



| States Assembly

Environment, Housing and Infrastructure Scrutiny Panel

Records of Meetings

2025

The following records of meetings have been approved by the Panel.

Signed

.....

Chair

Deputy Hilary Jeune

États de Jersey



L's États d'Jèrri

Environment, Housing and Infrastructure Scrutiny Panel

Record of Meeting

Date: 8th January 2025

Present	Deputy Hilary Jeune, Chair Deputy Tom Coles, Vice Chair Connétable David Johnson Deputy Alex Curtis Deputy David Warr
In attendance	Monique Magalhaes, Acting Principal Committee and Panel Officer Jade Hahn, Research and Project Officer Gwyn Garfield-Bennett, Communications Officer

Agenda matter	Action
1. Records of Meetings	
The Panel approved the records of meetings held on 18 th December 2024.	JH
2. Declarations and Conflicts of Interest	
The Panel noted the declaration of interest section in the Scrutiny and Public Accounts Committee Proceedings Code of Practice. Deputy Coles noted his intention to lodge a proposition on the Regulation of Counselling Services.	
Panel members had no other conflicts to declare in relation to the agenda items.	
3. Work Programme	
The Panel considered its work programme for 2025 and noted that the Council of Minister's legislative programme had not yet been published. The Panel noted and discussed the upcoming legislation for lodging in 2025 within its remit as noted within a letter received by the Scrutiny Liaison Committee from the Chief Minister.	
The Panel agreed, in the first instance, to write to the relevant Ministers for an update on the scope, progress and timeline for the legislation within its remit. The Panel also agreed that it would be beneficial to receive briefings on the legislative proposals and that the timeline for the briefings would be agreed once the responses to the letters were received.	MM/JH
The Panel discussed the Rented Dwellings Licensing Scheme workstream and agreed to schedule a public hearing on the topic with the Minister for Housing in quarter two of 2025.	RS
The Panel considered the Sea Fisheries (Trawling, Netting and Dredging) (Jersey) Regulations 2001 and anticipated that the regulations would form part of the new Marine Spatial Plan.	
The Panel discussed the Planning and Building (Jersey) Law 2002. The Panel anticipated that the amendments would seek to reintroduce provisions to allow the Minister for the Environment to bring forward new building or planning proposals.	

<p>The Panel discussed the Amendments to the Regulation of Care (Jersey) Law 2014 and noted that the topic might fall within the remit of another Scrutiny Panel. However, the Panel noted that as the Minister for the Environment was responsible for the oversight function for the Regulation of Care (Jersey) Law 2014, it was the Minister's responsibility to lodge the proposition. The Panel requested the Officer determine whether the proposals would also fall within the remit of other Scrutiny Panels.</p>	<p>MM/RS</p>
<p>The Panel discussed the Animal Welfare (Jersey) Law 2004 and noted that it was unsure of the scope of the amendments. The Panel discussed the gaps in legislation regarding dog ownership and Connétable David Johnson agreed to raise matters with the Comité des Connétables and revert at the Panel's next meeting with any feedback. The Panel agreed to include the Animal Welfare Law and dog ownership as an area for questioning within its quarterly hearing with the Minister for the Environment scheduled for 26th March 2025.</p>	<p>DJ</p> <p>RS</p>
<p>The Panel discussed the Food (Jersey) Law 2003 and noted that the Minister for the Environment had made the Panel aware that the law was in the legislative pipeline. In the first instance, the Panel agreed its intention to focus the workstream on stakeholder engagement in respect of the proposals potential impact.</p>	<p>RS</p>
<p>The Panel discussed the Amendment to the Highways (Jersey) Law 1956 regarding election advertisements. The Panel noted that the Privileges and Procedures Committee had received a briefing on the matter recently and raised concerns of a potential overlap. However, the Panel noted that the Minister for Infrastructure was responsible for the legislation and it would therefore fall under the Panel's remit.</p>	
<p>The Panel considered the matter of legislation to improve access to information relating to energy resilience and noted that it had been due to receive further information in early 2025. The Panel agreed to wait for the information to be shared with it before considering the workstream further.</p>	<p>RS</p>
<p>The Panel discussed the proposed Budget 2026-2029 workstream and noted that the scrutiny approach would be considered by the Scrutiny Liaison Committee.</p>	
<p>The Panel noted its scheduled briefings and site visits for 2025, which were as follows:</p> <ul style="list-style-type: none"> • Project Breakwater on 20th January 2025. • PFAS update on 29th January 2025. • Sea Defences (TBC) 	
<p>The Panel discussed a number of potential further briefings and site visits, and agreed to schedule the following briefings:</p> <ul style="list-style-type: none"> • Jersey Water for quarter one of 2025. • States of Jersey Development Company for quarter two of 2025. • Social Housing for quarter four of 2025. 	
<p>The Panel discussed a potential briefing on the inert waste site commercial facility but agreed to wait for the completion of the procurement process before scheduling.</p>	
<p>The Panel discussed the States of Jersey Development Company's involvement in the development of Fort Regent and noted a letter it had received from the Minister for Infrastructure on 16th December 2024 on the matter.</p>	

