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RISK ASSESSMENT AND METHOD STATEMENT

Flood work, 41 River Street, Stockport: ground floor

Hollins & Reed Restoration Ltd · 12 to 14 October 2026 · In charge: Dan Hollins

Job details

Company	Hollins & Reed Restoration Ltd
Site and work area	41 River Street, Stockport: ground floor
Planned dates	12 to 14 October 2026
Customer	Mr and Mrs Duffy (insurer-appointed)
In charge on site	Dan Hollins
Team	Two technicians: Dan Hollins leads and records the moisture readings; Priya Shah sets and checks the equipment.
Work	Flood work
Prepared by	Dan Hollins
Signature	
Date	

Work and boundaries

Drying out. Areas: Kitchen; Living room

Working arrangement

- Access: the floor or ground.
- The work area will be kept clear of other people.

Emergency arrangements

Continuous siren; assemble at the site gate. First aider: Dan Hollins, first aid kit in the van. Ambulances come to the main entrance: 41 River Street, Stockport. Dan Hollins calls 999 and meets the ambulance.

Planned method

1 **Set up the work area**
Confirm the work area and scope before starting. Keep other people outside the active work area. Keep entrances and escape routes clear.

2 **Do not go down into a flooded cellar or void**
Pump and dry cellars, pits and underfloor voids from outside wherever you can reach. Nobody goes in without a written plan, an air test and a mate outside ready to pull them out.

3 **Wait until floodwater recedes**
Start drying equipment only after the floodwater has receded. Do not use a dehumidifier to remove standing floodwater.

4 **Hold back extensive mould**
Stop ordinary drying work if mould persists or is extensive. Get advice from a specialist cleaner with fungal-remediation experience.

5 **Check the weather before you start**
Stop handling wet contents and repair materials when the wind is strong enough to catch them. Stop in heavy rain, ice or lightning.

6 **Keep wet electrical equipment out of use**
Isolate wet equipment and wiring from use. Have the right person check it before it is energised again.

7 **Ventilate the drying area**
Use good ventilation with the agreed drying method. Keep people out where damp materials or mould make the area unsafe.

8 **Use a dehumidifier for drying**
Use a dehumidifier to collect moisture from the air after water recedes. Empty the tank with face and eye protection where possible.

9 **Check before closing or handing back**
Use the agreed drying checks or specialist check before closing the work. Record the result and do not rely on the surface looking dry.

10 **Record the agreed handback check**
Record the drying readings or the specialist or insurer check named for the job. Keep unresolved damp or mould visible to the person responsible for the property.

11 **Clear and hand back the area**
Remove tools, waste and unused materials. Check the area is clean and ready to use. Tell the customer or whoever runs the site when the work is complete.

Risk assessment

Hazard	Who might be harmed and how	Controls in place
People entering the work area or tripping over materials Step 1	Workers, occupants and visitors	Mark or barrier the active work area. Store tools and materials away from access routes.
Being overcome by bad air, sewer gas or engine fumes in a cellar, pit or void Step 2	The person going in and anyone who tries to help	Never run a petrol pump, generator or dehumidifier engine in or beside the opening. Never go in after a mate who has collapsed; raise the alarm.
Electric shock or equipment damage while standing floodwater remains Step 3	Drying workers and occupants	Use a separate safe method for any remaining floodwater. Keep electrical equipment out until it is dry and inspected.
Inhalation of fungal spores and spreading contamination Step 4	Drying workers and occupants	Restrict access to the affected area. Use the specialist route before disturbing extensive growth.
Wind catches the wet contents and repair materials and blows them onto people nearby Step 5	The team and people nearby	Check the forecast before you start and agree when the wind stops the work. Tie down or take in loose materials before you leave.
Electric shock or fire from wet or damaged electrical equipment Step 6	Drying workers, occupants and other trades	Do not test or repair electrical equipment as part of drying work. Keep isolated equipment marked and protected.
Mould exposure or trapped moisture causing further damage Step 7	Drying workers and occupants	Keep clean areas separate from damp or contaminated areas. Do not disturb extensive fungal growth as ordinary dust.
Contact with contaminated tank water or unsafe electrical equipment Step 8	Drying workers	Use only dry, inspected electrical equipment. Do not use a dehumidifier to remove floodwater.

Hazard	Who might be harmed and how	Controls in place
Damp construction or contamination is closed in or the area is reoccupied too soon Step 9	Drying workers, occupants and future repair workers	Keep the handback evidence with the job record. Keep the area controlled if the agreed check is not complete.
The next trade closes work without knowing whether drying is complete Step 10	Drying workers, occupants and future repair workers	Do not sign off a different check by assumption. Keep the affected area out of use if the result is not acceptable.
Debris, tools or unfinished work left in the area Step 11	Workers, occupants and visitors	Remove waste by the agreed route. Record and protect any unfinished work.