

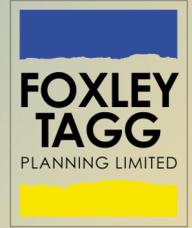
SELF & CUSTOM BUILDING

The Self-build and Custom Housebuilding Act 2015 (as amended by the Housing and Planning Act 2016) provides a mechanism by which those wanting to build their own homes can register their interest with their local authorities and for those authorities to bring forward suitably serviced sites which have planning permission for this form of development.

The Act imposes three related duties on local authorities which are to:

- maintain and publicise a Register of individuals and associations of individuals (groups) who are seeking to buy serviced plots of land in the authority's area to build houses for their occupation,
- have regard to a Register when carrying out their planning; housing; public land disposal; and, regeneration functions, and

- to have regard to any Government guidance when exercising the above duties.



At present the Act only applies in England.



The purpose of the Act is to develop the sector and to increase the number of self-build homes and custom built houses in the UK.

In Europe such housing is already an important component of national housing.

For example in Germany 60% of new housing is self or custom build compared with less than 10% in the UK.

RIGHT TO BUILD

We have a well-documented housing problem in this country and therefore self and custom build housing can help with overall supply.

Registers provide valuable information for those who want to build on serviced plots with the register having to be publicised.



The screenshot shows the NACSBA website header with the logo and navigation menu. The main heading is 'YOU HAVE THE RIGHT TO BUILD'. Below it is a paragraph explaining the requirement for local councils to maintain a register of people who wish to build their own home. A central button asks 'WHAT IS THE RIGHT TO BUILD?'. At the bottom, there are input fields for 'Email address*' and 'Town/City/Postcode*', and a 'FIND THE REGISTER' button. A footer note states: 'Exercise your right to build. NACSBA can help you register with the relevant local authority. We'll also sign you up to news updates. We promise no spam.'

NACSBA
National Custom & Self Build Association

THE CAMPAIGN FOR CUSTOM AND SELF BUILD IN THE UK

HOME BUILD YOUR OWN HOME CASE STUDIES ASK AN EXPERT NEWS & EVENTS ABOUT NACSBA

YOU HAVE THE RIGHT TO BUILD

From April 2016, your local council needs to maintain a register of people who wish to build their own home, with a responsibility to identify and offer suitable sites. There are many ways to build your own home. Whatever route you choose, register now.

WHAT IS THE RIGHT TO BUILD?

Email address* Town/City/Postcode*

FIND THE REGISTER

Exercise your right to build. NACSBA can help you register with the relevant local authority. We'll also sign you up to news updates. We promise no spam.

Local authorities now have a duty to keep a register of individuals and community groups wanting to acquire sites to construct such housing to occupy as their homes, and to make provision for such housing in their local plans.

Most authorities should now have a webpage dedicated to self-build and custom housebuilding setting out what they are doing to promote opportunities for such projects, explaining the purpose of the register and how to apply for entry on to it.

Often their specific pages can be convoluted and difficult to find, therefore several websites are available which act as a portal.

This means that you can sign up in whichever location is of interest to you from one simple website.

www.righttobuildportal.org

Applicants must meet all of the eligibility criteria for entry on the register:

- be aged 18 or older
- be a British citizen, a national of a EEA State other than the United Kingdom, or a national of Switzerland
- satisfy any local eligibility conditions set by the relevant authority

- have paid any fee required by the relevant authority to enter or remain on the register
- be seeking (either alone or with others) to acquire a serviced plot of land in the relevant authority's area for their own self-build and custom housebuilding project.

Some local authorities now charge to for an application to join their register which is allowable.



TYPES OF PROJECT

Self-build Project

- Heavily involved in design & project management
- Often undertake a lot of the work
- Organise contractors for other aspects of the project
- Generally single plots



Custom Build Scheme

- Involved a little in design
- Work undertaken by a contractor
- Generally little involvement in project management
- Typically serviced plots
- Replacement dwellings



Contact Foxley Tagg with regard to a free self & custom build desktop site assessment. We require a location plan , site address and postcode details in addition to a summary of your project.

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