

**Information Sheet No. 3**

# **Building Regulation Approval IS NOT REQUIRED FOR**

- **A car port** provided that its floor area does not exceed 30m<sup>2</sup> and it is open on at least two sides
- **A covered way or covered yard** provided that the floor area does not exceed 30m<sup>2</sup>
- **A porch** provided that the floor area does not exceed 30m<sup>2</sup> **but** the glazing must satisfy the requirements of Approved Document N and a door must be retained between the porch and the house
- **A conservatory** provided that its floor area does not exceed 30m<sup>2</sup> and the roof is transparent or translucent (an allowance is made for a small solid area within the roof to give access for maintenance to the first floor windows). Also, a door must be retained between the conservatory and the house
- **A detached structure** with a floor area not exceeding 15m<sup>2</sup> which does not contain sleeping accommodation. This includes sheds and greenhouses
- **A detached building** with a floor area not exceeding 30m<sup>2</sup> which does not contain sleeping accommodation and is constructed of substantially non-combustible material (such as brick walls). If it is not constructed from non-combustible material it must be sited at least 1m from each boundary

**If you have any queries please contact the Building Control staff on one of the telephone numbers provided**

**Note: Planning Permission may still be required for the above work.  
Telephone 020 8379 3878 for advice**