



Building Control Solutions

Demolition Notice

Email: help@bcsolutions.org.uk
Building Control helpline:
0300 790 0580
Website: www.bcsolutions.org.uk



Building Control Solutions is a shared service on behalf of West Berkshire District Council and Wokingham Borough Council.

Please refer to the notes and guidance overleaf to assist with completing this form

1 The building you want to work on (see note 2)

Address:

Units 31,32,33 Suttons Business Park Suttons Park Avenue, Early, Reading

Postcode: RG6 1AZ

2 Description of building or part of building to be demolished (see notes 3 to 5)

Description of work:

Demolition of 6m high warehouse units and associated offices, hardstandings and foundations

No. of storeys: Two to office areas

Part

Whole

IMPORTANT – Please note Planning Consent may be required; see note over the page for contact details

3 Applicant Details – Please give full details: postal and email address, and daytime telephone number (see note 1)

Full details or Company Name:

Address: Metro Deconstruction Services Limited, The old Dairy, Highworth Farm, Stan Hill, Charlwood Surrey

Post Code: RH6 0ES

Tel: 012938 863988

Email: Mark@metro.uk.net

4 Duration of demolition

Duration of-demolition 12 weeks

Date work is to commence (see note 6): 3 March 2024

5 Planning Permission (see notes 8 and 12)

Has planning permission, listed building and/or conservation area consent been applied for?

YES

NO

Reference number:

Wokingham Council

Approval 230219 Dated 12.5.23

6 Copies of this notice

Section 80 of the Building Act 1984 requires that the person carrying out the demolition of a building or part of a building must give copies of this notice to the following: Date copy sent:

1. Occupiers of all buildings adjacent to the building to be demolished

31.1.24

2. The local gas supplier

3. The local electricity supplier

4. The Health and Safety Executive (see note 3 overleaf)

7 Freedom of Information (see notes 10 and 11)

If you believe that the information is confidential, please tick here

YES

NO

8 Statement

I/we* the undersigned give you notice under the provisions of sub-section (2)(a) of Section 80 of the Building Act 1984, that it is my/our intention to carry out the works of demolition listed above. I/we* also agree to comply with the provisions of the Building Act 1984 and any conditions in any subsequent notice issued by Building Control Solutions. I/we* agree not to begin that work until the Notice of Conditions is issued by Building control Solutions. (*delete as necessary)

I enclose copies of the following documents (see note 5 overleaf - please tick)

Site Plan

Method Statement for demolition works

Asbestos Type 3 survey

9 I have enclosed the correct charge. (Please make cheques payable to Building Control Solutions. Debit/Credit Card payments may also be made, [redacted] Control Solutions to make payment)

Name: Simon King

Signature: [redacted]

Date: 01/02/2024.

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Notes and Guidance

- 1 You are the person the work is being carried out for, for example the building owner. If the owner is a company, please give the address of the head office.
- 2 No Notice need be given under Section 80 of the Building Act 1984 for the following works:
 - (a) a demolition in pursuance of a demolition order or obstructive building order made under Part IX of the Housing Act 1985, and
 - (b) a 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,
 - (ii) of a building that has a cubic content (as ascertained by external measurement) of not more than 1750 cu feet (50m³), or, where a greenhouse, conservatory, shed or prefabricated garage forms part of a larger building, of that greenhouse, conservatory, shed or pre-fabricated garage, or
 - (iii) without prejudice to sub-paragraph (ii) above, of an agricultural building (within the meaning of any of paragraphs 3 to 7 of Schedule 5 to the Local Government Finance Act 1988), unless it is contiguous to another building that is not itself an agricultural building or a building of a kind mentioned in that sub-paragraph.
- 3 Section 80(4) of the Building Act 1984 refers to the powers of the local authority in respect of failure to provide the required notice. On summary conviction a fine of up to £2,500 may be applicable.
- 4 Notification should be given to the Health and Safety Executive if the building is thought to contain asbestos.
- 5 **One** copy of this notice should be completed and **must be** submitted together with a **block plan** of the building to be demolished and **copies of the method statement and asbestos survey**.
- 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.
- 7 These notes are for general guidance only; particulars regarding the submission of Demolition Notices are contained in Section 80 of the Building Act 1984.
- 8 Persons proposing to carry out building work or make a material change of use of a building are reminded that permission may be required under the Town and Country Planning Acts.
- 9 Further information and advice concerning the Building Regulations and planning matters may be obtained from your local authority
- 10 You should be aware that we may be compelled to release such information under the Freedom of Information Act. We will always consult you first, before doing so.
- 11 Wokingham Borough Council is a Data Controller under the Data Protection Act 2018 ('the act'). This statement confirms our commitment to protect your privacy and to process your personal information in a manner which meets the requirements of the act.
- 12 If you intend to demolish a dwelling you will also need Planning Consent and you should confirm this requirement before commencing any demolition.

Please send completed form, details in respect of note 5 above and payment to:

help@bcsolutions.org.uk

Payment can be taken over the telephone: - 0300 790 0580

GENERAL DATA PROTECTION REGULATIONS

Information contained in this form is personal data which will be held securely in electronic and manual files. If you would like more information about how the Council uses your data, please see our Privacy Notice(s) which are available: <http://www.wokingham.gov.uk/privacy/>

Large Text Forms Are Available on Request