

Integrated Impact Assessment

The purpose of an Integrated Impact Assessment is to evidence that Aberdeen City Council is meeting its legislative duties by assessing the potential impacts of its policies and decisions on different groups of people and the environment. The legislation considered within this assessment is:

- Section 2 [Equality Act 2010 protected characteristics](#)
- Section 3 [Socio-Economic](#)
- Section 4 [Consumer Duty](#)
- Section 5 [Human Rights](#)
- Section 6 [Children and Young People's Rights](#)
- Section 7 [Environmental impacts](#)

The term 'policy' is used throughout this document and applies to policies, proposals, strategies, provision, criteria, functions, practice, budget savings and activities that includes delivery of our services.

1. About the Policy

1.1 Title

Viability Assessment of Proposals from Owners of Properties with RAAC

1.2 What does this policy seek to achieve?

At the meeting of Full Council on 11 October 2023 a presentation was given to members on Reinforced Autoclaved Aerated Concrete (RAAC). On 29 February 2024 an Urgent Business Case report provided an update on the works undertaken to identify the extent and impact of the presence of RAAC in the Balnagask area of the city. A significant number of intrusive surveys were undertaken and it was ultimately determined that council tenants in affected properties should be rehomed to ensure their safety. Almost all council tenants have now been supported into suitable alternative accommodation.

An Options Appraisal report, prepared by independent advisors and informed by the voices of key stakeholders, was presented to members at their 21 August 2024 Council meeting to support long term decision making. The Options Appraisal report provided three valid options (with permutations), and one non-valid option for the Council owned properties in Balnagask. Council determined that the optimum option was the demolition and rebuild of homes on site.

At the meeting of 21 August 2024 officers were instructed to look at a range of delivery options for new housing on the site and to take forward negotiations with private owners to acquire their properties voluntarily at Market Value, noting that this would be a valuation of the property at the current date and be on the same basis as a CPO process. In addition to Market Value, the council would meet reasonable legal and professional costs along with home loss and disturbance payments.

As part of negotiations with private owners, officers were instructed to assess the housing options available for each individual owner to identify any support that could be offered in rehoming in order to ensure their safety. This included the inclusion of homeowners on the RAAC Impact housing list as per decision of the Urgent Business Committee held on 29 February 2024. Rehoming work is on-going.

On 5 February 2025, Council noted the alternative options proposed by the Torry RAAC Campaign Group Management Committee for owners of homes in Balnagask and instructed officers to explore the

feasibility, benefits and risks associated with each option, alongside any other identified opportunities to support owners, and report the findings to a future meeting of the Communities Housing and Public Protection Committee.

This Integrated Impact Assessment sets out how the options presented by Torry RAAC Campaign Group Management Committee and UK RAAC may impact on individuals in Balnagask and also gives consideration to groups across the city given that any action taken to support home owners in Balnagask will impact on all residents who pay Council tax. The options have been explored through two workshops with the Torry RAAC Campaign Group Management Committee and the insight gleaned during these workshops has informed the development of this Integrated Impact Assessment.

1.3 Is this a strategic programme/proposal/decision?

Yes

1.4 Is this a new or existing policy?

An amendment to an existing policy

1.5 Is this report going to a committee?

Yes

1.6 Committee name and date:

Communities Housing and Public Protection Committee 27th May 2025

1.7 Report no and / or Budget proposal number and / or Business Case reference number:

F&C/25/124

1.8 Function and cluster:

Families and Communities, Corporate Landlord & Housing

Impacts

Aberdeen City Council has a legal requirement as a public sector organisation to assess the impact of its work on equality groups and assess against human rights, children's rights and our socio-economic duty. This is our Public Sector Equality Duty (PSED). The PSED has three key parts:

- Eliminate unlawful discrimination, harassment, victimisation or any other prohibited conduct.
- Advance equality of opportunity.
- Foster good relations by tackling prejudice, promoting understanding.

This following five sections in the Integrated Impact Assessment demonstrate that these considerations that have been made in the policy, that the impact of proposals made is understood and accepted, and what mitigating steps can be taken to reduce any negative impact of the policy.

2: Equality Act 2010 - Protected Characteristics

Aberdeen City Council wants to ensure everyone is treated fairly. This section identifies what impact the policy may have on people with [protected characteristics](#).

