

Schedule 1 - Charges for Dwellings up to 300m²

Number of Dwellings including dwellings within a building	Plan Charge			Inspection Charge		
	Charge £	VAT £	Total £	Charge £	VAT £	Total £
1	186.00	32.55	218.55	336.00	58.80	394.80
2	234.00	40.95	274.95	494.00	86.45	580.45
3	306.00	53.55	359.55	636.00	111.30	747.30
4	420.00	73.50	493.50	752.00	131.60	883.60
5	506.00	88.55	594.55	904.00	158.20	1062.20
6	582.00	101.85	683.85	994.00	173.95	1167.95
7	606.00	106.05	712.05	1164.00	203.70	1367.70
8	630.00	110.25	740.25	1352.00	236.60	1588.60
9	656.00	114.80	770.80	1552.00	271.60	1823.60
10	662.00	115.85	777.85	1766.00	309.95	2075.95
11	668.00	116.90	784.90	1938.00	339.15	2277.15
12	674.00	117.95	791.95	2112.00	369.60	2481.60
13	680.00	119.00	799.00	2278.00	398.65	2676.65
14	690.00	120.75	810.75	2446.00	428.05	2874.05
15	696.00	121.80	817.80	2618.00	458.15	3076.15
16	698.00	122.15	820.15	2794.00	488.95	3282.95
17	706.00	123.55	829.55	2966.00	519.05	3485.05
18	712.00	124.60	836.60	3138.00	549.15	3687.15
19	716.00	125.30	841.30	3312.00	579.60	3891.60
20	722.00	126.35	848.35	3482.00	609.35	4091.35
21 to 30	734.00 plus £14.00 (+ 2.45 VAT) for each dwelling over 21			3606.00 plus 122.00 (+ 21.35 VAT) for each dwelling over 21		
31 and over	874.00 + VAT plus £6.00 (+ £1.05 VAT) for each dwelling over 31			4826.00 + VAT plus £88.00 (+ £15.40 VAT) for each dwelling over 31		

Discounts are applicable for repetitive house types. Please contact us for a quote.

Schedule 2 - Charges for Small Domestic Buildings and Extensions

Type of work	Plan Charge £		Inspection Charge £		Building Notice Charge £	
	Charge	VAT	Charge	VAT	Charge	Total
Garages or carports Extension or erection of an attached or detached garage or car port less than 40m ² internal floor area	48.00	8.40	106.00	18.55	154.00	180.95
Extension or erection of an attached or detached garage or car port between 40m ² and 60m ² internal floor area	96.00	16.80	182.00	31.85	278.00	326.65
Dwelling extensions Domestic extension less than 10m ² internal floor area	112.00	19.60	168.00	29.40	280.00	329.00
Domestic extension between 10m ² and 40m ² internal floor area	160.00	28.00	240.00	42.00	400.00	470.00
Domestic extension between 40m ² and 60m ² internal floor area	208.00	36.40	312.00	54.60	520.00	611.00

Interpretation of Schedule

To calculate the charge for more than one extension being applied for at the same time, the total floor area can be added together. For example 2 extensions of 25m² each (total floor area 50m²) can be dealt with as one extension of between 40m² and 60m². If the total floor area exceeds 60m², then schedule 3 must be used to calculate the correct fee.

- An extension is understood to be an extension of no more than three storeys.
- A basement is to be counted as one storey.
- Any alterations to a dwelling which are required as a result of the proposed extensions will be included in the above charges. However, when any other alterations are shown on the deposited plans which are not directly connected with the proposed extension, a separate fee is payable which should be calculated under schedule 3.
- Please refer to schedule 3 for loft conversions, cavity fills, and unvented hot water systems, electrical safety work and thermal element upgrades.
- For details of exempted building work please contact Building Control.