

Report on	Building Control Workload
Date of Meeting	13 th October 2020
Reporting Officer	William Wilkinson

Is this report restricted for confidential business?	Yes	
If 'Yes', confirm below the exempt information category relied upon	No	X

1.0	Purpose of Report				
1.1	To provide Members with an update on the workload analysis for Building Control across Mid-Ulster District Council.				
2.0	Background				
2.1	<p>Building Control applications are received in three different forms:-</p> <p>a Full Applications - submitted with detailed working drawings.</p> <p>b Building Notices - minor work not usually requiring detailed plans, e.g. provision of insulation to roof space, etc.</p> <p>c Regularisation Applications – where work has been carried out without an approval, an application must be submitted for retrospective approval.</p>				
3.0	Main Report				
3.1	Workload Analysis	Sept. 2020	Sept. 2019	Accum. 2020/21	Accum. 2019/20
	Total number of Applications	254	303	649	1002
	Full plans applications received	94	101	346	419
	Building Notices applications received	139	175	253	466
	Regularisation applications received	21	27	50	117
	Estimated value of works submitted	£12,407,891	£22,584,049	71,176,211	£104,856,033

	Number of inspections carried out by Building Control Officers	952	1259	2795	4969
	Commencements	216	320	602	1092
	Domestic Dwellings	90	94	315	364
	Domestic alterations and Extensions	107	208	237	626
	Non-Domestic work	19	18	50	102
	Completions	163	259	402	884
	Domestic Dwellings	72	88	220	365
	Domestic alterations and Extensions	77	158	237	464
	Non-Domestic work	14	13	33	55
	Property Certificates Received	287	254	705	1069
3.2	As previously indicated, the Building Control Department have continued to provide a full service to the Public as required during the Covid-19 Pandemic.				
3.3	It should be noted from the Workload Analysis in 3.1, that the full range of applications are still being received and administered in accordance with our procedures and performance criteria.				
3.4	During the initial stages of Covid-19, the number of applications submitted and requested inspections reduced considerably as the result of the initial lockdown. However, it should be noted that the demand for the service has recovered considerably to the point where plans submitted for full plan applications as well as work on site for non-domestic works and new dwellings is now closely aligned with 2019/20.				
3.5	In addition, it should be noted that the number of property certificate applications received for the past month is 10% higher than for the same period for 2019/20. This would appear to indicate that the property market is in a buoyant state with a higher level of transactions taking place than is usually the case.				
4.0	Other Considerations				

4.1	Financial, Human Resources & Risk Implications
	Financial: Within Current Resources
	Human: Within Current Resources
	Risk Management: None
4.2	Screening & Impact Assessments
	Equality & Good Relations Implications: None
	Rural Needs Implications: None
5.0	Recommendation(s)
5.1	Members are requested to note the content of this report.
6.0	Documents Attached & References
6.1	Appendix 1 – List of significant applications received by Building Control.