



STRATEGIC PLANNING COMMITTEE

Monday, 07 March 2022

Subject	Building Regulations Changes 2022 – Part L
Report by	Councillor David Ritchie Cabinet Member with responsibility for Planning and Coastal Management
Supporting Officer	Mark Harvey Building Control Partnership Manager Mark.harvey@eastsoffolk.gov.uk 07768423887

Is the report Open or Exempt?	OPEN
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Category of Exempt Information and reason why it is NOT in the public interest to disclose the exempt information.	Not applicable
Wards Affected:	All Wards

Purpose and high-level overview

Purpose of Report:

To provide a brief overview of the building control functions of the council in a presentation and then to provide an update for Members of the upcoming regulatory changes, which come into effect on 15 June 2022, in line with future homes standards on improving the efficiency of property.

Options:

Not applicable.

Recommendation/s:

That the overview of the building control service provided by the Council and the proposed changes coming into effect in June 2022 be noted.

Corporate Impact Assessment

Governance:

Not applicable

ESC policies and strategies that directly apply to the proposal:

Not applicable

Environmental:

Not applicable

Equalities and Diversity:

Not applicable

Financial:

Not applicable

Human Resources:

Not applicable

ICT:

Not applicable

Legal:

Not applicable

Risk:

Not applicable

External Consultees:	None
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Strategic Plan Priorities

Select the priorities of the Strategic Plan which are supported by this proposal: <i>(Select only one primary and as many secondary as appropriate)</i>		Primary priority	Secondary priorities
T01	Growing our Economy		
P01	Build the right environment for East Suffolk	<input type="checkbox"/>	<input checked="" type="checkbox"/>
P02	Attract and stimulate inward investment	<input type="checkbox"/>	<input type="checkbox"/>
P03	Maximise and grow the unique selling points of East Suffolk	<input type="checkbox"/>	<input checked="" type="checkbox"/>
P04	Business partnerships	<input type="checkbox"/>	<input type="checkbox"/>
P05	Support and deliver infrastructure	<input type="checkbox"/>	<input type="checkbox"/>
T02	Enabling our Communities		
P06	Community Partnerships	<input type="checkbox"/>	<input type="checkbox"/>
P07	Taking positive action on what matters most	<input type="checkbox"/>	<input checked="" type="checkbox"/>
P08	Maximising health, well-being and safety in our District	<input checked="" type="checkbox"/>	<input type="checkbox"/>
P09	Community Pride	<input type="checkbox"/>	<input type="checkbox"/>
T03	Maintaining Financial Sustainability		
P10	Organisational design and streamlining services	<input type="checkbox"/>	<input type="checkbox"/>
P11	Making best use of and investing in our assets	<input type="checkbox"/>	<input checked="" type="checkbox"/>
P12	Being commercially astute	<input type="checkbox"/>	<input checked="" type="checkbox"/>
P13	Optimising our financial investments and grant opportunities	<input type="checkbox"/>	<input type="checkbox"/>
P14	Review service delivery with partners	<input type="checkbox"/>	<input type="checkbox"/>
T04	Delivering Digital Transformation		
P15	Digital by default	<input type="checkbox"/>	<input checked="" type="checkbox"/>
P16	Lean and efficient streamlined services	<input type="checkbox"/>	<input type="checkbox"/>
P17	Effective use of data	<input type="checkbox"/>	<input type="checkbox"/>
P18	Skills and training	<input type="checkbox"/>	<input checked="" type="checkbox"/>
P19	District-wide digital infrastructure	<input type="checkbox"/>	<input type="checkbox"/>
T05	Caring for our Environment		
P20	Lead by example	<input type="checkbox"/>	<input checked="" type="checkbox"/>
P21	Minimise waste, reuse materials, increase recycling	<input type="checkbox"/>	<input type="checkbox"/>
P22	Renewable energy	<input type="checkbox"/>	<input checked="" type="checkbox"/>
P23	Protection, education and influence	<input type="checkbox"/>	<input type="checkbox"/>
XXX	Governance		
XXX	How ESC governs itself as an authority	<input type="checkbox"/>	<input type="checkbox"/>
How does this proposal support the priorities selected?			
The changes to the Building Regulations sets a new standard in legislation for all to achieve across the public sector, private sector and the wider public. The new regulatory standards are national regulatory standards.			

Background and Justification for Recommendation

1 Background	
1.1	The Council provides a Building Regulation service to ensure that buildings are built to the latest regulatory requirements on health and safety. The Building Control team provide their service in competition with the private sector. The service is run efficiently but needs to ensure that it recovers its full costs but cannot make a profit. The Building Regulations are highly technical documents approved by government. Having skilled professional surveyors to provide advice and guidance, as well as interpret and enact the Regulations when submissions are made, is key to ensuring development is constructed to the highest standards. Aspects of the regulations in respect of energy efficiency and sustainability are changing in June this year. These are important and significant changes and align with the priorities of the Council's Strategic Plan and the wider work of the planning service.
1.2	This report is to highlight, in brief, the work of the team, and explain these changes in the Regulations that will be set out in a presentation that will be provided at the meeting. This will provide an opportunity for Members to be informed of their work, and to ask questions regarding the changes that will be forthcoming.

2 Current position	
2.1	Not applicable.

3 How to address current situation	
3.1	Not applicable.

4 Reason/s for recommendation	
4.1	That Members note the work of the Building Control Service and note the changes coming to Part L of the Regulations.

Appendices

Appendices:
None.

Background reference papers:
None.