

# Self-Build and Custom Housebuilding Declaration Form

If the applicant is submitting a Self-Build and Custom Build application to qualify for an exemption in meeting the Biodiversity Net Gain requirement, it is the applicants responsibility to provide detail as to why they believe they are exempt. [www.gov.uk/guidance/biodiversity-net-gain-exempt-developments](https://www.gov.uk/guidance/biodiversity-net-gain-exempt-developments)

## Section 1: Legal Definition

The Self-build and Custom Housebuilding Act 2015 - [www.legislation.gov.uk/ukpga/2015/17/section/1](http://www.legislation.gov.uk/ukpga/2015/17/section/1) defines what self-build and custom housebuilding is as follows:

(A1) In this Act “self-build and custom housebuilding” means the building or completion by—

(a) individuals,

(b) associations of individuals, or

(c) persons working with or for individuals or associations of individuals, of houses to be occupied as homes by those individuals.

(A2) But it does not include the building of a house on a plot acquired from a person who builds the house wholly or mainly to plans or specifications decided or offered by that person

The NPPF includes this definition:

Self-build and custom-build housing: Housing built by an individual, a group of individuals, or persons working with or for them, to be occupied by that individual. Such housing can be either market or affordable housing. A legal definition, for the purpose of applying the Self-build and Custom Housebuilding Act 2015 (as amended), is contained in section 1(A1) and (A2) of that Act.

## Section 2: About you and the scheme

1. Name of applicant

1. Name of agent (if applicable)

1. Is the applicant? (please tick)

Applying for planning permission for a serviced plot/s

The intended owner/occupier of a self-build unit

The intended owner/occupier of custom-build unit

Other - please specify:

1. Applicant email address

1. Applicant phone number

1. Planning application reference number (if known)

1. Development site address

1. Development description

## Section 3: How does your scheme meet the definition of self-build or custom-build?

1. What type of custom and self-build housing is proposed? (please tick)

**Self-build** - a plot of land for the initial occupant to design their own home. The initial occupant will be in control of how their home is designed and constructed and can undertake some, all or none of the construction work themselves.

**Custom-build** - The initial occupant will choose their house design from customisable house designs offered by a developer. The initial occupant will usually not undertake any of the construction work themselves.

**Group custom and self-build** - The initial occupant will join an intentional community to collectively design and deliver, or commission professionals to design and deliver, housing in which they will live. This can involve an element of communal living, such as for example a communal building within the housing development and/or communal amenity space shared by all residents.

1. How does your scheme proposal meet the definition of self-build that is set out in 2015 Act?

In answering this question, you may want to address the various parts of the definition and explain who will live in the dwelling and their involvement in the scheme.

1. Does your application specify the scheme is self-build within the description of the development?

Yes - It includes reference to self/custom build

No - it does not include reference to self/custom build

1. If 'No' to Q11, we will need to amend the description of the planning application relevant to this declaration form to say that it is for self/custom

I agree to the proposal of my development being changed to include reference to self-build or custom-build housing. This is in accordance with the requirements of the Levelling Up and Regeneration Act 2023 which states that development permissions must be specifically for the carrying out of self-build and custom housebuilding.

## Section 4: Declaration

I confirm this meets the definition of Self-Build and Custom Housebuilding.

Name:

Signature:

Date:

Please note that personal details will be redacted when uploaded to the website:

For the Council's Privacy Notice, see the website at:

[www.staffordbc.gov.uk/planning-applications-how-we-use-your-personal-information](http://www.staffordbc.gov.uk/planning-applications-how-we-use-your-personal-information)