



Devon Building Control

DEVON BUILDING CONTROL PARTNERSHIP COMMITTEE

MEETING DATE 31ST MARCH 2025

Report Title	Operational Report Q3 & Q4 (part) 2024/25 Part 1
Purpose of Report	To provide an update on the operational performance of the Partnership for the periods above
Recommendation(s)	The Committee RESOLVES to: (1) Note the report.
Financial Implications	To be covered in Financial Report Part 2 papers.
Legal Implications	The Building Control Partnership is subject to a joint partnership agreement and also compliance with the CIPFA Code of Practice for Local Authority Building Control Accounting. Furthermore, there are some new statutory requirements in relation to the Building Safety. In addition, new operational standard obligations are proposed to go live in January 2025 placing further burdens on Local Authority Building Control services, which will be monitored by the Health & Safety Executive including audit inspection for compliance. These changes will require evaluation to determine the financial implication on costs and charging levels.
Environmental/ Climate Change Implications	Maintenance of staff levels, staff qualifications/training and company finances, as identified in the report(s) will support DBC in its role of identifying any performance gaps between “as designed” and “as built” developments, which will act to reduce long-term carbon emissions arising from new developments. There are no known significant and further environmental/climate change implications associated with this report. William Elliott Climate Change Officer William.elliott@teignbridge.gov.uk

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Financial Implications	To be covered in Financial Report Part 2 papers.
Partnership Chairman	Cllr Gary Taylor Gary.Taylor@Teignbridge.gov.uk
Appendices	See Part 2
Background Papers	None

PURPOSE

The Partnership operates under the Devon Building Control Partnership Agreement 2017.

REPORT DETAIL

The reports for the Joint Committee meetings are supported by the Partnership's Operational/Business Plan. This will be the main source of information/discussion with additional sensitive information contained in the Part 2 report. Also, as all financial information is considered confidential under the various Cipfa guidelines and Local Government Acts pertaining to Building Control there will no longer be any such information disclosed in Part 1 reports. The only financial data that the partnership is obliged to publish is a brief summary of our end of year accounts.

2.1 Operation

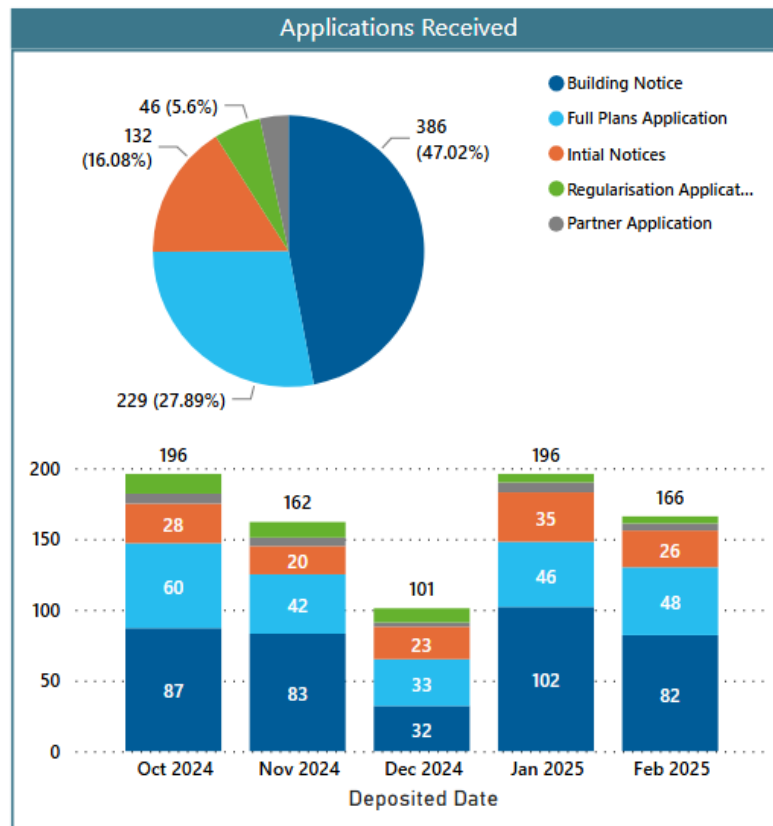
The Partnership has been in operation for 17 years and is hosted by Teignbridge District Council

The Partnership continues to successfully deliver the building control service across the three Authorities, maintaining high standards and continues to operate within agreed annual budgets.