2.1 What impact could this policy have on any of the below groups?

Protected Characteristic	Negative			Neutral	Positive
	High	Medium	Low		
Age		X			
Disability		x			
Gender Reassignment			X		
Marriage and Civil Partnership			X		
Pregnancy and Maternity		X			
Race			X		
Religion or Belief			X		
Sex			X		
Sexual Orientation			X		

2.2 In what way will the policy impact people with these protected characteristics?

The Integrated Impact Assessment has identified that the options presented by owners for consideration may have an impact on a number of the protective characteristic groups including Age, Disability and Pregnancy and Maternity.

Based on the data gathered to date, impacts on the following protected characteristics have not been identified: Gender Reassignment, Marriage and Civil Partnership, Sex, Sexual Orientation, Race and Religion.

This assessment looks at how each of the protective characteristic groups will be impacted by the options presented for consideration.

Removal of RAAC panels and replace roof Option

Age - Impact on elderly homeowners living in RAAC affected homes

Engagement with the Torry RAAC Campaign Group Management Committee (TCRC) suggests that this group are particularly concerned about the options available to them due to their inability to secure a mortgage etc. As a result, this group requires careful consideration.

Whilst roofs are replaced, this option will require the use of heavy plant, such as cranes (for lifting). The construction works may have a wider/higher impact on noise and air quality for the local community.

This may negatively impact young families and the elderly due to noise pollution and quality of air. Whilst works are undertaken properties will be emptied for a prolonged period of time. This could lead to increase anti-social-behaviour and increase crime rates, this may lead the elderly and families with young children feeling vulnerable. Consideration of more stringent security measures may be necessary mitigation for this option.

Those who are elderly may not be able to afford RAAC remedial works and further inspections/roof replacements. This will require a route to help owners fund replacement roofs to be identified.

Disability - Impact on owners impacted by disability living in RAAC affected homes

Whilst roofs are replaced, there will be crane work taking place, this could impact on noise and air quality for the local community. This may negatively impact those with respiratory issues with dust, and pollutants from works being done, exacerbate respiratory conditions. Noise pollution can lead to sensory overload, causing severe discomfort, stress and disorientation for individuals with neurological conditions such as autism or sensory processing disorders. Prolonged exposure to high noise levels can contribute to physical stress or exacerbate existing health conditions.

Whilst works are undertaken properties will be emptied for a prolonged period of time. This may lead to increase anti-social-behaviour and increase crime rates, this may lead to the residents with disabilities and neurological impairment feeling vulnerable.

Those who have a long-term illness or disability may find it difficult to secure funds for works to be completed, even if a repayment plan were to be provided. Those who are disabled may find it difficult to find and move into a temporarily home that is suitable for their existing needs. There will be a need to take a person centred approach to determining the scope of works to be undertaken to ensure that homes are accessible and also to carefully consider allocations approach to ensure a level of prioritisation for this group. There will also be a need to ensure that any loan/grant arrangement is affordable.

Pregnancy and maternity - Impact on owners living in RAAC affected homes

Whilst roofs are replaced, there will be crane work taking place, this could impact on noise and air quality for the local community. This may negatively impact residents who are pregnant due to impact of dust, and pollutants from works being done, exacerbate typical respiratory circumstances. Noise pollution can lead to sensory overload, causing severe discomfort, stress and disorientation for unborn babies and newborn babies. Prolonged exposure to high noise levels can contribute to physical stress or exacerbate existing health conditions of the pregnant mother and mother of newborn children. Whilst works are undertaken properties will be emptied for a prolonged period of time. This can lead to increase anti-social-behaviour and increase crime rates, this may lead to the residents who are pregnant and those with new born children feeling vulnerable.

Homeowners who are on maternity leave may not be able to afford the RAAC remedial works due to income from maternity pay being limited. Homeowners who are pregnant or have a newborn may not be able to move with ease temporarily and/or find suitable accommodation whilst works take place. Ideally, a mechanism should be put in place to arrange and cover the costs of decant arrangements.

House Swap:

Age - Impact on elderly homeowners living in RAAC affected homes

Elderly owners may find it harder to integrate into other communities across the city and not have access to the community/neighbourhood supports they currently benefit from. Elderly owners may require support to pack up and move to a new home. Elderly people with Alzheimer's and dementia may find it difficult to recognise their new home within an unfamiliar community.

