

## Fees for Planning Services from 1 April 2025

### Pre-application advice

#### 1. Householder pre-application advice.

Householder developments include extensions to existing houses, conservatories, loft conversions etc.

The fees are dependent on the type of response wanted;

Response Type	Fee (incl. VAT)
Written response only	£269
Written response and a 30 minute meeting at the Council Offices	£332
Written response and a 30 minute meeting on site	£397

If the proposal is particularly complex and additional time is required this is charged at £134 per hour.

#### 2. Non-householder pre-application advice

Non- householder advice is for commercial properties or new or replacement residential dwellings

Proposal	Fee
Proposals of up to 50 dwellings or floorspace of up to 3,750m <sup>2</sup>	25% of the equivalent application fee plus VAT at 20%

- For proposals for schemes up to 9 dwellings or 999m<sup>2</sup> of floorspace this fee will cover an initial written response and meeting of up to 2 hours.
- For proposals between 10 and 50 dwellings or between 100m<sup>2</sup> and 3750m<sup>2</sup> of floorspace this fee will cover an initial response and two meeting totalling no more than 4 hours in length.

If additional time is needed this can be secured at the officer hourly rates outlined in section 7 below.

For schemes over this criteria please contact us directly to discuss fees.

### 3. Specialist Advice- i.e. Conservation, Trees

This fee (in most cases) will be in addition to the fees outlined above.

Response Type	Fee (incl. VAT)
Written response only	£297
Written response and a 30 minute meeting at the Council Offices	£368
Written response and a 30 minute meeting on site	£446

Please note the response type does not have match e.g. written response only from section 1 could be combined with written response and meeting on site from Section 3.

If the proposal is particularly complex and additional time is required this is charged at £149 (plus VAT) per hour.

#### Listed Building repair advice

This service is to confirm whether proposed works are a repair or require Listed Building Consent.

Response Type	Fee (incl. VAT)
Single meeting on site for up to 30 minutes relation to one proposal only	£446

### Research of Planning History

To check and provide a response regarding planning History for one property or parcel of land	Fee (incl. VAT)
Per hour	£134

## **“Do I need Planning Permission?” Enquiries**

Through this service we can advise if a proposal is likely to need Planning Permission or not

Type	Fee (incl. VAT)
Works to an residential property	£78
Non-householder	£177

## **Officer Hourly Rates**

Officer	Hourly Rate
Head of Service	£231
Development Management Manager	£198
Development Management Team Leader	£167
Principal Planner	£149
Senior Planner	£136
Planner	£125
Urban Design	£149
Heritage Officer	£136
Other specialist advice	£136
Project Management/ Administration	£125

Please note the above fees may be subject to VAT – we will advise this on a case by case basis.