# Building Control Regulations Submission

## The Building Act 1984 | The Building Regulations 2010 as amended 2023 | The Building Safety Act 2022

The application for building control approval with full plans to inform the local authority of building work etc., is restricted to certain building types. This form cannot be used for building control approval applications for higher-risk building work or stage of higher-risk building work or for work to existing higher-risk buildings. Applications for building work to higher-risk buildings can be made [here](https://www.gov.uk/guidance/manage-a-building-control-application-for-a-higher-risk-building?utm_medium=email&utm_campaign=govuk-notifications-topic&utm_source=c6323063-0050-4c04-b498-92296e154abd&utm_content=immediately).

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| **1** |  | **Application Type:**  Full Plans Application: Building Notice: |
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| **2** |  | **Applicant’s details:** *The person who is submitting the application on the Client’s behalf.*  Name:  Address:  Post Code:  Tel: Email: |
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| **3** |  | **Client’s details:** *Client is defined as ‘any person for whom a project is carried out’. If the client is the applicant, please state ‘as applicant’.*  Name:  Address:  Post Code:  Tel: Email: |
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| **4** |  | **Principal Contractor/Sole Contractor details:** *(Where known, if the agent is the principal contractor, then state ‘as applicant details’)*  Name:  Address:  Post Code:  Tel: Email: |
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| **5** |  | **Principal Designer/Sole or Lead Designer details:** *(Where known, if the agent is the principal designer, then state ‘as applicant details’)*  Name:  Address:  Post Code:  Tel: Email: |
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| **6** |  | **The location of the site to which the building work relates:**  **Postcode:** |
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| **7** |  | **Description of works:** *(e.g. Single storey side extension to provide new bathroom. This description will appear on all paperwork including the final certificate)* |
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| **8** |  | **Use of the building:** *(Where there are multiple uses, eg. Shop and flats, indicate which storey has which use.)*  Existing: *(if applicable)*  Proposed:  **Will the building be subject to provisions of the Regulatory Reform (Fire Safety) Order 2005?** *(e.g. flats with communal areas, offices, shops, workplaces etc)*  Yes: No: |
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| **9** |  | **Storeys and Height:** *(Height to be measured from lowest ground level to the floor height of the top storey. The number of storeys in the building is to be determined in accordance with* [*Regulation 6 of the Higher-Risk Buildings (Descriptions and Supplementary Provisions Regulations 2023*](https://www.legislation.gov.uk/uksi/2023/275/regulation/6/made)*.)*  **Existing:**  (m)  Storeys: Top floor height:  **Proposed:**  (m)  Storeys: Top floor height: |
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| **10** |  | **Planning Information:**  Planning Permission reference:  *If Planning Permission has not yet been obtained, then a copy of the Planning Permission is required within 28 days of permission being granted.*  Have optional requirements in relation to Part M, Access to and use of buildings been imposed by the planning permission?  Yes *(specify)*: No:  Have optional requirements in relation to Part G, Consumption of wholesome water been imposed by the planning permission?  Yes *(specify)*: No: |
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| **11** |  | **Connectivity Plan:**  *Where the works consist of a new dwelling(s) or a building containing dwellings (flats) then a connectivity plan is required before the application can be processed. This is available from* [*Openreach*](https://www.openreach.com/building-developers-and-projects/fibre-for-developers/registering-your-site#:~:text=Residential%20developments%20with%201%20%2D%2019,Innovation%20and%20Technology%20(DSIT).)*.*  A connectivity plan is required for the works and has been attached: |
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| **12** |  | **Drainage Provisions:**  **Proposed surface water drainage:**  *(eg. via soakaway)*  **Proposed foul water drainage:**  *(eg. via sewer)*  If the drainage is not being affected by the works please state ‘as existing’  **Requirement H4 of Schedule 1, Building over drains, sewers or disposal mains:**  Where paragraph [H4 of Schedule 1](https://www.legislation.gov.uk/uksi/2010/2214/schedule/1) imposes a requirement, provide details of the precautions to be taken when building over the drain, sewer or disposal main to comply with the requirements of that paragraph. |
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| **13** |  | **Commencement:**  Select the relevant option for commence based on the works:  **New Building or Extension**: *When the foundations (including a basement) and ground floor structure are completed.*  **Material Alteration, Material Change of Use or any other works on an existing building**: *When 15% of that work has been completed, please specify below.*  **Complex Buildings only**: *When the foundations supporting the building and the structure of the lowest floor level have been completed (but not other buildings or structures supported by those foundations)*  Description of proposed stage 15% of works commenced:  **Approximate date of commencement:**  *If the proposed works are not sufficiently progressed to be considered commenced within 3 years of the application being made, then the approval is considered lapsed, and the application and any approvals will cease to apply.* |
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| **14** |  | **Further Requirements:**  Do you consent to the application for building control approval with full plans being granted with requirements\*.  Yes: No:  *\*Requirements are modifications that the local authority may specify must be made in the full plans, or further plans as the authority may specify must be provided before work to which those plans relate starts.*  Are the proposed works subject any Local Enactments? *(eg. the Berkshire Act 1986)*  Yes: No: |
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| **15** |  | **Fees and Charges:**  Name of person responsible for paying fees:  Telephone number:  Email address: |
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| **16** |  | **Declaration:**  This application for building control approval with full plans is in relation to the building work etc., as described above. It is submitted in accordance with [Regulation 12(2)(b)](https://www.legislation.gov.uk/uksi/2010/2214/regulation/12) and is accompanied by the appropriate charge.  **I understand that further applicable charges (such as inspection fees) may become payable by the building owner following the first inspection undertaken by the local authority.**  I/we apply for building control approval with full plans as described on this form and as detailed on any supplementary documents.  **Applicant signature:** Date:  I, the client, confirm I agree to the application being made and that the information contained in the application is correct.  **Client signature:** Date: |

Additional information may also be required to accompany your application for building control approval with full plans, depending upon the work proposed.

If you do not complete any part of the form (where applicable) this may delay the validation of your application.