The offer of a house swap would dramatically reduce health and safety risks to those living in the area and also protect owners from living in the community during demolition, landscaping and building works. This may present a helpful means of enabling the elderly to secure another property given that securing a mortgage would be a challenge for most elderly owners. Some of the older owners have been supported to move to supported accommodation.

Disability - Impact on owners impacted by disability

Those with disabilities may feel unsafe and vulnerable in a new community and may require support to pack up and move to a new home. Those with a disability may require adapted properties to meet their particular needs

The offer of a house swap would dramatically reduce health and safety risks to those living in the area and also protect disabled owners from living in the community whilst demolition and landscaping work is undertaken. Those who have a long-term illness or are disabled may not be able to afford a new home and therefore be made unintentionally homeless without an option similar to a house swap.

Pregnancy and maternity - Impact on owners living in RAAC affected homes

Those who are pregnant or have new born children may feel vulnerable away from their network of neighbours. A house move during pregnancy would be stressful and could impact on the health and wellbeing of mother and child.

The offer of a house swap would help mitigate against those who are pregnant and with new born babies feeling unsafe and vulnerable as there are less residents living in Balnagask. The house move option would also remove pregnant women and young children from noise pollution and air pollution as properties are being demolished. In addition, during the demolition phase there could be left over debris, rocks, dust making this unsafe for those newborns, respiratory diseases and increase stress and anxiety for those with mental health issues.

2.3 What considerations have been made in reaching the above assessment?

What internal or external data has been considered? What does this data tell us?

External Data

The data used to inform the Integrated Impact Assessment is from Scotland's Census 2022 for Aberdeen City and Torry/Ferryhill, Aberdeen City Council Area Profile 2022, the Scottish Index of Multiple Deprivation 2020, Our Place Our Priorities Torry 2016 and Public Health Scotland and key stakeholder survey responses. Please see a summary of data insights below.

Age: In Torry/Ferryhill, 14% of the population are aged 16 and under, 13% are aged 65 and over, 42% of the population are aged between 25-50 years (Census, Torry/Ferryhill, 2022). In Aberdeen City, 16% of the population are aged 16 and under, 17% are aged 65 and over, 37% are aged between 25-50 years (Census, Aberdeen City, 2022).

Disability: In Torry/Ferryhill 17% of adults live with long term limiting physical or mental health condition. In Aberdeen City 20% of adults live with long term limiting physical or mental health condition (Census, 2022).

Pregnancy and Maternity In 2022, there were 2,260 births in Aberdeen City (Census 2022). In 2022, there were 211 births in Torry/Ferryhill (Census, 2022).

Survey Responses

Summary: 290 key stakeholders contributed to the options survey conducted in 2024, 67 made further contributions to the equality survey, where majority came under groupings including, age or/and disability headlines. Survey results stipulated perceived concerns of key stakeholders across all options and how options would potentially impact their household and community.

2 workshops were held with the with Torry RAAC Campaign Group Management Committee. These workshops provided insight into the impact of the various options on homeowners.

Conclusions

Age distribution: the population shows significant diversity in age groups, with over 65s indicating a presence of older adults who may have specific needs related to aging, and under 16s highlighting a sizeable proportion of children and adolescents. There is a need to pay particular attention to the needs of older owners and in particularly consider the affordability of options and how they can be supported to settle in new communities.

Disability representation: The data uncovers the need for additional support and provisions around long term illnesses. This includes the understanding of vulnerabilities and mitigations for specific long term illness provisions and consideration of the need for adapted properties, more favourable allocation policies and consideration of decant arrangements.

Pregnancy and maternity: The data sets out a likelihood of key stakeholders being pregnant or on maternity leave, and therefore the need to understand vulnerabilities and mitigations for such conditions, allowing appropriate provisions to be put into place.

What consultation and engagement has been undertaken with officers and partner organisations?

Regular updates with Scottish Housing Regulator, Scottish Government and NHS Grampian.

What consultation and engagement has been undertaken with people who may be impacted by this policy?

Workshops held with the Torry RAAC Campaign Group Management Committee

2.4 What mitigations can be put in place?

What can be done to remove or reduce any negative impacts of this policy (if applicable)?

Key concerns and mitigations

1. Air quality and noise pollution

Key stakeholder: Local community

- Contractor requirements will include use of low-emission equipment and equipment to be well maintained to reduce emissions and dust.
- The contractors will be required to employ dust suppression methods, including use of water mist or sprays to control dust and the setting up of enclosures round construction sites to contain dust.
- Limit construction work to less disruptive hours to minimise disturbance to nearby residents. Residents and local businesses will be notified of construction schedules and expected noise levels.

