

Building Regulation Charges 2018-19 (with effect from 1 April 2018)

Table A – New dwellings (eg flats, houses with total floor area of less than 300m²)

Standard charges for the creation of new housing. Charges for conversion work to form dwellings will be based on the estimated cost and complexity of the project.

Number of dwelling	Charge (excl. VAT)	Charge (incl. VAT)
1	570.83	685.00
2+	POA	POA

Please note that projects where more than 6 dwellings are proposed will be calculated on an individual basis.

Table B – Domestic and commercial extensions to a single building

Description	Total charge (excl. VAT)	Total charge (incl. VAT)	Regularisation (+50%)*
Garage: 30m ² – 60m ²	279.17	335.00	418.76
Garage conversion to habitable accommodation	209.17	251.00	313.76
Extension: 1m ² - 20m ²	431.67	518.00	647.51
Extension: 21m ² - 60m ²	570.83	685.00	856.26
Extension: 61m ² - 100m ²	717.50	861.00	1076.25
Extension: over 100m ²	Calculated on individual basis		Based on cost of works +50%
Loft conversion: 1m ² - 100m ²	556.67	668.00	835.01
Loft conversion: over 100m ²	Calculated on individual basis		Based on cost of works +50%
Electrical installations if not using a competent electrical engineer	428.85	514.38	643.26

Table C – All other work

Description	Total charge (excl. VAT)	Total charge (incl. VAT)	Regularisation (+50%)*
£1 to £1,000	104.17	125.00	156.26
£1,001 to £5,000	209.17	251.00	313.76
£5,001 to £10,000	278.33	334.00	417.50
£10,001 to £20,000	383.33	460.00	575.00
£20,001 to £30,000	543.33	652.00	815.00
£30,001 to £40,000	662.50	795.00	993.75
£40,001 to £50,000	765.83	919.00	1148.75
£50,001 to £60,000	940.00	1128.00	1410.00
£60,001 to £70,000	1010.00	1212.00	1515.00
£70,001 to £80,000	1114.17	1337.00	1671.26
Over £80,000	Calculated on individual basis		Based on cost of works +50%
Up to 8 new windows installed by non FENSA opp	104.17	125.00	156.26
Over 8 new windows installed by non FENSA opp	Negotiated		Negotiated

Table D – Miscellaneous

Other relevant services not covered by the previous tables may be undertaken on a 'cost recovery' basis. The following are examples of additional services which the Council may provide:	Based on an hourly rate of £66 per hour (incl. VAT)
<ul style="list-style-type: none"> Provision of Completion Certificates (eg. where requested more than six months after completion of building work) Advisory work in connection with i) demolition of buildings and ii) dangerous structures 	

*VAT exempt