Building Regulation Application

Blaenau Gwent County Borough Council

THE BUILDING ACT 1984
THE BUILDING REGULATIONS 2010

PLEASE TYPE OR USE BLOCK CAPITALS

1 **Submission details** (tick as appropriate)

Full Plans ☐ **Building Notice** ☐ **Regularisation** ☐

2 **Address where building work is to be carried out**

Address:

_____ Postcode: _____

***Note:* A location plan sufficient to readily identify the site should be included**

3 **Full description of the work** (e.g. single storey extension to enlarge the lounge or change of use)

_____

Commencement date if known: _____ No. of storeys: _____

EWI: Please specify type and thickness of insulation:

4 **Applicant's details** (please give FULL name, postal address and contact details)

Mr / Mrs / Ms / Miss: _____

Address:

_____ Postcode: _____

E-mail: ____ Tel: _____

Mob: _____

5 **Agent's details** (please give details of the person dealing with the project e.g. architect, surveyor)

Mr / Mrs / Ms / Miss: _____

Address:

_____ Postcode: _____

E-mail: ____ Tel: _____

Mob: _____

6 **Anticipated length of contract** Number of weeks: _____

7 **Use of building**

Present Use: _____ Proposed Use: _____

8 **Conditions** (*Full Plans Submissions only*)

Do you consent to the plans being passed subject to conditions where appropriate

Please tick the box if you **DO NOT** agree ☐

9 **Prescribed Period** (*Full Plans Submissions only*)

The statutory time period for dealing with your application may, by agreement, be extended from 5 weeks to 2 months if necessary.

Please tick the box if you **do not** agree ☐

10 **Mode of drainage and water supply** (*e.g. to an existing mains sewer or to a new treatment plant*)

NB: If there is new drainage, a layout a plan is required showing connections

Foul Water: _____ NEW ☐ EXISTING ☐ (please specify)

Surface Water: _____ NEW ☐ EXISTING ☐ (please specify)

Water Supply Mains ☐ Other: _____ (please specify)

Are the proposed works within 3m over a sewer? YES ☐ NO ☐

(Please note a building over agreement may be required)

11 **Energy Rating**

Required for all new build dwellings, non-domestic new build and non-domestic extensions over 500m²

Please state method of compliance and enclose a copy of the relevant certification:

12 **Domestic electrical installations**

Please confirm whether all necessary electrical work associated with this application will be carried out by an electrician who is a member of an approved competent person scheme:

☐ **Yes** Details:

☐ **No** Building Control will arrange inspection of electrical work by a consultant

Note this option will attract an additional charge over and above the normal application charge. Please refer to the scheme of charges for details.

13 **Planning Permission**

Persons proposing to carry out work or make a material change of use of a building are reminded that permission may be required under the Town and Country Planning Acts:

Have you checked if you require planning consent for the works? **YES** ☐ **NO** ☐

14 **Disabled works**

Is the work to provide a facility for a registered disabled person to an existing property? **YES** ☐ **NO** ☐

DFG Number ☐

15 **Statement**

This notice is given in relation to the building work as described, in accordance with Regulation 12, 2 and is accompanied by the appropriate payment.

Name: _____ **Signature:** _____ **Date** _____

FEES

16 **TABLE A** Erection of new dwellings up to 3 storeys and not more than **300m²** in floor area

Number of Dwellings: ☐

(If more than 20 please contact Building Control) Fee due: £ ☐

TABLE B Extensions (up to 2 storeys)

17

Extension to a dwelling floor area not exceeding **10m2**	Fee due: £ ☐
Extension to a dwelling floor area exceeding **10m2** but not exceeding **40m2**	Fee due: £ ☐
Extension to a dwelling floor area exceeding **40m2** but not exceeding **60m2**	Fee due: £ ☐

Garages and Car Ports

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Erection or extension of a non exempt detached single domestic garage or carport up to 60m2	Fee due: £ ☐
Erection of a non exempt attached single storey extension of a domestic or car port up to 60m2	Fee due £ ☐
Erection of two storey detached garage or car port	Fee due £ ☐

