

**Minutes of the
Planning and Development Policy
Development and Review Panel**

(to be confirmed at the next meeting)

Date: Tuesday, 9 January 2018

Venue: Collingwood Room - Civic Offices

PRESENT:

Councillor A Mandry (Chairman)

Councillor N J Walker (Vice-Chairman)

Councillors: K A Barton, S Cunningham and J S Forrest

**Also
Present:**



1. APOLOGIES FOR ABSENCE

An apology of absence was received from Councillor P J Davies.

2. MINUTES

It was AGREED that the minutes of the Planning and Development Policy Development and Review Panel held on the 07 November 2017 be confirmed and signed as a correct record.

3. CHAIRMAN'S ANNOUNCEMENTS

There were no Chairman's announcements made at the meeting.

4. DECLARATIONS OF INTEREST AND DISCLOSURES OF ADVICE OR DIRECTIONS

There were no declarations of interest made at this meeting.

5. DEPUTATIONS

There were no deputations made at this meeting.

6. PERFORMANCE REVIEW: BUILDING CONTROL

The Panel received a presentation by the Head of Building Control on the Building Control Partnership (BCP) outlining the following: -

- Services provided by the BCP
- Building Control Performance
- Finance
- Dame Judith Hackett independent review of Building Regulations and Fire Safety
- Benefits and achievements
- Current focus

One of the main points of interest for the Panel was the Hackett report. The interim report by Dame Judith Hackett has highlighted a need to review the current building regulations to make them fit for purpose. This is inevitably going to have an impact on the BCPs ways of working in the future. The final report is likely to be released in spring 2018 when more details of possible changes are likely to be outlined.

The Head of Building Control also advised members that progress is being made to develop a business case to formulate a LATC (Local Authority Trading Company). When this work has been completed, a report and finalised business case, will be reported to the Building Control Partnership Management Panel as appropriate, prior to being taken through the revenant decision making process for approval in each of the client authorities.

The presentation has been appended to theses Minutes.

It was AGREED that the Head of Building Control be thanked for his informative presentation.

7. PLANNING AND DEVELOPMENT POLICY AND DEVELOPMENT REVIEW PANEL WORK PROGRAMME

The Panel considered a report by the Director of Planning and Regulation which reviews the Panel's Work Programme for 2017/18 and gave initial consideration to the Work Programme for the next municipal year 2018/19.

The Director of Planning and Regulation asked members to contact him with any suggestions they may have for items to be considered for next year's Work Programme.

It was AGREED that the Panel: -

- a) approved the programme of items for the remainder of 2017/18, as set out in Appendix A to the report;
- b) notes the progress on actions since the last panel meeting, as set out in Appendix B to this report;
- c) notes the Planning and Development Portfolio – Executive Work Programme 2017/18 (at Appendix C);
- d) gave preliminary consideration to the outcome of the Panel's work programme for the current year 2017/18; and
- e) prepare a draft work programme for next year, 2018/19, which can be given further consideration at the next Panel meeting on 13 March 2018.

(The meeting started at 6.00 pm
and ended at 7.25 pm).



Partnership Review

John Shaw Head of BCP



Programme

- Services provided
- Building Control Performance
- Finance
- Dame Judith Hackett independent review of Building Regulations and Fire safety.
- Benefits and achievements
- LATC/Current focus



The Building Control Partnership

- Provides all Building Control services on behalf of **Fareham Borough Council**, **Gosport Borough Council** and **Portsmouth City Council** and under contract to HCC
- Originally formed October 2002- expanded in May 2015 to include Portsmouth
- Based on open ended legal agreement
- 21 staff-on a variety of contracts
- Operate out of Depot offices+ FBC/GBC/PCC/Home
- Single IT system (Ocella), Single QA registration, single budget

What services do we provide?

