

To

Building Control
Ealing Council
Perceval House
14-16 Uxbridge Road
London W5 2HL

Demolition Notice

**The Building Act 1984
– Section 80**

NOTE: Single notification payment of demolition of building is £300.00

Address or location of property to be demolished:

Address:

Postcode:

Note: Please provide a location plan of a scale not less than 1:1250 clearly showing:

- The building(s) to be demolished and its / their site boundaries
- All buildings adjacent to the building(s) to be demolished
- The location of drains and sewers to be sealed, disconnected or removed

Description of building(s) to be demolished:

Number of storeys:

Present use of building:

Is the building attached to any adjacent properties? Yes / No

Full name and address of person submitting this notice:

Telephone:

Name:

Mobile:

Address:

Email:

Postcode:

Full name and address of person who intends to carry out demolition (Contractor):

Telephone:

Name:

Mobile:

Address:

Email:

Postcode:

Planning information:

- Does the proposal require Planning Permission, or prior notification? Yes / No
- If 'Yes', has Planning Permission been granted? Yes / No

Planning reference number:

Duration of demolition:

No. of weeks:

Date work is to commence:

Notice given to:

Gas company:
Company name:

Electricity company:
Company name:

Water company:
Company name:

Address:

Address:

Address:

Notice given: Yes / No

Notice given: Yes / No

Notice given: Yes / No

Statement:

I/we hereby give notice pursuant to Section 80 of the Building Act 1984 that I/we intend, at the expiry of six weeks after giving notice, to begin demolition of the building(s) described above.

Name (print):**Signature:****Date:**

BUILDING ACT 1984

SECTION 80

NOTICE TO LOCAL AUTHORITY OF INTENDED DEMOLITION 1957 C. 56

- (1) This section applies to any demolition of the whole or part of a building except -
- (a) a demolition in pursuance of a demolition order made under the Housing Act 1957, 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 cubic feet, 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) without 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 that is not itself an agricultural building or a building of a kind mentioned in that sub-paragraph.
- (2) No person shall begin a demolition to which this section applies unless -
- (a) he has given the local authority notice of his intention to do so, and
 - (b) either -
 - (i) the local authority have given a notice to him under section 81, or
 - (ii) the relevant period (as defined in that section) has expired.
- (3) A notice under subsection (2) above shall specify the building to which it relates and the works of demolition intended to be carried out, and it is the duty of a person giving such a notice to a local authority to send or give a copy of it to -
- (a) the occupier of any building adjacent to the building,
 - (b) the British Gas Corporation, and
 - (c) the Area Electricity Board in whose area the building is situated.
- (4) A person who contravenes subsection (2) above is liable on summary conviction to a fine not exceeding level 4 on the standard scale
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Notes:

No person shall begin a demolition of a building described in the Act unless notice of intention has been given to the local authority and a minimum period of six weeks from the giving of the notice has subsequently elapsed. The demolition can only commence sooner if the local authority has served its notices in accordance with sections 81 and 82 of the Act before the expiration of the six week time period.

Section 81 notices from the local authority may require a person to carry out certain works, including those intending to ensure the stability and weather resistance of any adjacent building, the condition in which the site is to be left, the sealing or disconnection of drainage and other services and conditions subject to which the demolition is to be undertaken. Section 81 notices will also state the requirement for a person to notify the local authority before certain operations are carried out on site. Further information regarding these matters may be obtained by contacting Building Control at the address overleaf.

The attention of persons giving notice is also drawn to the necessity to obtain any Planning Permission, listed building or conservation area consents before starting work. Further information regarding these matters may be obtained by contacting the Planning Department.

The attention of persons giving notice is also drawn to the requirements of the Control of Pollution Act 1974 regarding the control of noise from demolition operations, the Clean Air Act 1993 regarding the emission of dark smoke and the requirements of The Environmental Protection Act 1990 concerning the disposal of waste material (i.e. to a licensed site). Further information regarding these matters may be obtained from the Environmental Health Department.

Safe working practices on site are a requirement of the Construction, Design and Management Regulations and the Construction (Health, Safety and Welfare) Regulations. Further details regarding these matters may be obtained from the Health and Safety Executive. The Highways Department and Licensing Department should be contacted with regard to obtaining road opening permits, scaffolding, hoarding or skip licences, or any other matter affecting the highways.

Party Wall etc. ACT 1996. Your attention is drawn to the Party Wall etc. Act 1996, which came into force on 1st July 1997. Independent (legal) advice should be sought on its implications in relation to the works detailed within this notice.