Other

19

Conversion of a garage to form part of a dwelling	Fee due: £ ☐
Conversion of existing attic space (up to 50m2) to form 1 room as part of a dwelling	Fee due £ ☐

TABLE B1 Domestic alterations to a single building

20 **Alterations, installation of fittings (*not electrical*) and/or structural alterations. (*If ancillary to the building of the extension no additional charge)*** **Estimated Cost** £ ☐ **Fee due:£** ☐

Re-roofing	**Fee due:£** ☐
External Rendering/cladding	**Fee due:£** ☐
Solar or photovoltaic panels	**Fee due:£** ☐
Solid fuel appliances	**Fee due:£** ☐
Internal floors & insulation	**Fee due:£** ☐
Internal Rendering	**Fee due:£** ☐

Window replacement

0 - 2 Windows	**Fee due £** ☐
2 - 8 Windows	**Fee due £** ☐
8 + Windows	**Fee due £** ☐

TABLE C All Other Work

21 Total Cost of Works £ ☐ Fee due: £ ☐

Over £100,000.00 please refer to Blaenau Gwent Building Control

Total £

General Guidance Notes

You may choose to submit either the 'Full Plans' or ' Building Notice' option for new building work however the 'Building Notice' option cannot be used where:

a) The building is a 'designated use' under the Fire Safety Regulatory Reform Order which includes offices, shops, factories and hotels and/or is a workplace subject to the Fire Precautions (Workplace) Regulations 1997 to enable consultation with the fire authority.

b) The building work is over or near a public sewer.

c) The application is for the construction of a new dwelling.

Both methods are inspected on site to ensure compliance with the Building Regulations.

The Regularisation Option is to be used for work that has already been carried out on or after 11/11/1985

Full Plans Applications:-

- One copy of this form should be completed and submitted with the appropriate fee and one copy of detailed plans, including full constructional specifications and site plan.
- Please note that if works proceed before a formal approval is given, then this is carried out at your own risk. It may be necessary at a later stage to alter parts of the building work/fittings in order to comply with the Building Regulations 2010

Building Notice Applications:-

- One copy of this form should be completed and submitted with the appropriate fee and a **site plan** to a scale of of 1:1250 or 1:500 to show drainage details and boundaries of site. Additional information may also be requested, e.g. Engineer's calculations.

Regularisation Application:-

In accordance with Building Regulation 18 (2), the council may require the applicant to take reasonable steps, including laying open the unauthorised works for inspection, making tests and taking samples as the authority think appropriate to ascertain what work, if any, is required to secure compliance with the relevant legislation. The Regularisation charge payable in respect of the works carried out is an amount equal to 1.5 x the total charge payable in accordance with the appropriate table.

The Party Wall Act 1996:-

Some works in relation to party walls could invoke proceedings under The Party Wall Act 1996, you should understand these requirements prior to undertaking such proposals.

Completion Certificates

Completion certificates will only be issued when an appropriate electrical safety certificate (where applicable) has been received and the relevant Building Regulation charge has been paid in full.

Regulations

These notes are for general guidance only; Full particulars regarding the deposit of the applications are contained in Regulation 12, 13, 14, & 18 of The Building Regulations 2010 and correspondingly in relation to Building Regulation fees the Building (Local Authority Charges) Regulations 2010.

The Coucnil will process your personal data in accordance with Data Protection Legislation. For more inform and access to privacy notes outlining how the Council handles your personal data, please go to the Data Protection Section of the Council's website https://blaenau-gwent.gov.uk/en/council/data-protection-foi/

For further information or advice on Building Regulation matters please contact:

Blaenau Gwent County Borough Council

Building Control, The General Offices, Steelworks Road, Ebbw Vale Gwent NP23 6DN

Tel: 01495 364848 E-mail: building.control@blaenau-gwent.gov.uk