

Building Notice Renovation of a Thermal Element

Charges

Estimated cost of work	Building Notice Charge £		
	Charge	VAT	Total
0 – 2000	124.03	21.70	145.73
2001 – 5000	191.68	33.54	225.22
5001 – 6000	196.18	34.33	230.51
6001 – 7000	206.33	36.11	242.44
7001 – 8000	216.48	37.88	254.36
8001 – 9000	226.62	39.66	266.28
9001 – 10000	236.77	41.43	278.20

For works over £10,000 please contact the Building Control Office on the contact details above

Notes:

A Thermal Element is a roof, wall or floor which separates a thermally conditioned (heated or cooled) space from any of the following:

- The outside (including the ground), or
- An unheated part of the same building, or
- A structure exempt from the building regulations, such as porch or conservatory, or
- Part of the same building heated or cooled to a different temperature

Renovation of a Thermal Element means adding a new layer to a Thermal Element or the replacement of an existing layer. When the renovation is to more than 25% of the element concerned, Building Regulations approval will be required prior to carrying out the work and the Thermal Element may require upgrading to provide more insulation.

The consequence of this change is that much building work, previously exempt from the Building Regulations as it was considered a repair, may now require approval.

For example: -

- Replacement of a slate or tiled roof covering even if like for like!
- Re-plastering of a wall
- Replacement of felt on a flat roof
- Renewal of a ceiling below a cold loft space
- External rendering or re-rendering of a wall
- Renewal of cladding to a dormer
- Renovation of a ground floor involving replacement of screed or timber decking