the three viable options, information was presented on the works to be done, as well as advantages and disadvantages of each option. Information was also provided on indicative cost and timeline. Information was written in plain English, jargon-free and designed in an engaging format.

The information pack was also shared directly with private landlords.

An email was issued to all Council tenants, resident's groups and the community council inviting them to participate in the engagement survey.

Thursday 18th to Monday 22nd July 2024: Drop-in sessions

The drop-in sessions gave key stakeholders the opportunity to meet the Council Officers and project team to have 1-1 support and conversations around costs, programme and strengthen their overall understanding on the options. They were

able to meet with officers from the Council’s community team and health & wellbeing team, and organisations who have been supporting the local community. Engagement boards were displayed on the information for each option, along with advantages, disadvantages, indicative costs, and programme timeline. Key stakeholders were encouraged to fill out the surveys sharing the impact each of the options would have on their household and community.

The drop-in sessions were held in various locations to enable all three key stakeholder groups to attend, including residents living in homes affected by RAAC, the local community, the wider Torry community and council tenants across Aberdeen City.

First drop-in session: Thursday 18th July 2024: 10am-1pm at Balnagask Community Centre

Those that attended:

| Residents | Number |
|---------------------------|--------|
| Number of council tenants | 2 |
| Resident homeowners | 7 |
| Non-resident homeowner | 1 |
| Number of private tenants | 1 |
| Total | 11 |

Aberdeen City Council Officers

Housing, Families & Communities

Chief Officer Housing
 Locality Inclusion Manager
 Housing Access & Support Manager
 Housing & Support Officers

Corporate Landlord, Families & Communities

Chief Officer Corporate Landlord
 Housing Assets Team Leader
 Operations Manager
 Senior Team Leader
 Strategic Stock Conditions Officer

Capital, City Regeneration & Environment

Chief Officer Capital

Project team

Fairhurst
 AtkinsRéalis

Second drop-in session: Thursday 18th July 2024: 4-7pm at Marischal College

Those that attended

| Residents | Number |
|---------------------------|--------|
| Number of council tenants | 1 |
| Number of owners | 1 |
| Total | 2 |

Housing, Families & Communities
Chief Officer Housing
Locality Inclusion Manager
Housing Access & Support Manager
Housing & Support Officers

Corporate Landlord, Families & Communities
Chief Officer Corporate Landlord
Housing Assets Team Leader
Operations Manager
Senior Team Leader
Strategic Stock Conditions Officer

Capital, City Regeneration & Environment
Chief Officer Capital

Project team
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AtkinsRéalis

Third drop-in session: Saturday 20th July 2024: 10am-1pm at Greyhope Community Hub

| Residents | Number |
|-----------------------------|---------------|
| Number of council tenants | 3 |
| Number of owners | 6 |
| Number from Wider Community | 4 |
| Total | 13 |

Housing, Families & Communities
Chief Officer Housing
Locality Inclusion Manager
Housing Access & Support Manager
Housing & Support Officers

Corporate Landlord, Families & Communities
Chief Officer Corporate Landlord
Housing Assets Team Leader
Operations Manager
Senior Team Leader
Strategic Stock Conditions Officer

Capital, City Regeneration & Environment
Chief Officer Capital

Project team
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Fourth Drop-in session 22nd July 2024: 4-7pm at The Bridge Centre

| Residents | Number |
|--------------------------------------|--------|
| Number of council tenants | 7 |
| Number of owners | 22 |
| Number from Wider Community | 3 |
| Number of council tenants – Non RAAC | 1 |
| Total | 33 |

Housing, Families & Communities

Chief Officer Housing

Locality Inclusion Manager

Housing Access & Support Manager

Housing & Support Officers

Corporate Landlord, Families & Communities

Chief Officer Corporate Landlord

Housing Assets Team Leader

Operations Manager

Senior Team Leader

Strategic Stock Conditions Officer

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Surveys

Surveys were made available to key stakeholders online. Paper copies were also available at the drop-in sessions, or for collection from Greyhope Bay and residents' local housing & support officers. There were three parts of the survey including feedback on options, equalities, and demographics.

Options survey questions: provided key stakeholders with the opportunity to provide both quantitative and qualitative responses on the impact each option would have on their household, local community, and general housing programme.

Equalities survey questions: provided key stakeholders with the opportunity to inform on how the options would affect circumstances including age, disability, pregnancy, and maternity.

Demographic survey questions: provided key stakeholders with the opportunity to set out information around tenancy and background.

The survey opened on Friday 12th July 2024 and closed on Friday 2nd August 2024.

Of the 244 key stakeholders who provided feedback, 75 owned their own home, 46 were part of the wider community, 40 were council tenants living a property affected by RAAC, 8 private tenant living in a property affected by RAAC , 28 were residents or business owners in the local community near properties affected by RAAC, 29 were Council tenants (living out with a property affected by RAAC). There was a total of 18 key stakeholders who did not answer this question.

Of the residents who live in RAAC-affected homes, 80% have lived in their property for more than 10 years.

Commonplace

The Council set up a Commonplace portal for key stakeholders where they could find information on the options, frequently asked questions, and engagement dates including dates and locations of drop-in sessions. Key stakeholders could also fill out the survey on a user-friendly platform.

Link to Commonplace website: [Have Your Say Today - RAAC Stakeholder Engagement - Commonplace](#)

Proposed stage two engagement

On 21st August, the Council will review the report alongside the options appraisal set out by independent advisors for each of the option. The options appraisal looks at the Social Net Present Value for each option via societal impact, commercial cost, capital cost and other aspects. The Council will then determine an agreed approach and programme timeline/steps going forward. This will be communicated to key stakeholders.

Proposed stage three engagement

Housing team to continue supporting residents living in or who have lived in homes affected by RAAC.

Further support provided to local community, providing information as the programme develops, setting out any opportunities to influence programme.

Further stakeholder groups are also communicated with including local businesses, schools, health care services depending on option/approach taken.