

## PRE APP CHARGES WEF 1<sup>ST</sup> APRIL 2025

Development type	Proposed charges - all plus VAT (VAT cost)		
<b>HOUSEHOLDER DEVELOPMENTS</b>			
Householder Permitted Development enquiry	£100 written advice (£120) £150 written advice with site visit/meeting (£180)	HH	
Householder extensions	£150 written advice (£180) £200 written advice with site visit/meeting (£240)	HH	
General application queries, e.g. application types, conditions, etc for minor development (up to 9 dwellings and 999 sqm commercial)	£100 Email response (£120)	Minor	
<b>MINOR DEVELOPMENTS</b>			
General application queries, e.g. application types, conditions, etc for minor development (up to 9 dwellings and 999 sqm commercial)	£100 Email response (£120)	Minor	
Commercial up to 1000 sqm	£750 written advice and meeting (£900)	Minor	
Advert	£175 written advice (£210)	Minor	
Change of use (minor/single property)	£350 written advice (£420) £450 written advice with meeting (£540)	Minor	
5G Telecoms Masts	£300 written advice (£360) £400 written advice with meeting (£480) <b>If submitted on refusal of plg app (£240)</b>	Minor	
Up to 2 dwellings	£750 written advice and meeting (£900)	Minor	

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MAJOR DEVELOPMENTS			
General application queries, e.g. application types, conditions, etc for major development (10 or more dwellings and 1000 sqm or more commercial)	£300 Email response (£360)	Major	
Up to 10 dwellings	£2,000 written advice and meeting (£2,400)	Major	
Up to 50 dwellings	£5,000 written advice and meeting (£6,000)	Major	
Up to 200 dwellings	£7,500 written advice and meeting (£9,000)	Major	
Over 200 dwellings	£12,000 written advice and meeting (£14,400)	Major	
Commercial up to 1000 sqm	£750 written advice and meeting (£900)	Minor	
Commercial up to 10,000 sqm	£5,000 written advice and meeting (£6,000)	Major	
Commercial over 10,000 sqm	£12,000 written advice and meeting (£14,400)	Major	
PBSA	Falls within residential number of units	Major	
Mixed use developments	Calculated based on the number of residential units and commercial floorspace	Major	

### NOTES

Any specialisms as part of the pre app will incur a fee of £600 + VAT (£720) per specialism – 28 days

If not requested only basic or standing advice will be provided.

Any specialisms following pre app advice are charged at £600 + VAT (£720) per specialism/per single technical matter - 28 days

Specialisms for householders (for example trees, listed buildings, archaeology) will be charged at £250 + VAT (£300) and will include a site visit where necessary.

Resubmissions are charged at 50% of the original fee providing they are based along the lines of the original scheme, by the same applicant and within 12 months of the original pre app.

The Council reserves the right to charge a bespoke fee for significant or complex proposals that fall outside of this fee structure.