

REPORT TO: DEVELOPMENT QUALITY COMMITTEE - 31 JANUARY 2005

REPORT ON: BUILDING (SCOTLAND) ACT 1959
SECTION 13 - DANGEROUS BUILDINGS

REPORT BY: DIRECTOR OF PLANNING & TRANSPORTATION

REPORT NO: 43-2005

1 PURPOSE OF REPORT

- 1.1 To advise members of the action taken in dealing with dangerous buildings during the month of November 2004.

2 RECOMMENDATION

- 2.1 It is recommended that Committee note 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 LOCAL AGENDA 21 IMPLICATIONS

- 4.1 Ensuring that buildings are maintained in a safe condition will contribute towards Key Theme 8 by creating a safe and pleasant environment.

5 EQUAL OPPORTUNITIES IMPLICATIONS

- 5.1 There are no equal opportunities implications of relevance to this report.

6 BACKGROUND

6.1 Dangerous Building Notices

The City Engineer investigated 13 incidents relating to public safety of dangerous buildings during the month of November 2004. No formal Notices and Orders were issued under Section 13(1c) of the Building (Scotland) Act 1959.

6.2 Direct Action Taken

No direct action has been taken or formal notices to ensure public safety is maintained under Section 13(1b) of the Building (Scotland) Act 1959.

6.3 Advisory Letters Issued

Letters were issued to six owners advising them to have their properties inspected and to undertake the necessary repairs.

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|-------|-----------------------------|---|
| 6.3.1 | <u>9-16 Kilberry Street</u> | - Loose slate in gutter |
| 6.3.2 | <u>98 Commercial Street</u> | - Broken glass in first floor flat window |

- ## 7 CONSULTATIONS

8 BACKGROUND PAPERS

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