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**Building Regulations Charges Scheme No. 1 2023**  
**The Building Regulations 2010**  
**The Building (Local Authority Charges) Regulations 2010**

## Building Control Charges

### GUIDANCE NOTES

The charges for Building Regulation work are intended to cover the cost of the service.

There are two methods that the authority may use to establish the charge for building work.

The **Standard Charge** and the **Individually Determined Charge**

**Standard charges** are specified in Table 1 and Table 2:

- **Table 1** is for domestic works; and are applicable for other works with an estimate of costs of up to £100,000
- **Table 2** for non-domestic work, and are applicable for other works with an estimate of costs of up to £100,000

Charges for works not specified in the Standard Charges and in excess of £100,000 will be assessed on a case by case basis (**Individually Determined Charge**).

1. **Full Plans**
  - The **Plan charge** must be paid on the deposit of plans with the Council.
  - The **Inspection Charge** will be payable after the first inspection has been undertaken.
2. **Building Notices** – The charge must be paid when the notice is submitted to the Council.
3. **Regularisation Charge** – This is 120% of the Building Notice charge.
4. **Reversion Charge** – This is 120% of the Building Notice charge *(please email Building Control for this information)*
5. **Exemption** – Where work is only to provide certain access and facilities for disabled people in existing buildings, no charge will be made (contact Building Control regarding specific projects).
6. **Multiple Works** – Where plans show multiple works, e.g. extension and attached garage, the standard charge is payable for each unit of work.
7. **Supplementary Charges** – The Charges have been set on the basis that the design and building work is undertaken by a person or company that is competent to carry out the relevant design and building work. If they are not, the work may incur supplementary charges.
8. **Estimated Cost** – This means a reasonable estimate that would be charged by a professional builder, but excluding professional fees and VAT.
9. **Implementation** – The base charges are effective from the 1<sup>st</sup> April 2023

*(All charges are subject to VAT except the Regularisation and Reversion Charge which are determined as 120% of the Building Notice charge).*

*For Individually Determined Charges (not specified in Table 1 & 2) please email [buildingcontrol@richmond.gov.uk](mailto:buildingcontrol@richmond.gov.uk) with details of the proposed works.*