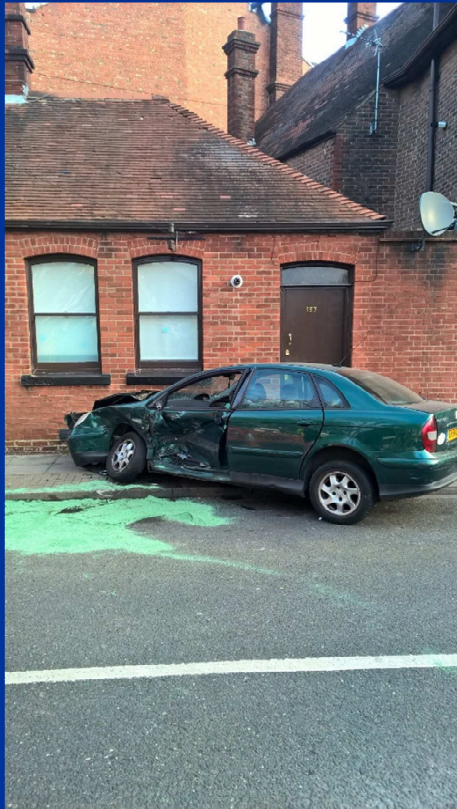
- **Building Regulation-** a statutory chargeable service in competition...Full plans and Building notice application...approval and site inspection... ***Around 70% of total workload-3370 (+4.7%) applications over 16000 inspections pa (+23%)***

Building Regulations... 16 Parts from A to Q

- Enforcement service-*106 investigations*
- Regularisation service -*126 applications*
- Approved inspector service- *839 Notices received(+2.75%)*
- Approved installer applications / notifications- *21444*
- Building Regulation reversion service -*12 applications*
- 24 hour Dangerous structure service – *122 incidents*

Services provided

- 24 hour Dangerous structure service



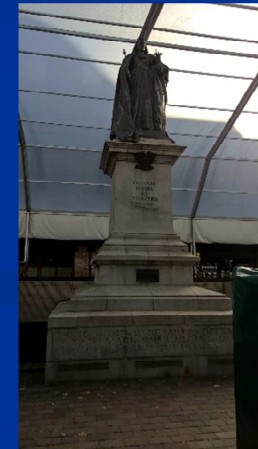


BCP Services

- Demolition service – *47 applications*
- Property address service- *82 applications*
- Building Regulation Charge exempt service -*39 applications*
- Construction and Party wall act advice and land charge service
- Planning Development Control, Environmental Health and other internal services
- Access officer
- SAG for events, Safety at Sports Grounds, Emergency planning

BCP Services

- SAG for events, Safety at Sports Grounds, Emergency planning



BCP Finance

- BCP must be self financing for chargeable activities
- BCP sets and publish its own charges-fixed charges for small scale building work, individual assessments for larger scale work-in full competition with Approved Inspectors
- Charges must be set to recover costs/planned investment only-BCP business reserve/not for profit
- CIPFA/DCLG guidance on how charges should be set and how surpluses can be used.
- GBC , FBC, PCC have SLA's budgets with BCP to pay for non-chargeable work, 70/30 split
i.e. Enforcement, Dangerous structure service
- £1.4 Million budget, monthly reports/monitoring

Hackett interim report- Regulation of high rise residential

- Final report likely in spring 2018
- Not specific to Grenfell issues-looking to create better, consistent system, clearer definition of roles and responsibilities, improved regulatory framework.
- Systemic failure allow short cuts
- Building Regulations not fit for purpose-too complex, unclear
- Inadequate competencies, testing and quality assurance
- Enforcement- need for stronger activity and golden thread of responsibility



Benefits and Achievements

- Continued integration of Portsmouth into the Partnership
- In 2017, became preferred Building Control Partner to four more companies
- Renewed Building Control contract with Hampshire County Council for all their building projects
- BS ISO 9001 Quality management system registered and independently audited by BSI

Benefits and Achievements

- Financially successful, with no charge increase since 2011-lowest charges in Hampshire
- Annual surpluses to date(just under £80K 2016-17) business reserve and annual investment plan.
- Excellent inter-authority working relationships-easy transition into PCC/GBC joint management

Benefits and Achievements

- Continued e-service delivery and performance improvements achieved
- Improved technical and process consistency for customers
- Better resilience to cope-holidays, sickness, peaks and troughs, new responsibilities e.g. Post Grenfell inspections of high rise.



Benefits and Achievements

- Marketing success-Over 45 partners-Large housing, commercial, small architects and surveyors, major contract for all Hampshire County Council BC work
- Excellent client feedback, ratings, references
- Closer internal linkages with DC and EH

Current Focus

- Staffing recruitment/retention strategy
- Vanguard intervention
- ISO update to 2015 standard
- Development of Business case for formation of a LATC- to enhance ability to trade, streamline the existing BCP systems and to provide flexible, competitive and consistent employment packages to recruit and retain staff
- Report and finalised Business Case to BCP management Panel and Executive for decision



Any questions?

