

## Part D : Return Proforma

1. To assist efficient consideration of your comments, please complete an electronic version of this return proforma if possible. This is available in the 'Publications' section of the Scottish Executive website under 'Consultations' at:

<http://www.scotland.gov.uk/consultations/bcreview>.

2. If you do not have access to the Internet, but do have email, please request an electronic proforma at [bcreview@scotland.gov.uk](mailto:bcreview@scotland.gov.uk). This will be returned to you automatically by simply typing the words '**Request Proforma**' in the subject heading box. Alternatively, email your comments to the same address.

3. Otherwise, please complete this proforma, ticking relevant boxes, and return it no later than **30 June 2000**, to: Alan Murchison, Building Control Division, Scottish Executive, Victoria Quay, Edinburgh EH6 6QQ.

4. A summary of all the responses will be made public and published in due course, but in this no responses will be attributed to any individual or organisation. The full text of all responses will also be made available on request and these will include the name of the responding organisation or individual unless it is clearly stated in the response that they should remain unattributable.

5. As part of the review process the review team may wish to invite interested individuals, organisations, or authorities to present additional evidence in person. Therefore if you would be prepared to give evidence if asked, could you please indicate this in your response.

Organisation responding :

Address :

Contact name :

Job title :

Contact telephone number :

Are you prepared to have your response identified in the final documentation ?

Yes  No

Would you be prepared to give additional evidence in person if you were asked ?

Yes  No

## Question 1 : Sustainability

**1.1 For which sustainability issues are the Building Standards Regulations the appropriate control mechanism ?**

Comments

**1.2 Should buildings be designed for initial use only ?**

Yes  No

Comments

**1.3 Should building materials be restricted based on criteria of sustainability (e.g. embodied energy), re-usability, durability etc. ?**

Yes  No

Comments

## Question 2 : Quality Control

**2.1 Should the remit of the building control system be expanded to include issues of quality control ?**

Yes  No

Comments

**2.2 Should the building control system develop a quality assurance role for some or all buildings ?**

Yes  No

Comments

**2.3 Should the building control system continue to make the building owner rather than the builder responsible for compliance ?**

Yes  No

Comments

### Question 3 : Existing Buildings

**3.1 With the possibility of a wider scope to building control, should this be restricted to new buildings and alterations, or should building control, at least in some cases, apply also to existing buildings ?**

Yes  No

Comments

**3.2 If it is to apply to existing buildings, at what stage should this occur:**

Change of Ownership

When buildings are refurbished

Other:

**3.3 If the scope of the building control system was extended to existing buildings should it cover all Parts, or just some ?**

All Parts

Just some parts – please tick

Fire

Issues of disability

Sustainability

Please list any others which should be included:

The scope should not be extended to existing buildings

Comments

**3.4 Are there any areas of the Technical Standards which are adequately covered by other legislation and could be deleted ?**

Comments:

## **Question 4 : Alterations**

**4.1 Is it reasonable to have one common standard for both new and existing buildings, or should a lower standard be accepted in some existing buildings ?**

Comments:

**4.2 Should historic buildings be exempt from some parts of the Technical Standards?**

Yes , all Parts

Yes, just some parts – please tick

Fire	<input type="checkbox"/>
Issues of disability	<input type="checkbox"/>
Sustainability	<input type="checkbox"/>

Please list any others which should be excluded:

No exemptions

Comments:

## Question 5 : Mandatory or Advisory

**5.1 Where should the line be drawn between what is mandatory and advisory ?**

- functional
  - functional / performance
  - performance
  - performance / prescriptive
  - prescriptive
- Comments:

**5.2 How should flexibility be balanced with uniformity ?**

Comments:

**5.3 Should the line between mandatory and advisory vary with different projects ?**

Yes  No

Comments:

**5.4 Should prescriptive standards be retained to assist with small projects ?**

Yes  No

Comments:

**5.5 How can the system be improved to allow the easy adoption of European harmonised standards ?**

Comments:

## Question 6 : Frequency of Revisions

**6.1 What is the optimal interval between revisions of the Technical Standards ?**

- Continuous
- Every year
- Every two years
- Every three years
- Every five years
- Longer than five years
- Comments

**6.2 How much time should be allowed between the publication of new standards and their coming into force ?**

- Three months
- Six months
- Longer than six months
- Comments

## **Question 7 : Inspections**

**7.1 How important are site inspections to the building control system ?**

Comments

**7.2 At what stages in the building process should these occur ?**

Please list the key stages:

**7.3 How well does the role of the building control inspection relate to that of the Clerk of Works and the contractor's own quality control system ?**

Comments

## Question 8 : Major and minor projects

**8.1** Should the system permit greater flexibility and alternative solutions in larger or more innovative buildings ?

Yes  No

Comments

**8.2** Are the benefits of a single uniform system outweighed by the difficulties sometimes encountered on projects of widely varying size and complexity ?

Comments

## Question 9 : Harmonisation within the United Kingdom

**9.1** How important is it to ensure that there is technical harmonisation between different jurisdictions within the United Kingdom ?

Very important

Important

Desirable

Not important

Comments

**9.2** Is the concept of harmonised building standards across the European Union worth consideration ?

Yes  No

Comments

## **Question 10 : Consistency in interpretation and application**

**10.1 How can consistency be improved ?**

Comments

## **Question 11 : Integration with other local authority functions**

**11.1 How can the current system of approvals be simplified and improved ?**

Comments

**11.2 Should there be a “one-stop shop” approach for some, or all, projects ?**

Yes  No

Comments

## **Question 12 : Self-certification**

**12.1 Should certain designers and architects be allowed to self-certify buildings, or perhaps specific parts of buildings ?**

Yes  No

Comments

**12.2 Should builders be able to certify aspects of construction and compliance ?**

Yes  No

Comments:

### **Question 13 : Private sector**

**13.1 Should designers be allowed to choose who they wish to vouch for their buildings?**

Yes  No

Comments:

### **Question 14 : Financing**

**14.1 How can the financing of the building control system be improved ?**

Comments

**14.2 How should building control functions not presently covered by the warrant fee be funded ?**

Comments

## Question 15 : Crown Exemption

**15.1** In terms of the machinery of building control would it be better if Crown buildings were treated exactly as all other buildings ?

Yes  No

Comments:

## Question 16 : Monitoring

**16.1** Is there a need for greater monitoring of the system ?

Yes  No

Comments

**16.2** If there is a need for greater monitoring of the system, what form should this take ?

Comments

**16.3** Is there a need to set performance indicators?

Yes  No

Comments

## Question 17 : Unauthorised alterations

**17.1 How can unauthorised alterations be brought within the system ?**

Comments

**17.2 How can house buyers be assured that any works which have been undertaken were in compliance with the Technical Standards ?**

Comments

**17.3 Should there be a cut-off date before which alterations made can be ignored ?**

Yes  No

Comments

**17.4 Should there be a cut-off on size so that works below that threshold are ignored ?**

Yes  No

Comments

## Question 18 : Dangerous Buildings

**18.1 How is it possible to improve on the system for handling dangerous buildings ?**

Yes  No

Comments

**18.2 Is it necessary to deal with buildings in disrepair before they become dangerous, or is other existing legislation adequate ?**

Yes  No

Comments

## Question 19 : Enforcement procedures

**19.1 To be effective a mandatory building control system must at the last resort have an effect system of enforcement, how can this best be delivered ?**

Yes  No

Comments

## **Question 20 : Other issues**

**20.1 Please include any other issues or factors which you feel should be considered in the process of the review.**