

FAO – Will Broad

Hi Will

As a fully qualified Chartered Surveyor (Chartered institute of Building – MCIQB), having over 25 years experience in the building industry as a surveyor along with a full Building Surveying Degree (BSc) & an Asset Manager with a reasonably large Housing Association I find the recommendations in relation to the Chartered Surveyors report somewhat concerning.

Given that I may have identified that the property in question is suitable for HTTC measures when I have completed a complete survey I find it alarming that simply because I am employed by the Association that owns the property I cannot be classified to sign off an independent report recommending those measures.

My Chartered status exists against me personally as it does for other Chartered Surveyors & to suggest that independence cannot be demonstrated calls into question the ethics of Membership of the organisation that member is representing (CIOB, RICS)

If I am using my designation to sign against any documents or reports then first & foremost I MUST abide by the Institute rules & know that failure to maintain independence would result in my breach of the Institutes guidelines.

In order for me therefore to complete these needed Energy Saving measures I would then have to commission a separate Chartered Surveyor to sign off what I have already completed !

I do find this completely alien to the intentions behind ECO & if we have fully completed the EPC (I have 6 fully qualified & audited DEA's) & completed the OA (I have 3 qualified & audited GDA's) & the findings have been discussed in full with the supplier & the installer then in order to carry out the needed works I then have to appoint a Surveyor 'independent of the supply chain' to place their signature against our findings along with the unnecessary costs involved.

We are also a certified GDAO & I have full responsibility for checking the quality of inspections & reports completed.

I do think this will cause some concern within the sector & I would like to think there is a way that you could look to accept my or other similar qualified signatures in such cases whilst still maintaining independence.

I look forward to your response

Kind Regards Dene

Dene Carvell Bsc Hon, MCIQB, DEA, GDA

Asset Manager
East Midlands Housing