2. Crime and anti-social behaviour

Key stakeholder: All tenures and local community

- Properties will be barricaded to ensure the public do not have access.
- Demolition work to be programmed as soon as possible to mitigate potential ASB and vandalism
- Liaising with Police on project progress

3. Costs

Key stakeholder: Homeowners, Private Landlord and those living in the city and paying Council Tax

- Currently there is no funding support to homeowners and the Council will continue to engage with both Governments
- There is a need to look at low cost/no cost mechanisms to ensure that the options are affordable
- There will be a need for the Council to contribute to the options if accepted by Committee
- There will be a need to ensure that the cost to the Council does not significantly impact those who pay Council Tax across the city

4. Accessibility

Key stakeholder: Those with a disability or long term health conditions

- There will be a need to consider those with a health need
- There will be a need to ensure that reasonable adaptations are put in place for those who choose one of the proposed options.

With mitigations in place, what is the new overall rating of the negative impact(s)?

High	
Medium	
Low	X
Negative Impact Removed	

3: Socio-Economic Impacts

Aberdeen City Council has a duty to reduce the inequalities of outcome that can arise from socio-economic disadvantage. This section is used to consider what impact the policy may have on people experiencing socio-economic disadvantage – and how any inequalities of outcome arising from the policy can be reduced.

Use this guide to understand more on socio-economic inequalities: [The Fairer Scotland Duty: Guidance for Public Bodies \(www.gov.scot\)](https://www.gov.scot/publications/fairer-scotland-duty/guidance-for-public-bodies/pages/1-introduction.aspx)

3.1 What impact could this policy have on people who experience the following aspects of socio-economic disadvantage?

	Negative	Neutral	Positive
Low income – those who have insufficient earnings to meet basic needs, such as food, clothing, housing, or utilities.	x		
Low/ no wealth – those who have no savings for unexpected spend or provision for the future.	x		
Material deprivation – those who cannot afford or access goods or services that are considered essential or desirable for a decent quality of life, such as food, clothing, heating, transport, internet, cultural, recreational and social activities.	x		
Area deprivation – those who live in an area with poor living conditions, such as higher levels of crime, pollution, noise, congestion, or lack of infrastructure, amenities, or green spaces.	x		
Socio-economic background – social class, parents' education, employment, income.	x		

3.2 In what way will the policy impact people experiencing socio-economic disadvantage?

Removal of RAAC panels and replace roof Option

- The need to fund the roof replacement option could impact negatively on these groups. It will be important to establish a low cost/no cost options to enable owners who require support to access it and there will be a need to set a clear limit on the costs being passed to owners to enable effective budgeting. In real terms, this means that the Council will have to pick up some of the costs of this option.
- There is a need to ensure that addressing the issues in Balnagask, does not impact negatively on these groups who are dispersed across the city. This requires on-going consideration of the use of Council resources and being able to continue to demonstrate best value.
- This option would ensure that those who may be priced out of the housing market in other communities across the city due to the current Market Value of their property, can continue to own their own home.
- The Council funding decant arrangements to ensure that owners are not asked to cover mortgage payments and rent simultaneously
- This option would ensure that area deprivation is unchanged

House Swap

- This option would allow those who are keen to move to a RAAC free property are able to do so if they accepted a property of equal Market Value
- This option would allow owners to be compensated for any difference in value to their benefit
- This option would allow those who require support to move to a RAAC free property elsewhere in the city to do so by accessing a low cost/no cost loan/arrangement

This option will restrict the impact of Council decision makers on other Council Tax payers across the city.

The situation homeowners are in is viewed as a negative impact. It is considered that both options noted above have an improved impact in relation to the Council not providing any support, and are neutral in relation to the Voluntary Acquisition option; however no option creates a positive situation.

3.3 What considerations have been made in reaching the above assessment?

What internal or external data has been considered? What does this data tell us?

Data: Torry ranked the most deprived area (20%), and parts of Torry East ranked most deprived area (10%) across income, employment, education/skills and housing, crime and Geographic Access (Scottish Index of Multiple Deprivation, 2020). In addition, 1 in 3 adults in Torry have no formal qualification (Our Place Our Priorities Torry, 2016). In Balnagask 30% of the population are income deprived (Our Place Our Priorities Torry, 2016).

