

## **SOMPO GLOBAL RISK SOLUTIONS**

# Commercial Real Estate Loss Control



*We take a collaborative approach to assist our clients with their safety and risk management efforts so that they can create a safer environment for their tenants, clients, business partners and staff.*

Whether at a retail shopping center, a business office or industrial park, tenants and guests rely on building management to maintain safe and secure premises. Implementing robust safety policies and industry best practices and training property management staff can result in a more positive experience for your tenants, their clients and business partners. In addition, these steps will create an environment in which your staff can safely accomplish their work and contribute to the property's success.

Commercial property risk management starts with educating your staff on corporate safety policies and procedures tailored to their specific roles. A porter mopping the lobby floor and advising visitors to be careful, the building engineer immediately responding to an unsafe building condition, a maintenance worker vigilantly clearing walkways during snow storms, and security personnel effectively following accident investigation procedures can collectively reduce the potential for tenant, guest and staff injuries.

We take a collaborative approach to assist our clients with their safety and risk management efforts, increasing awareness of the importance of risk mitigation, instilling a safety culture, improving employee morale and productivity, and reducing accident frequency and severity.



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## Sompo Global Risk Solutions Capabilities

With a dedicated team of Real Estate Risk Specialists, we bring to bear our insights on the accident trends that are specific to the commercial real estate industry as we gain a thorough understanding of your operations. With this foundation, our Loss Control Service begins with a detailed loss analysis specific to your premises. We work closely with our clients to ensure that safety programs address all key elements, tailor risk mitigation approaches and develop risk mitigation goals. A well written and detailed safety program that incorporates accountability requirements and is properly implemented is a critical element to accident reduction.

We also provide the following services tailored for our commercial real estate clients:

- Ergonomic Assessments (Porters, Janitors, Engineers, etc.)
- Development of Client Specific General Liability, Property, or Workers Compensation Self-Inspection Forms
- Main Entrance & High Foot Traffic Area Assessment
- Safety Responsibility & Accountability Assessment
- Accident Investigation Training (in-person or webcast)
- Loss Control Surveys (Client Specific Evaluation of Management Safety Systems)
- Material Handling Training
- Safety Training for Property Managers
- Snow Removal Assessment
- Hot Work Programs
- OSHA Program Consultation
- Development of Best Practices (for specific work tasks)
- Consultation on Cooling Tower Controls (related to Legionella issues)



### FOR MORE INFORMATION, CONTACT:

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