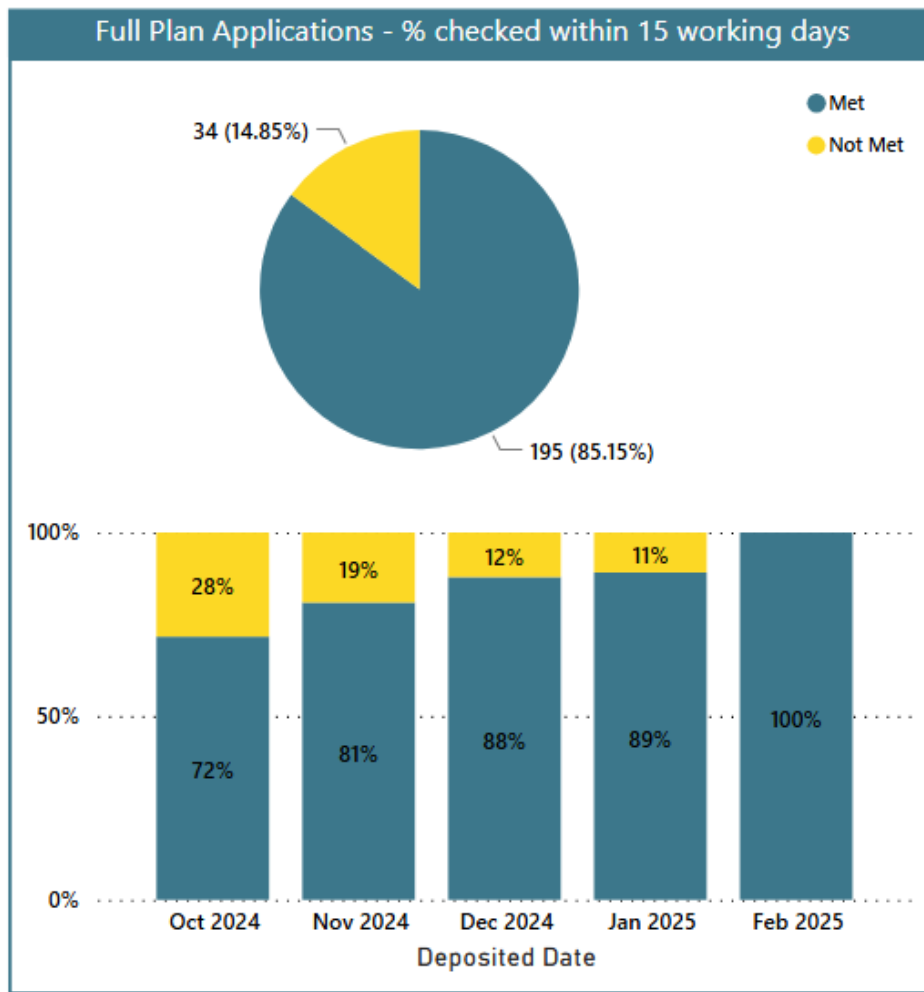
Performance

The Partnership continues to maintain all levels of service relating to current PIs and receives positive comments from customers.