According to Public Health Scotland, over 13% of Children are from low income families, and nearly 9% of the population are income deprived, both statistics are below Scotland's average, this is compared with Torry East whereby over 25% of Children are from low income families and 21% of the population are income deprived (Public Health Scotland, Health and Wellbeing Profile Aberdeen City).

Insight: A significant portion of the population may have limited formal education or skills, which could affect understanding of information provided, and/or ability to engage in complex discussions. A significant portion of population may have limited ability to have flexible working provisions to attend provide access to homes if intrusive surveys are to take place. In addition, costs of RAAC remedial works may be unaffordable to those that are retired, long term sick and who are homeowners.

Workshops with the Torry RAAC Campaign Group Management Committee have highlighted that cost is the primary concern of owners impacted by RAAC in Balnagask.

What consultation and engagement has been undertaken with officers and partner organisations?

Regular updates with Scottish Housing Regulator, Scottish Government, Police, Fire Brigade and NHS

What consultation and engagement has been undertaken with people who may be impacted by this policy?

As detailed above

3.4 What mitigations can be put in place?

What can be done to reduce any negative impacts of this policy (if applicable)?

Socio-economic

- The provision of no cost/low cost means of funding the roof replacement option
- The Council funding around 50% of the total cost, and offering to remaining 50% through the arrangement described above
- Funding being made available to enable owners to make their new house a home
- Any funding risk sitting with the Council
- The Council funding decant arrangements

If mitigations are in place, does this remove or reduce the negative impact?

No – negative impact remains

Yes – negative impact reduced

Yes - negative impact removed

x

4: Consumer Impacts

The Consumer Scotland Act 2020 places a Consumer Duty on the public sector to put consumer interests at the heart of strategic decision-making, emphasising the need for accessible and affordable public services, especially during times of financial pressure. This person-centred approach is intended to result in better quality services and outcomes for the public as consumers of public services across Scotland.

This section of the IIA is used to consider the impact of the policy on consumers of any services that the policy is intended to change.

Use this guide to understand more on the consumer duty: [how-to-meet-the-consumer-duty-guidance-for-public-authorities.pdf](#)

4.1 What impact could this policy have on any of the below consumer groups?

	Negative	Neutral	Positive
Individuals	X		
Small businesses	X		

4.2 In what way will the policy impact people in these consumer groups?

The current strategy to mitigate the RAAC affected properties is to demolish them but also to consider a future masterplan for the area. As residents are rehomed this leads to a reduction in the local population which may have a negative impact on local businesses through reduced footfall. If a business becomes unviable it would mean other local residents (not impacted by RAAC) would have to travel further for a similar consumer choice.

The specific purpose of this Integrated Impact Assessment is to consider the impact of the alternative options proposed by the Torry RAAC Campaign Group Management Committee. It is recognised that there could be a potential impact on footfall to businesses, depending on access routes, disruption, noise etc whilst works are ongoing. It is also recognised though that one of these options would result in some of the residents remaining within the community and as such the reduced footfall would potentially not be as significant as the current strategy to demolish the properties.

4.3 What mitigations can be put in place?

What can be done to remove or reduce any negative impacts of this policy (if applicable)?

Local stakeholders, including local businesses will be consulted as part of the engagement strategy, seeking to understand any potential impact.

The approach to the 'Removal of the roof panels and replace roof' option is not anticipated to have a significant impact on small business, as measures will be implemented if necessary to ensure that access is maintained. Should access be restricted to certain areas due to works, alternative access routes will be maintained and available to businesses. This will seek to minimise any potential impact on businesses and on individuals accessing their services.

If mitigations are in place, does this remove or reduce the negative impact?

No – negative impact remains

Yes – negative impact reduced

Yes - negative impact removed

x

5: Human Rights Impacts

The Human Rights Act 1998 sets out the fundamental rights and freedoms that everyone in the UK is entitled to. It incorporates the rights set out in the European Convention on Human Rights (ECHR) into domestic British law. The Human Rights Act came into force in the UK in October 2000

The Act sets out our human rights in a series of 'Articles'. Each Article deals with a different right.

Use this guide to understand more about [Human Rights](#).

