

Friendly, experienced Surveyors with local knowledge

BUILDING CONTROL

Kettering
Borough Council

Contact Us

01536 534250

www.kettering.gov.uk/buildingcontrol



Kettering
Borough Council



WHAT IS BUILDING CONTROL?

Building Control ensures construction professionals adhere to the Building Regulations when designing and carrying out building work.

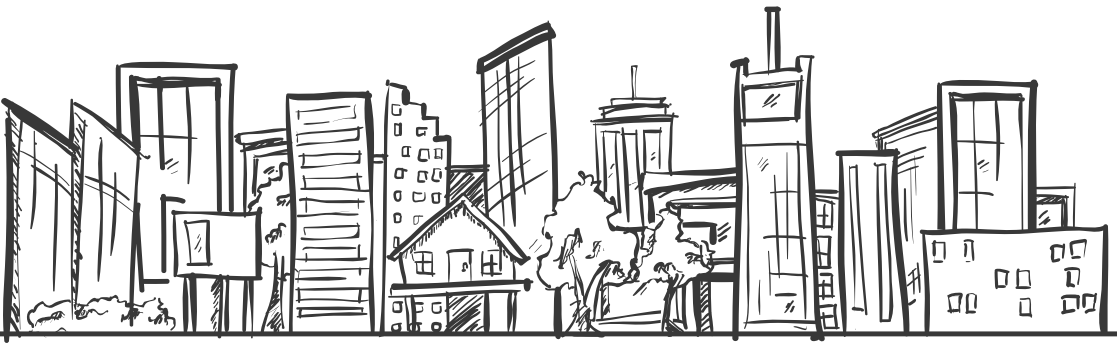
Building Regulations set minimum standards for the design and construction of buildings to ensure the safety and health for people in or about those buildings.

They also include requirements to ensure that fuel and power is conserved and facilities are provided for people, including those with disabilities, to access and move around inside buildings.

DOES MY PROJECT NEED BUILDING CONTROL APPROVAL?

Meeting the requirements of the Building Regulations is the responsibility of the person carrying out the building work and, if they are not the same person, the owner of the building. The Building Regulations apply to most building work i.e. new buildings, extensions and alterations, installation or extension of gas/electrical work, insertion of insulation, underpinning of foundations and work affecting thermal elements, energy status or energy performance. Therefore it is important to know when approval is needed, and if you are unsure, seek advice.

To check whether your project requires building control approval please call our Building Control team on **01536 534250** who will be happy to advise you. Or contact us at the following email address **buildingcontrol@kettering.gov.uk**.



WHY DO I NEED BUILDING CONTROL

There is a legal requirement that work carried out on buildings including alterations, extensions and garage and loft conversions are inspected and certified by an authorised Building Control body. Building Control protects the interests of the property owner ensuring that architects and builders adhere to the standards required in the Building Regulations. Getting building work approved by your local council's building control team helps ensure that the work is safe and up to Building Regulations standards, as well as offering you some protection against rogue operators. This is not only important when living in your property but also when you come to sell, as it could delay or prevent a sale if the appropriate certification has not been completed.

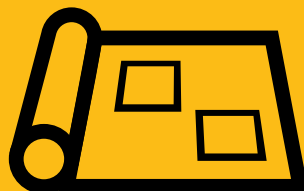


IS THIS DIFFERENT FROM PLANNING

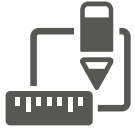
Yes, planning permission and Building Regulations approval are two different requirements. If you're a homeowner and planning an extension or conversion, you are likely to need Building Regulations approval as well as planning permission. Whereas planning permission is about how a building looks, Building Regulations are intended to protect people's health and safety in and around buildings.

WHAT DO BUILDING CONTROL SURVEYORS DO?

Building Control Surveyors make sure that regulations are followed when buildings are being constructed. The Building Regulations cover areas such as structure, fire safety, energy conservation and accessibility.



WHAT OUR BUILDING CONTROL TEAM CAN OFFER



Free technical and pre-application advice



Competitive prices via free individually tailored quotations



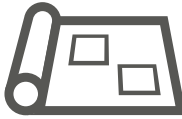
Same day inspections



Assigned case surveyors who work with you



Friendly, experienced surveyors with local knowledge



Close relationships with other Council services, such as Planning



Ability to work throughout the country via partnership schemes



LABC Building Excellence Awards

OUR SURVEYORS

David Holland
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CONTACT US

Further information is available on our website: www.kettering.gov.uk/buildingcontrol

Contact us as early as possible to make sure we can help you through the process.

We are happy to answer any questions that you may have in relation to your Building

Control needs. Please do not hesitate to contact us on **01536 534250**

or email: buildingcontrol@kettering.gov.uk

Kettering Borough Council

Building Control Municipal Offices

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