<p>4. Review: Residential Tenancy Law</p> <p>The Panel discussed the Residential Tenancy (Jersey) Law 2011 and noted that it had discussed and agreed its intention to launch a review on the law once the proposition was lodged at its previous meeting on 19th December 2024.</p> <p>The Panel noted that the draft legislation had not yet been shared with it. The Panel agreed to include the matter as an area for questioning within its quarterly hearing with the Minister for Housing scheduled for 12th February 2025.</p> <p>The Panel discussed and agreed the scoping of its review and requested the Officer to draft the scoping document and terms of reference for consideration at its next scheduled meeting on 29th January 2025.</p> <p>The Communications Officer confirmed that the drafting of the Digital and Public Engagement Plan had commenced.</p>	<p>RS</p> <p>RS</p> <p>GG</p>
<p>5. Jersey Property Holdings Workstream</p> <p>The Panel discussed its workstream for Jersey Property Holdings (JPH) to consider its effectiveness as a landlord and whether its structure was fit for purpose. The Panel discussed and agreed the key areas for the scope of the workstream. The Panel requested that a draft scoping document of the workstream be prepared for its next meeting on 29th January 2025.</p> <p>The Panel noted the potential overlap of the workstream with work being undertaken by the Public Accounts Committee and was mindful to not duplicate work. In the first instance, the Panel agreed to schedule a briefing with the Comptroller & Auditor General (C&AG) to be updated on the work undertaken by the C&AG to date.</p> <p>The Panel agreed to include the topic as an area for questioning within its quarterly hearing with the Minister for Infrastructure scheduled for 5th March 2025.</p>	<p>RS</p> <p>RS</p> <p>RS</p> <p>RS</p>
<p>6. Bridging Island Plan 2022 – 2025 Workstream</p> <p>The Panel discussed its workstream for the Bridging Island Plan. It was noted that the Bridging Island Plan had been extended beyond its initial three-year scope, which could set a precedent for an indefinite extension. The Panel agreed to include the workstream as an area for questioning within its next quarterly hearing with the Minister for the Environment scheduled for 26th March 2025.</p> <p>The Panel discussed the links between the Island Plan and the proposed amendments to the Planning and Building Law 2002 noting that the amendments may impact the Minister’s ability to review policy and legislation in part.</p> <p>The Panel recalled a previous letter received to provide an update on the Bridging Island Plan and agreed to write a follow up letter to the Minister for the Environment requesting a further update in that regard.</p> <p>The Panel agreed areas to inform the scoping of the workstream and requested that a draft scoping document of the workstream be prepared for its next meeting on 29th January 2025.</p> <p>The Panel agreed that the Bridging Island Plan workstream would take precedence over the Jersey Property Holdings workstream if required.</p>	<p>RS</p> <p>RS</p> <p>RS</p> <p>RS</p>

