

**REPORT TO: HOUSING COMMITTEE – 20 AUGUST 2001**

**REPORT ON: HOUSING (SCOTLAND) ACT 1987  
SECTION 108 – REPAIRS NOTICE  
44 PROVOST ROAD, DUNDEE**

**REPORT BY: DIRECTOR OF HOUSING**

**REPORT NO: 472-2001**

**1. PURPOSE OF REPORT**

- 1.1. The purpose of this report is to seek approval for the service of a Repairs Notice on the property at 44 Provost Road, Dundee.

**2. RECOMMENDATIONS**

- 2.1. It is recommended that Committee approve the service of a Repairs Notice in terms of Section 108 Housing (Scotland) Act 1987, with a time limit of, as nearly as may be, 6 months for compliance with the terms of the Notice.
- 2.2. It is further recommended that should owners fail to comply with the terms of the Notice, the Council should instruct the work to be carried out in default and that the Director of Housing, in consultation as appropriate with the relevant Departments, should appoint consultants to execute the works required.
- 2.3. Should default action be implemented, the appropriate officers be instructed to authorise and arrange payments to the engaged consultants as appropriate.

**3. FINANCIAL IMPLICATIONS**

- 3.1. This expenditure can be funded from Revenue within the other Housing Account. Repairs Grants of 75% of approved costs to a maximum of £7,800 (£5,850) are available to flatted dwellings. The difference between the amount of grant awarded and the total cost of work will be recoverable from the owners.

**4. LOCAL AGENDA 21 IMPLICATIONS**

- 4.1. The recommendations within the Report will meet Local Agenda 21 objectives by ensuring that diversity and local distinctiveness are valued and protected.

The service of this Repairs Notice will ensure that local residents are assisted to bring their homes up to a good standard of repair and, therefore, enhancing the visual image of the City.

**5. EQUAL OPPORTUNITIES IMPLICATIONS**

- 5.1. The service of the Repairs Notice will further enhance the City Council's objectives to improve the living environment of its citizens.

**6. MAIN TEXT**

The property at 44 Provost Road, Dundee, is situated in the Clepington (No 1F) Housing Action Area and comprises 7 flats. The Final Resolution was declared on 3 June 1988. The building is in a state of serious disrepair and mutual works are now urgently required to secure the life expectancy of the property.

The majority of owners have engaged suitable consultants to bring forward a contract for the work.

The service of a Repairs Notice will allow default procedures to be implemented, if necessary, to ensure the work is undertaken.

**7. BACKGROUND PAPERS**

7.1. Report by Architectural Services.

**ELAINE ZWIRLEIN**  
**DIRECTOR OF HOUSING**

Signed: \_\_\_\_\_

Date: \_\_\_\_\_