



Department for Levelling Up,
Housing & Communities

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Dear, Andrew Blake-Herbert,

Funding to drive the remediation of unsafe cladding on high-rise private sector residential buildings 18 metres and over: Section 31 Grant Determination under the Local Government Act 2003

At the fifth anniversary of the Grenfell Tower tragedy in June, I wrote to remind you of the key role local authorities must continue to play, in partnership with fire and rescue services, in securing the remediation of high-rise private sector residential buildings with unsafe cladding in their areas, in order to address the serious life risk posed to residents. With your help, significant progress has been made, but there is still a great deal more to be done to tackle the buildings which are making insufficient progress. Building owners need to act or be compelled to act to make residents safe in their homes. Work to target enforcement against these buildings and to protect their residents remains a key priority for the Department, and we continue to rely on your enforcement activities to drive remediation.

Many local authorities have told us that resource constraints are a key barrier to this work being pursued at the necessary scale, and I recognise that this need to increase enforcement action will require additional effort and expenditure by local authorities. In line with the Government's New Burdens Doctrine, the Department has assessed the financial implications. We have worked closely with several local authorities (and I thank those local authorities for their support) and received input from the Local Government Association to assess appropriate funding.

I am pleased to confirm that a total of £8.4m of New Burdens funding is being allocated for financial years 2022/23 and 2023/24 to support local authority enforcement activity to drive remediation of high-rise residential buildings with unsafe cladding. £2.4m of this funding will cover the remaining months of this financial year 2022/23 and £6m funding for the financial year 2023/24 has been allocated.

Grant determinations to local authorities have been calculated based on an indicative number of high-risk high-rise residential buildings in your areas: i) those that have or may have unsafe ACM cladding but remediation work has not begun; ii) those in our Building Safety Fund that we understand have interim measures due to a combustible external wall system; iii) those outside the Building Safety Fund that we understand have interim measures but we do not know their remediation plans; and iv) buildings notified to us through DELTA that have potentially high-risk cladding systems. There may be additional buildings in your area that will require enforcement action.

The total grant determination for your local authority for financial year 2022/23 is £11,871. The payment will be made in December. The grant determination for your local authority for financial year 2023/24 is £29,715, to be paid in April, at which point we will write to you again.

With this funding secured, we expect local authorities to increase the level of enforcement activity to drive robustly the remediation of unsafe high-rise private sector buildings in your areas, to enable your residents to live in safe homes. We expect you to use this funding to recruit additional staff and/or access external expertise where necessary (for example, legal and fire safety experts) to bolster your current enforcement efforts. We expect these efforts will include: identifying remaining high-rise buildings with unsafe cladding and managing building-by-

building data; obtaining information for the Department on specific buildings of concern; engaging with building owners to monitor and drive the progress of remediation, particularly those that are slow to remediate; promptly raising and discussing especially difficult cases with the Department; and taking appropriate and swift regulatory and enforcement action, including on cases escalated to you by the Department for targeted action, so that buildings are made safe faster. Your authority is expected to continue taking appropriate enforcement action using the Housing Act 2004, as well as utilising the new powers under Part 5 of the Building Safety Act 2022 to compel owners to remediate their buildings. I encourage you to collaborate closely with your local fire service, which has its own expertise and enforcement powers under both the Fire Safety Order 2005 and the Building Safety Act, and proactively develop an effective strategic regulatory partnership, agreeing which organisation and legislation can best be used to take appropriate action in relation to particular buildings that achieves the greatest impact in the shortest timeframe.

We expect local authorities to upload dates of the enforcement action taken against individual high-rise buildings with unsafe cladding onto the collection that is currently live on the Department's DELTA portal by the end of each month.

We will be publishing aggregate numbers of the enforcement action taken by each local authority from December 2022, as part of our monthly building safety data releases.

The Department expects all local authorities with buildings in their area affected by unsafe cladding to be in contact with the Local Government Association's Joint Inspection Team (JIT). Use of the advice and services of the multi-disciplinary national Joint Inspection Team is **free** to local authorities. The JIT can undertake a full building inspection under the Housing Act with your officers on private sector residential buildings 18 metres and over with any type of suspected unsafe cladding and provide an extensive written report afterwards. They can also talk through problem buildings and potential enforcement actions and advise on steps to take and language to use. They also offer valuable training sessions. They can be contacted at JIT@local.gov.uk. I strongly urge your officers to make use of the support that the JIT can provide, inviting the JIT to assist with inspections of high-rise buildings and participating in their training opportunities. Your authority should arrange at least one building inspection with the JIT and attend their level 1 (enforcement overview) and level 2 (deep-dive) training sessions by the end of this financial year 2022/23.

Thank you for your ongoing work with building owners, fire and rescue services, the Department, and others to make sure that the issue of unsafe cladding on high-rise buildings is effectively and swiftly tackled, for the sake of residents.

If you have queries or would like to raise any support needs, please contact the team at localregulatorengagement@levellingup.gov.uk. I would be happy to discuss this letter with you.

Yours sincerely,



Alistair Watters
Director, Intervention Delivery