<p>7. Actions Log</p> <p>The Panel noted its Actions Log and requested that it be kept updated.</p>	<p>RS</p>
<p>8. Any Other Business</p> <p>The Panel noted that the Scrutiny Liaison Committee was arranging potential questioning training with the Solicitor General and had extended the invite for training to all Scrutiny Panels. The Panel discussed the potential training and agreed that it would accept the invite.</p> <p>The Panel discussed its timeframe for future quarterly hearings and agreed that it would discuss and agree its topic areas further in advance of quarterly hearings and requested that it would receive its draft question plans a week in advance of the hearings for consideration.</p> <p>The Panel noted its upcoming quarterly hearing with the Minister for Housing scheduled for 12th February 2025. The Panel discussed and agreed its question areas for the hearing.</p>	<p>MM</p> <p>RS</p> <p>MM/RS</p>
<p>9. Future Meetings</p> <p>The Panel noted that its next meeting was scheduled for 9:30am on Wednesday 29th January 2025 in the Le Capelain Room of the States Building.</p>	

Environment, Housing and Infrastructure Scrutiny Panel

Record of Meeting

Date: 29th January 2025

Present	Deputy Hilary Jeune, Chair Connétable David Johnson Deputy Alex Curtis Deputy David Warr
Apologies	Deputy Tom Coles, Vice Chair
In attendance	Rosalyn Sharp, Research and Project Jade Hahn, Research and Project Officer Remi Harris, Apprentice Policy Officer Gwyn Garfield-Bennett, Communications Officer Item 13 only Deputy Steve Luce, Minister for the Environment Kelly Whitehead, Group Director – Regulation - Infrastructure and Environment Luke Chipperfield, Head of Communications Infrastructure and Environment Heather Ford, Private Secretary for the Minister for Environment, Ministerial Office

Agenda matter	Action
1. Records of Meetings	
The Panel approved the record of its meeting held on 8 th January 2025.	
2. Declarations and Conflicts of Interest	
The Panel noted the declaration of interest section in the Scrutiny and Public Accounts Committee Proceedings Code of Practice. Panel members had no other conflicts to declare in relation to the agenda items.	
3. Residential Tenancy Law (2011) Review	
The Panel reviewed the draft Scoping Document, Terms of Reference and Communications Plan for its upcoming review on Residential Tenancy Law (2011).	
The Panel agreed to make some changes to the Scoping Document and agreed to keep reviewing and working on the documents accordingly.	RS
The Panel discussed and agreed it would consider whether to engage an expert advisor for its upcoming review as this could assist with any perceived conflict of interest and it would be useful for an expert to analyse the draft legislation and compare the legislation with that of other jurisdictions. The Officers were instructed to begin the process of compiling a list of potential expert advisors for the Panel to consider at its next Panel meeting.	RS/JH
The Panel discussed stakeholder engagement and agreed that holding smaller focus groups might be more effective in reaching the target audience for views on the draft legislation.	GGB

<p>4. Scrutiny of Common Strategic Policy Priorities</p> <p>The Panel discussed correspondence from the Scrutiny Liaison Committee regarding scrutiny of the Common Strategic Policy priorities and agreed the Panel's areas of focus and approach in scrutinising each of the priorities under the Panel's remit. The Officer was asked to compile a document for discussion by the Chair of the Panel and the President of the Scrutiny Liaison Committee at a meeting organised by the Officer.</p>	<p>RS</p>
<p>5. Bridging Island Plan Workstream</p> <p>The Panel reviewed the draft Scoping Document for reviewing the Bridging Island Plan workstream. The Panel agreed to make some changes to the document and to keep reviewing and working on the document accordingly.</p> <p>The Panel noted correspondence sent to the Minister for the Environment requesting a RAG progress update on the Bridging Island Plan proposals. The Panel agreed that once it had received a response from the Minister it would consider drafting a letter requesting information set out within the workstream Scoping Document. The Panel also agreed it would consider holding one topical hearing with the Minister on the Bridging Island Plan workstream in the future.</p>	<p>RS</p> <p>RS</p>
<p>6. Jersey Property Holdings Workstream</p> <p>The Panel reviewed the draft Scoping Document for reviewing the Jersey Property Holdings workstream and agreed to make some changes to the document. The Panel agreed to keep reviewing and updating the document accordingly.</p> <p>The Panel noted that it would begin gathering information through its meeting with the Comptroller and Auditor General due to take place at the end of February 2025 and would decide any next steps following that meeting.</p> <p>The Panel agreed it would consider holding one topical hearing with the Minister for Infrastructure on the workstream in the future.</p>	<p>RS</p>
<p>7. Quarterly Hearing – Minister for Housing</p> <p>The Panel agreed it would review the draft question plan for the Minister for Housing quarterly hearing electronically.</p>	
<p>8. Quarterly Hearing – Minister for Infrastructure</p> <p>The Panel noted its upcoming public quarterly hearing with the Minister for Infrastructure scheduled for 5th March 2025. The Panel discussed and agreed the question areas to include. It was noted that the draft question plan would be shared with the Panel ahead of its next meeting on 19th February 2025 for its consideration and approval.</p>	
<p>9. Legislative programme letters</p> <p>The Panel noted the letters it had sent to the Minister for the Environment, the Minister for Housing and the Minister for Infrastructure requesting an update on each of their legislative programmes.</p>	
<p>10. Work programme</p> <p>The Panel noted the updates made to its work programme for 2025.</p>	
<p>11. Topics for 2025 Jersey Opinions and Lifestyles Survey</p>	

