

Appendix XIa – Building Controls

Services that we charge for	2020/21 Charge	2021/22 Charge	2022/23 Charge	Proposed 2023/24 Charge	%Change
	£	£	£	£	%
Building Control pre-app meetings on site	105.00	125.00	140.00	187.50	33.93%
Table 8 - updated charges for Building Control services					
SCHEDULE A					
Extension <10m ²	500.00	510.00	525.00	575.00	9.52%
Extension 10m ² - 40m ²	600.00	615.00	630.00	700.00	11.11%
Extension 40m ² - 60m ²	670.00	685.00	705.00	780.00	10.64%
Over 60m ²					-
Loft Conversion without dormer(s)	500.00	510.00	525.00	570.00	8.57%
Loft Conversion with dormer(s)	670.00	685.00	705.00	770.00	9.22%
Detached garage 30m ² - 60m ²	500.00	510.00	525.00	575.00	9.52%
Recovering roof (per dwelling)	300.00	310.00	330.00	360.00	9.09%
Replacement of windows/doors for every five windows or part thereof	230.00	240.00	250.00	275.00	10.00%
Electrical works (non competent person)	310.00	320.00	350.00	450.00	28.57%
Green Deal works £180.00 £180.00 No change	210.00	225.00	250.00	300.00	20.00%
Shop Fit out each 100m ² or part there of	310.00	330.00	350.00	400.00	14.29%
New Shop front (up to 10m)	260.00	300.00	330.00	380.00	15.15%
NEW BUILD DWELLINGS (houses and flats, three stories without basements)					
1 new dwelling	830.00	850.00	900.00	1,000.00	11.11%
2 - 5 dwellings (per additional dwelling - in addition to the charge for one dwelling)	250.00	260.00	275.00	300.00	9.09%
6 - 20 new dwellings (per additional dwelling over 5 - in addition to the charge for five dwellings (plan charge - £514.50+VAT and inspection charge £1,470+VAT))	210.00	220.00	235.00	260.00	10.64%
Over 20 dwellings					-
ALL OTHER WORKS Estimated cost of works					
up to £2000	230.00	250.00	260.00	290.00	11.54%
up to £5000 (£2,001 - £5,000)	260.00	300.00	315.00	350.00	11.11%
£5001 - £10,000	310.00	320.00	340.00	380.00	11.76%
£10,001 - £20,000	430.00	440.00	460.00	510.00	10.87%
£20,001 - £30,000	550.00	560.00	580.00	640.00	10.34%
£30,001 - £40,000	660.00	675.00	700.00	770.00	10.00%

Services that we charge for	2020/21 Charge	2021/22 Charge	2022/23 Charge	Proposed 2023/24 Charge	%Change
	£	£	£	£	%
£40,001 - £50,000	780.00	800.00	825.00	920.00	11.52%
£50,001 - £60,000	900.00	930.00	960.00	1,050.00	9.38%
£60,001 - £70,000	1,010.00	1,030.00	1,065.00	1,175.00	10.33%
£70,001 - £80,000	1,090.00	1,120.00	1,155.00	1,270.00	9.96%
£80,001 - £90,000	1,220.00	1,250.00	1,300.00	1,420.00	9.23%
£90,001 - £100,000	1,330.00	1,360.00	1,410.00	1,530.00	8.51%
£100,001 - £120,000	1,430.00	1,450.00	1,495.00	1,640.00	9.70%
£120,001 - £140,000					-
Additional charges					
Completion Certificates	50.00	60.00	62.00	70.00	12.90%
Copy Documents	23.00	25.00	25.00	25.00	0.00%
Copy Plans A3 (where permissible) - first page	25.00	25.00	25.00	25.00	0.00%
Subsequent page(s)					-
Research fee	50.00	60.00	65.00	75.00	15.38%
Surveyor hourly charge (08:00 - 18:00)	105.00	110.00	115.00	125.00	8.70%
Surveyor hourly charge (18:00 - 08:00)	155.00	165.00	172.50	187.50	8.70%
Technical Support charge	50.00	60.00	65.00	75.00	15.38%
Other Building Control services					
Dangerous Structures					-
Demolition Notices	260.00	285.00	300.00	330.00	10.00%
Safety at Sports Grounds					-
Local Land Charges					
Local Enquiries Form CON29R only	85.00	105.00	105.00	115.00	9.52%
Additional Parcel Fee (each)	22.00	23.00	23.00	25.00	8.70%
Individual Enquiries CON29O (per question)	5.00	6.00	6.00	7.00	16.67%
VAT applies @ 20% on CON29R & CON29O element of the charges.					
Street Naming & Numbering	2020/21 Charge	2021/22 Charge	2022/23 Charge	Proposed 2023/24 Charge	Change
Type of Application					
Application up to 10 units	120.00	123.00	128.00	140.00	9.38%
Each additional unit	6.00	7.00	7.00	8.00	14.29%
New Street	113.76	117.00	121.00	133.00	9.92%
Naming/re-naming existing Building	82.95	85.00	88.00	97.00	10.23%
Application where address exists but not officially registered	150.00	155.00	160.00	176.00	10.00%
Additional units over 10	7.00	8.00	8.00	9.00	12.50%

