Crowding and Space

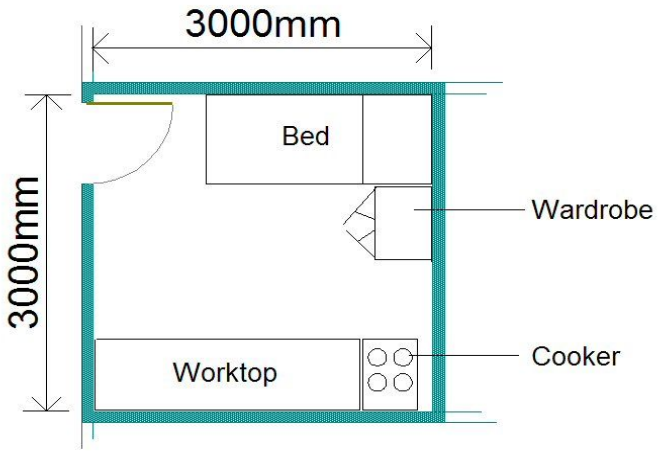
HHSRS

Vulnerable age All ages of person
Related hazards Food Safety

Multiple locations Yes **No**
Secondary hazards Yes **No**

DESCRIPTION OF HAZARDS

Dwelling: Ground floor rear bedsit in a two storey property, originally built circa 1915



Floor Plan and layout

Background:
This two storey property has been converted to eight bedsits, with two shared bathrooms, one on each floor, each containing a shower, WC and basin. There is no shared lounge, dining room or kitchen in the property. There is a small front yard area to the property and a small back garden which is mainly concrete.

This dwelling, the rear bed-sitting room on the ground floor, measures 9 metres square in floor area and contains a full sized cooker, 2300mm of worktop including an inset sink with hot and cold water and two 1000mm wide base units under the worktop and including the sink base unit. The room is intended for use as a bedroom/living space and kitchen.

Occupying Household - The dwelling is occupied by a single adult.

LIST OF RELEVANT MATTERS

LIKELIHOOD & OUTCOMES

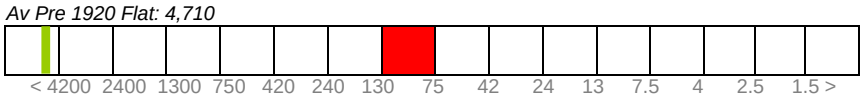
a	Living area	3
b	Kitchen area	3
c	Personal washing area	-
d	Washing area door	-
e	Sanitary accommodation	-
f	Sanitary accommodation door	-
g	Number of bedrooms	-
h	Bedroom size	3
i	Bedroom location	-
j	Recreational space	1

Key

3	Seriously defective
2	Defective
1	Not satisfactory
-	Satisfactory/NA

HEALTH AND SAFETY RATING SYSTEM SCORES

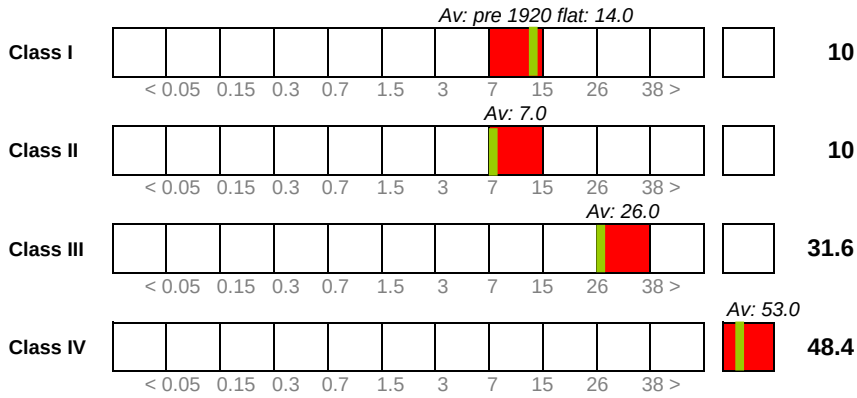
LIKELIHOOD Low → High **1 in 100**



Justification

Even ignoring the current occupation, this dwelling is small and cramped accommodation. Available space is much less than the nominal 9sq m when the kitchen facilities are taken into account. There is little space available to the occupant to allow for normal household activities and little room for belongings and personal effects to be stored safely, and no communal space (such as a lounge). The likelihood of an occurrence is judged to be significantly greater than the average.

OUTCOMES **%**



Justification

There is no reason to vary the outcomes from the average.



RATING SCORES TAKING ACCOUNT OF CURRENT OCCUPANTS

IMPROVE **Likelihood to** 1 in 100 **Outcomes to** 10.0 | 10.0 | 31.6 | 48.4 %

Justification

Normally, assessing for Crowding and Space is dependant on the current occupants. However in this case, the dwelling is already assessed as Band C and taking account of the current occupation is not necessary (and would not affected the assessment).



Av: Nos *Average likelihood, outcomes and HHSRS score for persons of all ages, 1997-1999.*