

REPORT TO: DEVELOPMENT QUALITY COMMITTEE - 21 APRIL 2008

**REPORT ON: BUILDING (SCOTLAND) ACT 2003
SECTIONS 29 & 30 - DANGEROUS BUILDINGS**

REPORT BY: DIRECTOR OF PLANNING & TRANSPORTATION

REPORT NO: 179-2008

1 PURPOSE OF REPORT

1.1 To advise members of the action taken in dealing with dangerous buildings during the month of February 2008.

2 RECOMMENDATION

2.1 It is recommended that the Committee notes the contents of this report.

3 FINANCIAL IMPLICATIONS

3.1 All costs incurred in taking direct action, including staff time and administration charges, will be recovered from individual owners.

4 BACKGROUND

4.1 Dangerous Building Notices

a Twenty three incidents relating to public safety of dangerous buildings were investigated during the month of February 2008. No formal notices under Building (Scotland) Act 2003 were issued during this period.

4.2 Direct Action Taken

Direct action has been taken on three occasions to ensure public safety is maintained under Section 29(2) of the Building (Scotland) Act 2003.

Harefield Road/Balfield Road junction
Insight Poster Investments Ltd
per the Thomas Partnership
5 Harrow House
23 West Street
Haslemere
Surrey

Rotten timber advertising boarding.
Advertising station has been
demolished by Safedem Contractor
and made safe.

55 Milnbank Road - Owners 8 flats
Awaiting ownership details

Falling masonry from the chimney
head. Loose material removed and
further works required. Barriers have
been left in position.

27 Rosefield Street - 16 flats
Awaiting ownership details.

Falling masonry. Barriers erected
over the footway. Chimney heads
have been inspected from a platform
and further works are required.

4.3 Advisory Letters Issued

Advisory letters were issued to owners during this period to the owners of 51 Dura Street, Dundee.

5 **POLICY IMPLICATIONS**

- 5.1 This Report has been screened for any policy implications in respect of Sustainability, Strategic Environmental Assessment, Anti-Poverty, Equality Impact Assessment and Risk Management.

With regard to sustainability, the undernoted issue has been identified:

Built Environment

- Protect the quality and diversity of the city's built heritage and enhance the city centre and local environments through ongoing regeneration.
- Adopt sustainable practices in the design, construction and maintenance of Council buildings and infrastructure, and encourage others to adopt similar practices.

6 **CONSULTATIONS**

- 6.1 The Chief Executive, Depute Chief Executive (Support Services), Depute Chief Executive (Finance), Head of Finance and Assistant Chief Executive (Community Planning) have been consulted and are in agreement with the contents of this report.

7 **BACKGROUND PAPERS**

- 7.1 None

Mike Galloway
Director of Planning & Transportation

Ian Mudie
Head of Planning

IGSM/RD/EC

3 March 2008

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