5.1 What impact could this policy have on Human Rights?

Human Rights Article	Negative	Neutral	Positive
Article 2: Right to life		X	
Article 4: Prohibition of slavery and forced labour		X	
Article 5: Right to liberty and security		X	
Article 6: Right to a fair trial		X	
Article 7: No punishment without law		X	
Article 8: Right to respect for private and family life, home and correspondence		X	
Article 9: Freedom of thought, belief and religion		X	
Article 10: Freedom of expression		X	
Article 11: Freedom of assembly and association		X	
Article 12: Right to marry and start a family		X	
Article 14: Protection from discrimination in respect of these rights and freedoms		X	
Article 1 of Protocol 1: Right to peaceful enjoyment of your property	X		
Article 2 of Protocol 1: Right to education		X	
Article 3 of Protocol 1: Right to participate in free elections		X	

5.2 In what way will the policy impact Human Rights?

The presence of RAAC in homes presents a health and safety risk to homeowners. If there is a further deterioration in the panels, there would be a question regarding a requirement to utilise enforcement action to keep homeowners safe. The two proposals are thought likely to be more attractive to owners than the current Voluntary Acquisition policy, and their implementation would help mitigate any risks to Human Rights.

Article 1 Protocol 1: Whilst options are designed to improve the situation for owners the background situation will continue to cause distress and as all options require a number of interdependencies to come together this uncertainty may continue for some time.

5.3 What mitigations can be put in place?

What can be done to remove or reduce any negative impacts of this policy (if applicable)?		
See mitigations listed under Protected Characteristics section as they are applicable to the impact on human rights.		
<ul style="list-style-type: none"> The Council will continue to engage with residents about the process / timeline for both options and the support available to them during the period of transition. 		
If mitigations are in place, does this remove or reduce the negative impact?	No – negative impact remains	
	Yes – negative impact reduced	X
	Yes - negative impact removed	

6: Children and Young People's Rights Impacts

The United Nations Convention has 54 articles that cover all aspects of a child's life and set out the civil, political, economic, social and cultural rights that all children everywhere are entitled to. It also explains how adults and governments must work together to make sure all children can enjoy all their rights.

Children's rights apply to every child/young person under the age of 18 and to adults still eligible to receive a "children's service" (e.g. care leavers aged 18 – 26 years old).

There are 4 articles known as the "General Principles". They help to interpret the other articles. They are:

1. Non-discrimination (Article 2)
2. Best interest of the child (Article 3)
3. Right to life survival and development (Article 6)
4. Right to be heard (Article 12)

For ease, the articles have been grouped in three categories to support assessments against the Convention, those most directly related to the **PROVISION** of services, those most directly related to the **PROTECTION** of children and young people, and those to encourage their active **PARTICIPATION** in **decision making**. You can [read the full UN Convention \(pdf\)](#), or [just a summary \(pdf\)](#), to find out more about the rights that are included.

6.1 What impact could this policy have on the rights of Children and Young People?

	Negative	Neutral	Positive
PROVISION			
Article 2: non-discrimination		X	
Article 3: best interests of the child provision and protection			X
Article 5: parental guidance and a child's evolving capacities		X	
Article 16: right to privacy		X	
Article 17: access to information from the media		X	
Article 18: parental responsibilities and state assistance		X	
Article 22: refugee children		X	
Article 23: children with a disability	X		
Article 24: health and health services		X	
Article 26: social security		X	
Article 27: adequate standard of living	X		
Article 28: right to education		X	
Article 29: goals of education		X	
Article 30: children from minority or indigenous groups		X	
Article 31: leisure, play and culture		X	
Article 39: recovery from trauma and reintegration		X	
Article 40: juvenile justice			
PROTECTION			
Article 6: life, survival and development		X	
Article 7: birth registration, name, nationality, care		X	
Article 8: protection and preservation of identity		X	
Article 9: Separation from parents		X	
Article 10: family reunification protection		X	
Article 11: abduction and non-return of children		X	
Article 15: freedom of association		X	
Article 19: protection from violence, abuse and neglect		X	
Article 20: children unable to live with their family		X	

Article 21: adoption		X	
Article 25: review of treatment in care		X	
Article 33: drug abuse		X	
Article 34: sexual exploitation		X	
Article 35: abduction, sale and trafficking		X	
Article 36: other forms of exploitation		X	
Article 37: inhumane treatment and detention		X	
Article 38: war and armed conflicts		X	
Article 32: child labour		X	
PARTICIPATION			
Article 12: respect for the views of the child		X	
Article 13: freedom of expression		X	
Article 14: freedom of thought, belief and religion		X	
Article 42: knowledge of rights		X	

6.2 In what way will the policy impact the rights of Children and Young People?

The action being taken by Council is very much in keeping with the best interests of the child in that children living in homes with RAAC are facing a risk to their health and safety.

