



Building Warrant Fees – 1 July 2017

BW Amendment (works < £5,000)	£100.00
BW Amendment (works > £5,000)	Fee = increase in value of works
Conversion Warrant	£150.00
Conversion Warrant Amendment	£100.00
Demolition Warrant (with no immediate plans for rebuilding)	£150.00
Extend Validity of BW	£100.00

Late Applications

For late applications the fee is increased to cover the increased difficulty the verifier will have in establishing whether works either underway or completed comply with the plans, specifications and other information provided

Late BW (where work has started)	200% of fee
Late Demolition Warrant	£200.00
Late Completion Certificate (where no BW was obtained)	300% of fee
Late Completion Certificate (demolition/conversion only)	£300.00

Note:

1. Fees are subject to discounts when:
 - a Certificate(s) provided by approved Certifiers of Design are submitted with the warrant application
 - b A verifier is informed, **at the warrant application stage**, of the intention to use a Certifier of Design before the warrant is granted and/or
 - c A verifier has been informed, **at the warrant application stage**, of the intention to use a Certifier of Construction as part of the completion certificate that is to be submitted.

Where the intention is to use a Certifier of Design, details of the certifier and approved body, including registration numbers, should be confirmed on the building warrant application form. There is no requirement to provide details of an approved Certifier of Construction at this stage

Table 1 – Table of Fees – Value of Works Between £0 - £100,000

Value of Work (up to £100,000)	BW Fee (no discount applied)	Discounts available for providing a Certificate from an Approved Certifier (fixed rates on value of work up to £100,000)			
		Certificate of Design (discount provided/certificate)		Certificate of Construction (discount provided/certificate)	
		Building Structure Scheme (SER)	Energy Scheme (BRE, RIAS)	Electrical Installation Scheme (NICEIC, SELECT)	Drainage, Heating & Plumbing Scheme (SNIPEF)
0 – 5,000	150	30	30	15	15
5,001 – 5,500	169	40	40	15	15
5, 501 – 6, 000	188	40	40	15	15
6, 001 – 6, 500	207	40	40	15	15
6, 501 , - 7, 000	226	40	40	15	15
7, 001 – 7, 500	245	40	40	15	15
7 ,501 – 8, 000	264	40	40	15	15
8, 001 – 8,500	283	40	40	15	15
8, 501 – 9,000	302	40	40	15	15
9 ,001 - 9 ,500	321	40	40	15	15
9, 501 – 10,000	340	40	40	15	15
10,001 – 11,000	359	50	50	20	20
11,001 – 12,000	378	50	50	20	20
12,001 – 13, 000	397	50	50	20	20
13,001 – 14, 000	416	50	50	20	20
14 001 – 15 ,000	435	50	50	20	20
15,001 – 16,000	454	60	60	25	25
16,001 – 17,000	473	60	60	25	25
17,001 – 18,000	492	60	60	25	25
18,001 – 19,000	511	60	60	25	25
19, 001 –20,000	530	60	60	25	25
20,001 – 30,000	593	80	80	30	30
30,001 – 40,000	656	80	80	30	30
40,001 – 50,000	719	80	80	30	30
50,001 – 60,000	782	100	100	35	35
60,001 – 70,000	845	100	100	35	35
70,001 – 80,000	908	100	100	35	35
80,001 – 90,000	971	100	100	35	35
91,001 – 100,000	1034	100	100	35	35

Table 2 – Table of Fees – Value of Works - £100,001 and above

Value of Work (up to £100,000)	BW Fee (no discount applied)	Discounts available for providing a Certificate from an Approved Certifier (fixed rates on value of work up to £100,000)			
		Certificate of Design (discount provided/certificate)		Certificate of Construction (discount provided/certificate)	
		Building Structure Scheme (SER)	Energy Scheme (BRE, RIAS)	Electrical Installation Scheme (NICEIC, SELECT)	Drainage, Heating & Plumbing Scheme (SNIPEF)
100,001 – 120,000	1,137	113.70	113.70	34.11	34.11
120,001 – 140,000	1,240	124.00	124.00	37.20	37.20
140,001 – 160,000	1,343	134.30	134.30	40.29	40.29
160,001 – 180,000	1,446	144.60	144.60	43.38	43.38
180,001 – 200,000	1,549	154.90	154.90	46.47	46.47
200,001 – 220,000	1,652	165.20	165.20	49.56	49.56
220,001 – 240,000	1,755	175.50	175.50	52.65	52.65
240,001 – 260,000	1,858	185.80	185.80	55.74	55.74
260,001 – 280,000	1,961	196.10	196.10	58.83	58.83
280,001 – 300,000	2,064	206.40	206.40	61.92	61.92
300,001 – 320,000	2,167	216.70	216.70	65.01	65.01
320,001 – 340,000	2,270	227.00	227.00	68.10	68.10
340,001 – 360,000	2,373	237.30	237.30	71.19	71.19
360,001 – 380,000	2,476	247.60	247.60	74.28	74.28
380,001 – 400,000	2,579	257.90	257.90	77.37	77.37
400,001 – 420,000	2,682	268.20	268.20	80.46	80.46
420,001 – 440,000	2,785	278.50	278.50	83.55	83.55
440,001 – 460,000	2,888	288.80	288.80	86.64	86.64
460,001 – 480,000	2,991	299.10	299.10	89.73	89.73
480,001 – 500,000	3,094	309.40	309.40	92.82	92.82
500,001 – 550,000	3,272	327.20	327.20	98.16	98.16
550,001 – 600,000	3,450	345.00	345.00	103.50	103.50
600,001 – 650,000	3,628	362.80	362.80	108.84	108.84
650,001 – 700,000	3,806	380.60	380.60	114.18	114.18
700,001 – 750,000	3,984	398.40	398.40	119.52	119.52
750,001 – 800,000	4,162	416.20	416.20	124.86	124.86
800,001 – 850,000	4,340	434.00	434.00	130.20	130.20
850,001 – 900,000	4,518	451.80	451.80	135.64	135.64
900,001 – 950,000	4,696	469.60	469.60	140.88	140.88
950,001 – 1,000,00	4,874	487.40	487.40	146.22	146.22
And for every £100,000 or part thereof, over £1mil	Add £253	10% of fee	10% of fee	3% of fee	3% of fee