

The Regulation Directorate protects Islanders by delivering socially responsible regulation, preventing unfair commercial practices and providing statutory functions such as:

- planning and building standards
- trading standards
- licensing and applications
- vehicle standards and registration
- driver standards
- food safety and infectious disease
- housing standards
- food security and plant health
- water quality, and
- noise, waste and pollution prevention

Regulatory Improvement & Licencing

The service delivers changes to regulatory processes, rules and legislation. It manages the processing function of licencing, applications and permits within the Regulation Directorate to ensure an efficient delivery of regulatory services for the benefit of Islanders' safety and wellbeing. It also assists in the provision of comprehensive and professional day-to-day technical, financial and procedural support to the Regulation Directorate, ensuring that operational activities are performed timely, accurately and effectively in accordance with legal and financial requirements and Government policies and procedures.

Development & Land

Appeals & Compliance

This team covers the traditional aspects of planning and building control compliance, plus the areas of agricultural land and law related to the nature environment. Planning and Building appeals are also handled within the team, although independently administered through the Judicial Greffe., with appeal decisions being an area of direct decision-making for the Minister of the Environment. Licenses are issued by this team when agricultural land is transacted.

Planning Applications

This team manages the planning applications submitted for new building projects on behalf of the Minister for the Environment. The team assesses proposals against the recently adopted [Bridging Island Plan](#) and either determines the applications or makes recommendations to the Planning Committee. The Minister for the Environment directly becomes involved with decision-making if an application is called to a Public Inquiry or requires determination following an appeal. The team deals with around 1,600 applications each year.

Building Control

This team decides the building control applications submitted for new building projects. The team assesses these proposals against the Jersey Building Bye-Laws and actively visits construction projects to ensure adherence to the approved plans. The Bye-Laws cover all the technical performance measures for buildings including structural safety, conservation of power and fire safety. There is a (diminishing) backlog of building control applications left over from the Covid-19 pandemic, which is due to be eliminated by the end of the year. This is being tackled by a combination of existing and contract staff. The team deals with around 1,200 applications each year and makes around 10,000 inspections. Of these around 40% require follow-up checks.

Driver & Vehicle Standards

Driver and Vehicle Standards (DVS) provide a consolidated service for the administration of vehicle and driver registration, vehicle and driver testing and technical advice as well as policy lead on motor vehicle construction and use. Our aim is to promote and maintain safer drivers, safer vehicles, and safer roads.

Environmental & Consumer Protection

Food & Plant Security

The team's role is to demonstrate Jersey is competently operating an Island borders official controls model that provides a cost effective, risk-based approach to official controls at the border providing protection and food security for the island's citizens; protection for its environment; prosperity for its businesses - all while meeting international trade and environmental obligations with other stakeholders in the UK, EU and the Rest of the World.

Food & Public Health

The service ensures food businesses provide food that's safe and hygienic to eat, ensuring those with food intolerances or different dietary needs can make an informed choice based on information provided.

The team advise distribution businesses of product recalls that may impact on customers and ensure the Eat Safe scheme remains active. This is achieved through presentations, inspections, hygiene reports, guidance, and advisory visits.

The public health team focus on environmental factors that impact on health; this includes investigations of food poisoning and community infectious disease, hygiene advice to non-food businesses, surveillance of potential vectors of disease, checks against smoking legislation, public advice for health-related pollution incidents, proactive environmental health campaigns, exhumations, licensing consultee, drinking water and bathing water standards.

Housing & Nuisance

The team undertake proactive inspections of Lodging Houses and manage the [Rent Safe](#) scheme. The team also deal with complaints relating to rental property standards and tenancy related matters. The third housing element relates to Safeguarding and Self-Neglect. From a nuisance perspective, the team deals with complaints relating to a number of matters which could constitute statutory nuisances, including noise, odour, light, dust and similar.

Pollution Control

The team regulate activities that present a risk of pollution of the environment and impact on the sustainable use of water resources. The laws provide permitting regimes for individuals, businesses and Government of Jersey activities, with the aim of environmental protection.

Trading Standards

The service ensures businesses can compete on equal terms and that the safety and economic interests of consumers are not compromised by unfair or illegal trading practices. Consumers are given information, advice, and assistance in order to empower them to resolve their disputes. Traders are given appropriate information, advice, and guidance to ensure they fulfil their legal obligations, enhancing their reputation, that of the Island, thereby increasing consumer confidence.