

Mark Sheehan Building Consultancy

With offices in both Chalford in Gloucestershire and in Swansea, South Wales Mark Sheehan Building Consultancy are a small friendly company who specialise in Building Control Approval, Planning Permission Energy (SAP) Calculations , Energy Performance Certificates and associated legislation.

We work closely with architects in both Swansea and Gloucester but will also undertake work throughout the United Kingdom. We pride ourselves on providing an efficient service at a competitive price.

The director Mark Sheehan is a Corporate Member of the Association of Building Engineers (Incorporated Association of Architects and Surveyors). We are also a member of the Builders Design Association whose membership includes Architects, Surveyors and Planning Consultants. We have more than 25 years experience in Planning and Building Control requirements.

Our services include

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Energy Rating Analysis (SAP 2005)

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Home Information Packs

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Code For Sustainable Homes

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Energy Performance Certificates

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Preparation of Architectural drawings for Planning and Building Control Approval

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Building Control Specifications

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Building Control site inspections and plan checking

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Disabled Discrimination Audits

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Structural Warranties

If you are planning to build an extension, loft conversion or conversion of outbuildings/garages we will prepare Architectural Plans to obtain Planning Approval, Building Regulation Approval and Listed Building Consent. We will meet you at your property to give you a free consultation (Gloucestershire & South Wales only).

We produce SAP calculations which will include the TER and DER Carbon Emission calculations required by Building Control for new dwellings. Included with the SAP calculation is the Energy Performance Certificate, a mandatory requirement for all newly created houses. Our fee will depend upon the complexity of the project but start at £50 (No VAT payable) Please note that this includes design advice should the dwelling fail the initial calculation and any changes made during the construction - other companies may charge you for this! Substantial discounts are given for repetition of similar house/flat types. We also have a Loyal Customer voucher scheme. SBEM calculations can also be arranged for you.

A full Home Information Pack can be provided for use in house sales where we have been instructed to produce the Energy Performance Certificate.

We operate a full Building Control, plan checking and site inspection service in conjunction with a number of Approved inspectors. Our fees are competitive with Local Authorities and we can provide a one to one service with Architects, Builders and the Public

We also work in conjunction with Air Testing South West for the air testing of dwellings and Heat Loss calculations on Commercial Buildings.

We undertake inspections for Self Build Zone who provide Structural Warranties for new build, conversions and completed properties and are backed by two major insurers