<p>The Panel discussed and agreed potential questions to submit for consideration for the 2025 Jersey Opinions and Lifestyles Survey. The Panel agreed to request that the same questions on heating systems within the 2024 survey be submitted for 2025, as well as questions in respect of housing needs and Islanders appreciation of Jersey's Natural Environment.</p>	
<p>12. Upcoming Briefings, Meetings and Hearings</p> <p>The Panel noted its upcoming briefings, meetings and hearing dates. The Panel discussed a request that multiple members had received from Fishermen's Mission to organise a meeting with the Panel. The Panel asked the Officers to organise a meeting with the representative of Fishermen's Mission.</p>	<p>RS</p>
<p>13. Briefing PFAS</p> <p>The Panel received the Minister for the Environment and Government Officers for a briefing on PFAS.</p> <p>The briefing was held in private in accordance with the Freedom of Information (Jersey) Law 2011 (as amended) under Qualified Exemption Article 35.</p>	
<p>14. Future Meetings</p> <p>The Panel noted that its next meeting was scheduled for 9:30am on Wednesday 19th February 2025 in the Le Capelain Room of the States Building.</p>	

Environment, Housing and Infrastructure Scrutiny Panel

Record of Meeting

Date: 12th February 2025

Present	Deputy Hilary Jeune, Chair Deputy Tom Coles, Vice Chair [Item 6 onwards] Connétable David Johnson Deputy Alex Curtis Deputy David Warr
In attendance	Anna Thorne, Committee and Panel Officer Jade Hahn, Research and Project Officer Remi Harris, Apprentice Policy Officer [Apologies Item 8] Gwyn Garfield-Bennett, Communications Officer [Item 5 onwards] Item 8 only Deputy Sam Mézec, Minister for Housing Natasha Day, Head of Strategic Housing and Regeneration, Cabinet Office Jack Norris, Policy Principal, Cabinet Office

Agenda matter	Action
1. Records of Meetings	
The Panel approved the record of its meeting held on 29 th January 2025.	JH
2. Declarations and Conflicts of Interest	
The Panel noted the declaration of interest section in the Scrutiny and Public Accounts Committee Proceedings Code of Practice. Deputy Curtis noted that he had lodged a proposition on the Revocation of Aviemore Sale (P.9/2025). The Panel Chair noted her intention to lodge a proposition on the energy strategy. No other Panel members had any new conflicts to declare in relation to the agenda items.	
The Panel discussed and agreed to include the word “new” before conflicts within its records of meetings moving forward.	AT/JH
Deputy Johnson noted correspondence that he had received in regard to the Residential Tenancy Review that took place in 2018. Deputy Johnson agreed to revert to the Panel with any relevant updates after the meeting had taken place.	

