

Picture Works, Nottingham | Fire safety situation report

Update 9 May 2019

The Government made an announcement earlier this morning confirming that a fund of £200 million will be made available to building owners who have not yet replaced unsafe ACM cladding on privately owned high rise blocks. This step has been taken as a result of private building owners having failed to take action to replace ACM cladding and their attempt to offload any costs associated with cladding replacement to leaseholders.

You can read the press release on the Government website [here](#).

The announcement contains few details and raises many questions. For example, a condition of funding would be that the building owner must have taken reasonable steps to recover the costs from those responsible for the presence of unsafe cladding. What would be considered as having taken reasonable steps? Who is responsible for the presence of unsafe cladding?

Building owners will have three months to access the fund, however, they will not be able to register for the fund until early July 2019. It is assumed that further details as to claiming eligibility for the fund will be released between now and July.

How does this announcement affect Picture Works, Nottingham?

As detailed in our updates, Picture Works is not fitted with ACM cladding but rather the manner in which the cladding has been installed is faulty and therefore a fire risk. It is therefore unclear as to whether the remedial works would qualify for the fund, however, as per our recent update, a claim is being pursued against the Building Warranty provider and we await confirmation (anticipated within the next couple of months) as to the success of such claim.