

Pre-Planning Application Advice Fee Schedule

We aim to provide written advice within 25 working days from receipt of form, plan, fee and information.

Advice will be given on the basis of the form, plans and information submitted with the initial enquiry. Any subsequent plans, revisions or other amendments to the scheme will be treated as a new enquiry and charged on that basis.

| Proposed Type of Development Description/Advice Requested | Fee | Advice included in costs |
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| Do I need Planning Permission or Listed Building Consent? | No Charge | Written response |
| Householder extensions and alterations | £100 | Written response from a Planning Officer |
| Householder advice on Discharge of Conditions | £50 | Written response from a Planning/Conservation Officer |
| Householder extensions and alterations to Listed Building | £150 | Written response from a Planning/Conservation Officer |
| Advice on removal of Occupancy Restrictions | £100 | Written response from a Planning Officer |
| Non-householder advice on Discharge of Conditions (including Listed Buildings) | £100 | Written response from a Planning/Conservation Officer |
| Listed building and/or archaeology advice where Planning Permission is not required | £100 Domestic dwellings and ancillary buildings | Written response from a Planning /Conservation Officer |
| | £200 for non-residential buildings | |

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| <p>Proposal for 1 open market dwelling (including single replacement dwelling)</p> <p>Proposal for 1 affordable local needs dwelling including single replacement dwelling)</p> | <p>£350</p> <p>£250</p> | <p>Written response from a Planning Officer</p> |
| <p>Proposal for 2 - 3 dwellings</p> <p>Proposal for 2-3 all affordable local needs dwelling</p> | <p>£450</p> <p>£350</p> | <p>Written response from a Planning Officer</p> |
| <p>Proposal for 4 - 9 dwellings</p> <p>Proposal for 4-9 all affordable local needs dwelling</p> | <p>£700</p> <p>£500</p> | <p>Written response from a Planning Officer</p> |
| <p>Proposal for 10+ dwellings</p> <p>Proposal for 10+ all affordable local needs dwelling</p> | <p>£1,500</p> <p>£1,000</p> | <p>Written response from a Planning Officer</p> |
| <p>General Advertisements</p> | <p>£100</p> | <p>Written response from a Planning Officer</p> |

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| Advertisements on Listed Buildings | £150 | Written response from a Planning Officer |
| Erection of 1 wind turbine | £300 | Written response from a Planning Officer |
| Erection of 2 or more wind turbines | £400 | Written response from a Planning Officer |
| Solar/Photovoltaic installation, Geothermal, Bioenergy, Hydro energy | £200 | Written response from a Planning Officer |
| Advice concerning Prior Notifications (e.g. agricultural and forestry works, change of use of B1 offices to dwellings, some telecommunications developments) | £100 | Written response from a Planning Officer |
| Searches above standard searches for legal purposes | £100 | One hour of search work |
| Change of use of buildings or land | £250 | Written response from a Planning Officer |

Any other development including:

- Alterations and extensions to non-householder development;
- Agricultural buildings and structures;
- Commercial;
- Retail;
- Leisure;
- Industrial;
- Mineral extraction/processing;
- Waste development

Breakdown of charges dependent on the size of the development is given below

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| <p>Development of land or buildings between: 1m² - 100m² 0.0001ha – 0.01ha</p> | <p>Non Listed Building/Land £100 Listed Building/Land £150</p> | <p>Written response from a Planning Officer</p> |
| <p>Development of land or buildings between: 101m² – 250m² 0.01 - 0.025ha</p> | <p>Non Listed Building/Land £200 Listed Building/Land £250</p> | <p>Written response from a Planning Officer</p> |

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|--|---|---|
| <p>Development of land or buildings between:</p> <p>251m² – 500m² 0.025ha – 0.05ha</p> | <p>Non Listed Building/Land</p> <p>£500</p> <p>Listed Building/Land</p> <p>£600</p> | <p>Written response from a Planning Officer</p> |
| <p>Development of land or buildings between</p> <p>501m² – 999m² 0.05 – 0.09ha</p> | <p>Non Listed Building/Land</p> <p>£1,000</p> <p>Listed Building/Land</p> <p>£1,200</p> | <p>Written response from a Planning Officer</p> |
| <p>Development of land or buildings over</p> <p>1000m²+ 0.1ha+</p> | <p>Non Listed Building/Land</p> <p>£1,500</p> <p>Listed Building/Land</p> <p>£1800</p> | <p>Written response from a Planning Officer</p> |

Any meeting about the enquiry proposed by the Authority and agreed by the enquirer will attract an additional fee of 50% of the whole of the relevant pre application fee.