

Calderdale Building Control Services, PO Box 51, Halifax

Telephone: 01422 392291

Email: [building.control@calderdale.gov.uk](mailto:building.control@calderdale.gov.uk)

W: <https://new.calderdale.gov.uk/planning-and-building-control/building-control>

Payment may be made at <https://new.calderdale.gov.uk/dio/pay-building-control->



## Application for Building Regulations Approval with Full Plans

The Building Act 1984, The Building Safety Act 2022 & the Building Regulations 2010 (as amended)

This form is to be used when intending to carry out building work and making an application for **Building Regulations Approval with Full Plans** under regulation 12(2)(b). The form should be completed by the person intending to carry out the building work or their agent and **must be signed** below.

### Client's details: (the person for whom the work is being carried out)

Name:

Company Name:

Address:

(If applicable)

County:

Post code:

Phone:

Email:

### Capacity of the client? – You are referred to Building Regulations 11A, 11C & 11E.

Is the applicant a 'Domestic Client'?

**Yes / No** (Please circle relevant answer)

### Applicant's details: (the person acting as Agent or Designer to the Client)

Name:

Company Name:

Address:

County:

Post code:

Phone:

Email:

### Principal Designer's details: (the lead or sole designer) Name:

Company Name:

Address:

County:

Post code:

Phone:

Email:

### Principal Contractor's details: (the lead or sole contractor - if known) Name:

Company

Name: Address:

County:

Post code:

Phone:

Email:

### Location of the building work (Building / Site / Work):

Address:

County:

Post code:

### Description of the existing building (where it already exists):

Description:

Current use:

Use of each storey:

Height of the existing building:

Number of storeys:

**Description of the proposed work:****Proposed works:****Intended use:****Height of the building after work:****Date of the start of work of construction on site:****Intended use of each storey:****Number of storeys:****Does the Fire Safety Order apply:**

Please confirm whether this is a building to which the Regulatory Reform (Fire Safety) Order 2005 applies, or will apply, after completion of the building work? **If so, please provide 2no additional copies of the Full Plans.**

The existing building is subject to the Fire Safety Order:

**Yes / No** (Please circle relevant answer)

The proposed building is subject to the Fire Safety Order:

**Yes / No** (Please circle relevant answer)**Higher risk buildings**

The number of storeys in the building as determined in accordance with regulation 6 of the Higher-Risk Buildings (Descriptions & Supplementary Provisions) Regulations 2023, **Number of storeys:**

**Drainage & water supply:**Is the source of water to the building from: **a water main / a private supply / a well?** (Please circle relevant answer) \*Is the foul water to be drained to the: **foul sewer / cess pool/ septic tank / packaged treatment plant?** \*Is the surface water to be drained to the: **sewer / soakaway / watercourse / sustainable urban drainage system?** \***H4 'Building over sewers'**1, Is the proposed building footprint within 3m of a drain or sewer that is greater than 225mm diameter? **Yes / No** \*2, Is the proposed building footprint understood to be over a gully, inspection chamber or manhole? **Yes / No** \*3, Does the proposed building footprint cover more than 8m of a drain or sewer? **Yes / No** \*

Should the answer be '**YES**' to any of the above, consultation with the Sewerage Undertaker will be necessary beyond this Full Plans application. Work should **not** commence on site until this consultation has been made and a positive response from the Sewerage Undertaker has been received.

Contact details for the Sewerage Undertaker – Yorkshire Water PLC Tel: 0345 120 8482

Email: [new.development.scheduler@yorkshirewater.co.uk](mailto:development.scheduler@yorkshirewater.co.uk)**Local enactments:** Provide details of the steps to be taken to comply with any local enactments that may apply:**Planning consent:**

Is planning consent required?

**Yes / No**

(Please circle relevant answer) \*

Has a planning application been granted?

**Yes / No** \*

Reference:

**Full Plan Charges:** Estimate of cost: £Floor area of new building or extension: m<sup>2</sup>

Plan Charge: £

+ VAT £

= Total: £

Inspection Charge: £

+ VAT £

= Total: £

**Statement regarding Regulation - 46A Lapse of building control approval: commencement of work**Please provide the **date:** (please complete here) when it is proposed that:

A, The proposed work to a complex building is deemed to have commenced in accordance with regulation 46A (2), or work to a non-complex building under regulation 46A (3) or work of a horizontal extension to a building, is deemed to have commenced, or B, The date when the client of a building, [not meeting Regulation 46A (2) & (3)] considers that the work undertaken amounts to 15% of the proposed project.

**Statements**

This application for building control approval with full plans is given in accordance with the Building Regulations 2010 (as amended) and is accompanied by the appropriate plans (2 copies or 4 copies where the Fire Safety Order applies), information, reports, details, & calculations together with the necessary charge (where applicable).

I understand that a further charge may be payable following the first inspection.

A, I agree to an extension of the prescribed period from 5 to  weeks (please complete the number of weeks agreed), prior to determination of the full plans application in accordance with Reg 14A (6). Our Surveyors can advise on time scales.

B, I consent to the Full Plans application being Granted with Requirements in accordance with Reg 14A (3) (a) &amp; (b)

**Name:****Signature:****Date:**

I (Name) being the Client making this application for building control approval with full plans, do confirm that I do agree to this application being made & that the information in the application is correct.

**Name:****Signature:****Date:**