
Statement of Intent

Saffron Housing Trust Limited here after called 'Saffron' recognises that mobility scooters (see definitions) can enhance the quality of life for many older or less mobile residents, which has led to increased demands for storage as tenants wish to maintain their independence.

Many of our supported housing schemes, housing with care and general needs flats were not designed to accommodate these vehicles, the storage and charging of which presents a significant fire risk to residents. Whilst recognising that these vehicles have an important role to play in allowing our tenants and leaseholders to remain independent, Saffron will prioritise the safety of all our residents and must comply with all requirements of The Regulatory Reform (Fire Safety) Order 2005.

Policy Aims

The aim of this policy is to set out Saffron's position in regard to the storage and charging of mobility scooters, thus ensuring;

- the continued safety of all Saffron tenants and leaseholders
- Saffron meets its statutory obligations in relation to the Regulatory Reform (Fire Safety) Order 2005
- clear unambiguous directions and instructions on the use and storage of mobility scooters within communal areas of sheltered schemes and general needs flat blocks owned and managed by Saffron are made available.
- that before a scooter is purchased residents have access to the correct information and are advised of their options, having regard to the storage and charging facilities in their flat block or sheltered housing scheme.
- that residents are aware of their liability for any injury caused to another person, damage to the communal areas or other Saffron property as the result of their use of a mobility scooter.

Fire Risk Management

MOBILITY SCOOTERS POLICY



The National Fire Chiefs Council (NFCC) have issued guidance in relation to the storage and charging of mobility scooters in communal areas.

Mobility scooters involved in a fire can release large volumes of smoke and generate significant heat outputs. If mobility scooters are stored on escape routes and are involved in a fire, there is a potential that escape routes will become impassable and residents could be placed at significant risk in the event of a fire. Therefore, appropriate measures must be considered within the building Fire Risk Assessment and management policies for the building. To enable Saffron to proactively manage risk within its buildings the following requirements have been set;

Requirements

- Tenants and Leaseholders must obtain permission from Saffron to store a mobility scooter within our schemes and general needs flat blocks, prior to purchase.
- Mobility scooters must not be charged within the common areas of any Saffron general needs flat block or sheltered scheme (subject to fire risk assessment).
- Where a purpose-built store is not provided, scooters may need to be kept within the tenanted/leasehold property. This is in line with the standard Saffron tenancy agreement.
- Scooters must comply with, BS EN12184:2014 and be maintained in line with manufacturer instructions.

Saffron Commitment

We will review each situation independently and where reasonably practicable develop a solution to support the safe storage and use of mobility scooters. However, there may be situations where no suitable space for storage and/or charging is available.

Policy Guidance

Saffron has procedures and guidance to ensure that tenants are dealt with in an empathetic manner but to ensure that their health and safety obligations are met, and appropriate actions are taken should a tenant breach these guidelines.

Definitions

Powered scooters are defined as 'invalid carriages' under the Use of Invalid Carriages on Highways Regulations 1988. The Regulations divide these machines into three classes:

Class 1 Manual wheelchairs

Class 2 Machines designed for use on the pavement, travelling at speed of up to 4mph. They may also be used on the road to cross from one pavement to another or where no pavement is available.

MOBILITY SCOOTERS POLICY



Class 3 Machines that can be used both on the pavement where, like class 2 vehicles, they are limited to 4mph, and on the road where they can travel at speeds of up to 8mph. These vehicles are required by law to be registered with the DVLA for road use. These vehicles will be licensed in the disabled taxation class.

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