

LLANSANNOR COMMUNITY HALL ASSOCIATION

WATER QUALITY SAFETY POLICY

1. INTRODUCTION

Llansannor Community Hall Association [LCHA] is a Registered Charity (Reg. No 1112822). As such LCHA is responsible for the operation and maintenance of Llansannor Community Hall (LCH).

The management of the hall is vested in the executive committee (the 'LCHA Committee') whose powers and composition are defined in the Constitution. This includes responsibility for the Management of Water Quality and Safety in the Hall.

The Committee has therefore drawn up this Safety Policy for Water Quality based on the current Legislative requirements and the General Risk Assessments. It is applicable to all water supplies in and around the premises.

2. OBJECTIVES

- 2.6 To ensure all reasonable measures are taken to prevent the risk of sickness or death to any persons using or working in or around the hall as a result of contaminated water.
- 2.7 To ensure all water and sewage systems at the hall are installed and maintained is to an appropriate standard in accordance with current regulations.

3. IMPLEMENTATION

- 3.1 Ensure that all additions or modifications to the water supplies and waste water systems are installed in accordance with the current Building Regulations and WRAS Codes of Practice.
- 3.2 Ensure all Potable (Drinking) water is supplied from a direct main fed circuit.
- 3.3 Ensure all hot water heaters are installed and maintained in accordance with current Codes of Practice, in particular to minimise risk of Legionella bacteria.
 - 3.3.1 The LCH is classified as very low risk in regard to Legionella because:
 - a) the cold water is supplied directly from a wholesome mains supply (no stored water tanks)
 - b) the hot water is fed from instantaneous / low volume water heaters (supplying outlets at 50 °C)
 - c) the only outlets are toilets hand basins and kitchen with no showers, pools or hot tubs etc.
 - 3.3.2 Never the less hot water can be stored in the low volume heaters for significant periods and appropriate control measures must be operated to ensure water services are operated so as to prevent Legionella growth. To effect this:
 - a) Hot water heaters should be set to store water at 60°C or higher
 - b) Hot water should be distributed at 50°C or higher

- c) When heaters are first turned on stale water should be flushed through system for several minutes before use
- d) Cold water should be stored and distributed below 20°C. (Mains feed)

3.3.3 The LCH Booking Officer and LCHA Committee members will regularly check hot water temperatures when visiting /using the hall and report any concern regarding low hot water temperature to the committee.

3.4 The waste water drainage is separated into foul water and surface water. The foul water sewage system is connected to a septic tank located at the south end of the building. The surface water drains into a buried soakaway.

3.5 The septic tank will be inspected at regular intervals by the LCH Letting Office or a designated LCHA Committee member to ensure it is in good condition, and does not become overfilled or over flow. The tank will be emptied as required by an approved waste disposal contractor when notified by the Booking Officer or designated LCHA Committee member.

3.6 General measures shall be adopted to minimise the risk of surface water entering the foul water system and the foul water gullies protected and regularly inspected ensure the minimum surface water ingress.

4 All Urinals will be fitted with water conservation devices and measures taken to ensure water usage is the minimum necessary to maintain sanitary conditions. WC cisterns will be inspected by the Booking Officer or a designated LCHA Committee member at regular intervals to ensure correct operation and minimum water use.