

Statement of Proposal - Draft Dangerous, Affected and Insanitary Building Policy

Key Consultation Topic 2: As part of *'Where's Annual Plan & Co @ Rangitikei?'*, we are asking for your thoughts on our Draft Dangerous, Affected and Insanitary Building Policy.

Background

The Building Act, 2004 requires Council to have a policy on dangerous, affected, and insanitary buildings. This policy provides Council with a means to ensure that dangerous, and insanitary buildings are improved to meet building code standards, and affected buildings do not pose a risk to occupants.

The intent of this policy is to reduce the risk of injury, death, ill health or damage that may occur as a result of a dangerous, affected, or insanitary building.

We are reviewing this policy as the Building Act requires this policy to be reviewed every 5 years. Reviewing this policy has allowed us to make sure it is still effective and that it is up to date.

This policy outlines how buildings that are considered to be potentially dangerous, affected and/or insanitary will be identified and categorised, and any actions that will be taken for these buildings. The policy must include;

- the proposed approach we will take in performing these functions outlined in the Building Act 2004,
- our priorities when performing these functions,
- how the policy will apply to heritage buildings.

The Draft Policy

As we reviewed this policy, we checked to make sure the impact it has on public health and safety and overall community good is balanced.

The current policy approach is reactive. This means that Council will only assess a potentially dangerous, affected or insanitary building if Council receives a complaint or information, Council does not actively look for buildings to classify. We think that this approach is working well for the Rangitikei District, and therefore we are not looking to change the intent of the policy.

However, a number of minor improvements have been proposed in the draft policy to:

- clarify the intent of the provisions
- improve the flow of the policy to improve readability
- take into account any updates in legislation and wider changes.

While the wording of the policy has been revised for clarity, the implementation remains unchanged. This proposed policy will continue to enable us to meet our obligations under the Building Act, and continue to ensure buildings in our district do not endanger the health and safety of people using them.

The Draft Dangerous, Affected and Insanitary Building Policy with the changes tracked has been made available to view. You can find this in the supplementary materials of this consultation.

Submissions

Anyone can make a submission on our **Draft Dangerous, Affected, and Insanitary Building Policy** by filling out the online '*Where's Annual Plan & Co @ Rangitikei?*' submission form:

www.rangitikei.govt.nz/wheres-annualplan-andco

- **Email:** submissions@rangitikei.govt.nz
- **Pick up and drop off a hard copy:**
 - Marton Head Office
 - Marton Community Hub
 - Bulls Community Hub
 - Taihape Community Hub
- **Freepost:** Rangitikei District Council – 172050 | Private Bag 1102, Marton, 4741

We are accepting written submissions from the community until **5pm Monday 5 May 2025**.

If you would like to speak to Councillors directly about your submission at the hearing, please indicate this on your submission.

The **consultation question** we are asking in relation to **the Draft Dangerous, Affected, and Insanitary Building Policy** is:

1. Do you support the Draft Dangerous, Affected, and Insanitary Building Policy?



Making this place home.