<p>3. Correspondence</p> <p>The Panel noted it had received responses to the letters it had sent to each of the Ministers under its remit regarding the legislative programmes for 2025 and considered them in turn.</p> <p>The Panel considered the letter it had received from the Minister for the Environment and discussed the Regulation of Care (Standards and Requirements) (Jersey) Regulations 2018. The Panel noted it had received a briefing on the Regulation of Hospital and Ambulance Services amendments on 4th December 2024. The Panel discussed the information it had been provided during the briefing, in the Minister’s letter and in response to questions raised in the States Assembly. It agreed to raise the matter with the Scrutiny Liaison Committee for any cross-panel work.</p> <p>The Panel discussed the Animal Welfare (Jersey) Law 2004 and agreed to request further information from the Minister for the Environment regarding the legislative timeframe.</p> <p>The Panel discussed the Food (Jersey) Law 2023 and Bridging Island Plan and agreed to include it as an area for questioning within its quarterly hearing with the Minister for the Environment scheduled for 26th March 2025.</p> <p>The Panel discussed the response it had received from the Minister for Infrastructure and noted the upcoming lodging of a proposition regarding amendments to the The Jersey Gas Company (Jersey) Law 1989. The Panel noted a briefing on the matter was being scheduled for the Children, Education and Home Affairs Panel, and requested that the Officers extend this invitation to the Panel.</p> <p>The Panel discussed the Highways (Jersey) Law 1956 – Amendment (Elections Matter) and agreed to include the topic as an area for questioning in its quarterly hearing with the Minister for Infrastructure scheduled for quarter two of 2025. It requested that further questions on the implementation of the Bridging Liquid Waste Strategy be developed based on information provided to the Panel by the Minister.</p> <p>The Panel considered the response it had received from the Minister for Housing on his legislative programme. The Panel also discussed housing growth forecasts and agreed to include these topics as areas for questioning within the quarterly hearing with the Minister for Housing on 7th May 2025.</p>	<p>JH</p> <p>AT</p> <p>JH</p> <p>JH</p> <p>AT</p> <p>JH</p> <p>JH</p>
<p>4. Topics for 2025 Jersey Opinions and Lifestyles Survey</p> <p>The Panel noted it had submitted potential questions for the 2025 Jersey Opinions and Lifestyles Survey and had received confirmation of their receipt.</p>	
<p>5. Expert Advisor</p> <p>The Panel noted that a list of potential expert advisors for its forthcoming review of the Draft Residential Tenancy (Jersey) Law had been drafted and would be circulated electronically for its consideration when that review began.</p>	<p>AT</p>
<p>6. Marine Resources/Ramsar</p> <p>The Chair of the Panel noted that she had received a number of emails from members of the public on topics of interest. The Panel discussed Jersey’s Ramsar sites and a perceived lack of Government action on the conservation of wetlands. The Panel noted it had received an invitation from a Government of Jersey Officer</p>	<p>AT</p>

<p>for a briefing on the Marine Spatial Plan and Ramsar sites and agreed to accept the invite. The Panel requested that the Officers make the necessary arrangements.</p> <p>The Chair noted that she had attended a meeting on PFAS on 11th February 2025. The Panel discussed the public perception of the Government's action on the topic. The Panel agreed to provide an update to the Scrutiny Liaison Committee for possible cross-panel work and also include it as an area for questioning in the quarterly hearing with the Minister for the Environment scheduled for 26th March 2025.</p>	<p>JH</p>
<p>7. Question Plan for the Quarterly Hearing with the Minister for Housing</p> <p>The Panel reviewed the draft question plan for its quarterly hearing with the Minister for Housing and allocated question areas.</p>	
<p>8. Quarterly Hearing with the Minister for Housing</p> <p>The Panel welcomed the Minister for Housing and Government Officers for a public quarterly hearing.</p> <p>The proceedings were streamed live to the public and a recording was taken so that a written transcript could be produced.</p>	
<p>9. Post-Hearing Discussion</p> <p>The Panel requested that social media posts and a news release be drafted for its approval and publication following the quarterly hearing with the Minister for Housing.</p>	<p>GGB</p>
<p>10. Future Briefings and Visits</p> <p>The Panel noted correspondence received from the Fishermen's Mission and an invitation it had received from Jersey Water regarding PFAS and a site visit to the desalination plant. The Panel agreed to accept both invitations and requested that the Officers make the necessary arrangements.</p>	<p>AT</p>
<p>11. Future Meetings</p> <p>The Panel noted that its next meeting was scheduled for 9:30am on Wednesday 19th February 2025 in the Le Capelain Room of the States Building. The Chair noted that she was unable to attend the next meeting, and it was agreed that Deputy Coles, the Vice Chair, would chair the meeting in her absence.</p>	