Article 23: Children with disabilities: A house move, even on a temporary basis, will impact the routine of children who have physical disabilities and or neurological impairments. There will be a need to carefully consider allocations policies and ensure wider multi-agency supports are available. Any new home will require to have the adaptations necessary to support children with disabilities.

Article 27: adequate standard of living: The wellbeing of children is directly related to the wellbeing of their parents/carers. As such, there is a risk that not taking account of the socio-economic circumstances of homeowners who are parents and carers will have a disproportionate impact on the wellbeing of children. There is a need to ensure that parents and carers are supported financially where this is required.

6.3 What mitigations can be put in place?

What can be done to remove or reduce any negative impacts of this policy (if applicable)?

There will be a need to carefully consider allocations policies and ensure wider multi-agency supports are available. Any new home will require to have the adaptations necessary to support children with disabilities.

There is a need to ensure that parents and carers are supported in so far as is possible.

If mitigations are in place, does this remove or reduce the negative impact?

No – negative impact remains

Yes – negative impact reduced

Yes - negative impact removed

X

7: Environmental Impacts

Aberdeen City Council has a duty to meet its legal environmental responsibilities by working towards Net Zero emissions, adapting to climate change, and acting in a way it considers most sustainable. We must also fulfil the [biodiversity duty](#) and [sustainable procurement duty](#).

This section in the Integrated Impact Assessment demonstrates that these considerations that have been made in the policy, that the impact of proposals made is understood and accepted, and what mitigating steps can be taken to reduce any negative impact of the policy.

Use this guide to understand more on the legal climate change duty: [Climate change - gov.scot \(www.gov.scot\)](#) and find out more about how Aberdeen is adapting to Climate Change: [Aberdeen Adapts | Aberdeen City Council](#)

7.1 What is the impact of this policy on any of the below climate, environmental and waste considerations?

	Negative	Neutral	Positive
Council or City-wide carbon emissions			X
Active and sustainable travel		X	
Facilities for local living		X	
Resilience and adaptability to flooding and weather events		X	
Biodiversity improvement and wildlife/habitat connectivity		X	
Water consumption and drainage		X	
Pollution (air, water, noise, light and land contamination)		X	
Impact on resource use and waste		X	
Sustainable procurement of goods and services		X	

7.2 In what way will the policy impact the environment?

Compared to the existing instruction for site redevelopment the retention of some units may have a slight environmental improvement as there will be lower demolition requirement. The 'hose swap' option will bring currently vacant stock into economic use more quickly with positive environmental benefit.

7.3 What considerations have been made in reaching the above assessment?

What internal or external data has been considered? What does this data tell us?
Statutory planning guidance and considerations from previous option appraisal work, engagement with owners, previous reports etc.
What consultation and engagement has been undertaken with local groups, partner organisations, experts etc? Where required, identify any other environmental assessments that have been completed.
Ongoing dialogue with Torry Community RAAC Campaign Group (TCRC).

7.4 What mitigations can be put in place?

What can be done to remove or reduce any negative impacts of this policy (if applicable)?		
N/A		
If mitigations are in place, does this remove or reduce the negative impact?	No – negative impact remains	
	Yes – negative impact reduced	
	Yes - negative impact removed	

8: Sign Off

Any further positive or negative impacts on individuals or groups that have been considered?
N/A
Does the policy relate to the Council's Equality Outcomes? If yes, how:
No
Overall summary of changes made to the policy as a result of impact assessment.
See above – various mitigations have been identified based on the data available and these have been built into the Viability Assessment being presented to Committee for approval.
Outline how the impact of policy will be monitored.
Dedicated project team to manage the delivery of the Council decision including lessons learned from assessing the impact and ensuring appropriate mitigations have been identified
If there are any remaining negative impacts after mitigation, what is the justification for why this policy should proceed.
Despite any negative impacts identified in this assessment, the overarching consideration is to ensure that residents are safe which requires a solution to mitigate the RAAC impact in the affected properties

Assessment Author	Stephen Booth and Jacqui McKenzie
Date	28 April 2025
Chief Officer	Stephen Booth and Jacqui McKenzie
Date	13 May 2025