

Reference:
(Office Use Only)



Building Control

BUILDING ACT 1984, Section 80(2)

To: Building Consultancy
Sandwell Metropolitan Borough Council
Council House, Oldbury, B69 3DE
or by email to: building_consultancy@sandwell.gov.uk www.sandwell.gov.uk

NOTICE OF INTENTION to demolish the whole or part of building(s) at the following address is hereby given.

Date Submitted:-.....

PLEASE USE BLOCK CAPITALS IN COMPLETING THIS NOTICE AND READ NOTES OVERLEAF

Address or location of proposed work.....	
Premises are owned by: Owner/Applicant Name..... Address..... Tel No..... Email.....	Works will be carried out by: Contractor Tel No..... Email.....

- Building(s) to be demolished are marked on the block plan attached and the works of demolition intended to be carried out are as follows:
.....
.....

- Work is intended to commence on.....
and be completed on.....

Signed..... Date..... 20.....

On behalf of.....

We will process the notice upon receipt of the following:

- A block plan indicating the building (or part) to be demolished.

Note: We will be unable to process your Notice if you fail to submit these items.

NOTES

1. Except in the circumstances mentioned in note 2 below it is an offence for a person to begin demolition of the whole or part of a building until:-

- (a) Written notice has been given to the Council of intention to do so, and

(b) Either:-

- (i) the Council has served on him a counter notice under S.81 of the Building Act, 1984 or
- (ii) six weeks has elapsed since the giving of the Notice referred to in paragraph (a) above, or such longer period as that person may allow.

2. Section 80 of the Building Act, 1984 (Duty to give Local Authority Notice of intended demolition) **does not** apply to the demolition:-

- (i) of an internal part of a building where the building is occupied, and it is intended that it should continue to be occupied; or
- (ii) of a building which has a cubic content (as ascertained by external measurement) of not more than 1750 cubic feet (approximately 50 cubic metres), or, where a greenhouse, conservatory, shed or prefabricated garage forms part of a larger building, of that greenhouse, conservatory, shed or prefabricated garage; or
- (iii) with out prejudice to sub-paragraph (ii) above, of an agricultural building (as defined in Section 26 of the General Rate Act, 1967), unless it is contiguous to another building which is not itself an agricultural building or a building of a kind mentioned in that sub-paragraph.

The Maximum fine on conviction for the offence is £2500

3. For certain demolition work you may be required to submit a prior notification application to decide if planning permission is required for your proposal.

For Listed Buildings' a Listed Building Consent Application will be required.

- 4. Persons proposing to carry out building work or material change of use are reminded they may need further planning permission or Building Control Permission. Please contact 0121 569 4054/55 for further advice.
- 5. Notification should be given to the Health and Safety Executive if the building is thought to contain asbestos.
- 6. No demolition work must commence before this notice is given to the local authority and either (i) the local authority has given notice under section 81 of the act or (ii) six weeks has lapsed from the serving of this notice.

USEFUL CONTACT DETAILS:

Health and Safety Executive
19 Ridgeway
9 Quinton Business Park
Quinton
Birmingham
B32 1AL
Tel: 0300 003 1747
www.hse.gov.uk

West Midland Fire Service Headquarters
99 Vauxhall Road
Birmingham
B7 4HW
email: contact@wmfs.net
www.wmfs.net
Tel: 0121 380 7404