

Tolerable Standard for Housing



The tolerable standard for housing (which is set out in the Housing (Scotland) Acts 1987 and 2006) is the absolute minimum standard that a house must meet to be lived in. This quick guide will explain what a home requires to meet the minimum standard and who to contact at OIC if you have a home that is Below Tolerable Standard (BTS) to begin bringing it back into use.

A property complies with Tolerable Standard if it:

- ◆ Is structurally stable
- ◆ Is substantially free from rising or penetrating damp
- ◆ Has satisfactory provision for natural and artificial lighting, ventilation, and heating
- ◆ Has a satisfactory level of thermal insulation
- ◆ Has an adequate piped supply of wholesome water available within the house
- ◆ Has a sink, provided with hot and cold water and connected to a drainage system
- ◆ Has a toilet within the property which is connected to an appropriate foul drainage system
- ◆ Has a bath or shower and a wash hand basin with hot and cold water. These should each be suitably located within the property
- ◆ Has adequate facilities for cooking food
- ◆ Has adequate foul and surface water drainage
- ◆ Where the property has electrical installation, it must be adequate and safe to use
- ◆ Has satisfactory access to all external doors and outbuildings

Who can help with BTS properties?

The Environmental Health Team at OIC deal with any aspect of our environment in Orkney which could pose a risk to the health and well-being of those living in the community. If your home is classified BTS then it is likely to be the Environmental Health Department that assessed it as such. They are available to give advice on aspects of BTS homes and also assess properties that may be BTS or are newly renovated. They are contactable at: env.health@orkney.gov.uk

The Empty Homes Development Officer at OIC gives help and advice to the owners of empty homes across Orkney. The Empty Homes Scheme has been in place since June 2017 and gives help and advice to any homeowners that need it. This includes dedicated discounts and help accessing any available funding. Contact Rachael Bowes, Empty Homes Development Officer at rachael.bowes@orkney.gov.uk or call 01856 873 535 ex. 2193