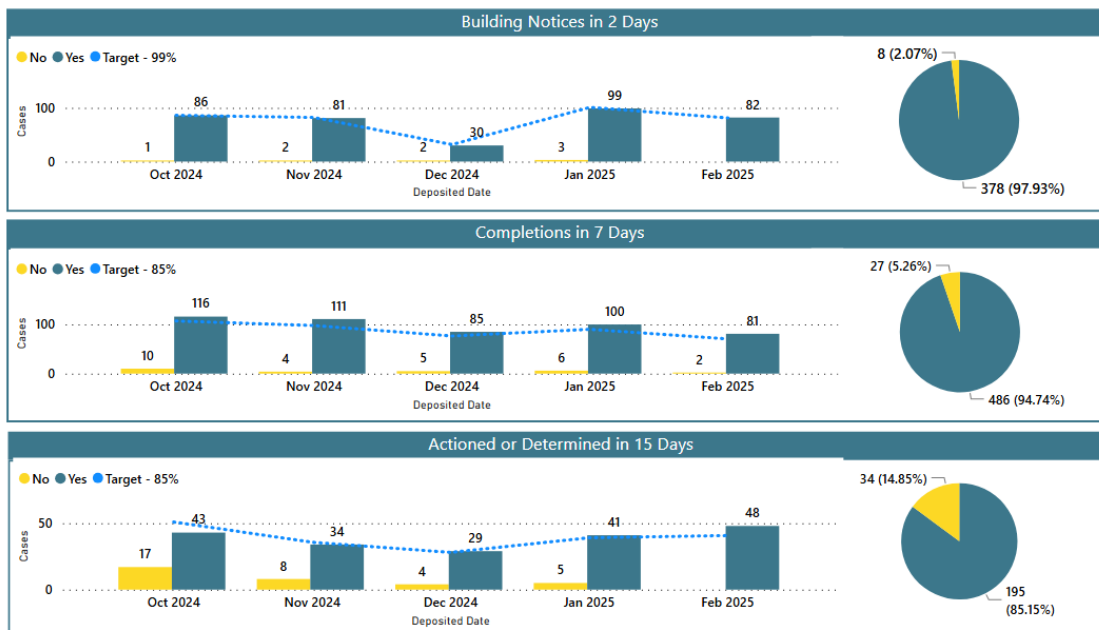
Statistics for Quarter 3 & 4(Part) 2024/25 Financial Year



The number of initial notices has reduced by approximately 5% on the previous quarter. This has led to the partnership regaining market share which has stabilised at approximately 85%. This means that market share over all categories remains stable.



The number of applications checked within 15 days has reduced due to issues in the new requirements for validating submissions. This includes the need for signatories for the Applicant, Lead Designer and Lead Contractor.



The first two KPI's above are within the set parameters but the third one changed due to the issues mentioned above.

It should be noted that the KPI's will change from the 2025-2026 financial year as these will be set nationally by the regulator and will be reported quarterly.

Staff

We are pleased to announce that we have appointed a fully qualified Registered Building Inspector who will commence employment in April.

Marketing and events

The Partnership has continued to provide a series of online and in-person briefing sessions with customers regarding the changes in legislation. The Partnership is also looking to form a Customer Liaison Panel in 2025-26.

2.2 Legal

The Partnership, currently hosted by Teignbridge District Council, meets quarterly to monitor its performance. Performance monitoring is required under the Partnership Agreement that came into operation on 1st April 2017

2.3 Risks

Risks to the Partnership's business are documented and reviewed quarterly. Please see Operational Plan in Part 2 for more detail.

The risks to the Partnership are:

Failure to deliver the service.

Staff resourcing.

Loss of Market share.

Lack of ability to react to changes in policy/legislation.

Changing workload

Failure to follow financial protocols and requirements of Cipfa guidance.

Withdrawal of a Partner council

2.4 Environmental/Climate Change Impact

There are no direct carbon/environmental implications arising from the recommendations in the report. However, it should be noted that the Partnership will be taking an active role in supporting the Southwest Energy Partnership (between Devon, Bristol and Plymouth Councils) on low carbon projects in the region, primarily retrofit.

CONCLUSION

The Partnership Account continues to be managed by the Host Council in accordance with the Partnership Agreement, maintaining cost effectiveness and in accordance with agreed budgets.