



## Pre-application advice – Charging schedule

Please note that the figures set out below include VAT at the standard rate of 20%. Fees are to be paid either by online payment or by telephone payment.

Type of development	Fixed Fee			Additional Hourly Rate		
	Fee	VAT	Total	Fee	VAT	Total
<b>Large Scale Major or Special Case<sup>1</sup> Applications</b> (Over 100 dwellings or over 10,000sqm of commercial floor space. Where the number of dwellings or floor space figure is not given, the site is 2 hectares or more)	£2,875	£575	£3450	£115	£23	£138
<b>Major Applications</b> (10 residential units and above and 1000sq m of commercial floor space and above)	£1,450	£290	£1740	£115	£23	£138
<b>Minor Development-Type 2</b> (Covers proposals for 5–9 new residential units, including changes of use to flats, and mixed changes of use from 501 to 999m <sup>2</sup> )	£290	£58	£348	£115	£23	£138
<b>Minor Development-Type 1</b> (Covers proposals for 1–4 new residential units, including changes of use to flats, and mixed changes of use up to 500m <sup>2</sup> in size)	£190	£38	£228	n/a	n/a	n/a
<b>Listed Building Consent<sup>2</sup></b>	£100	£20	£120	n/a	n/a	n/a
<b>Listed Building Consent (with site visit)</b>	£170	£34	£204	n/a	n/a	n/a
<b>Planning Performance Agreement (PPA) Service</b>	The fee will vary depending on the scale, complexity and the resource required to deliver the level of service requested. Typically this will range between £15,000 and £30,000 and is also subject to VAT. This charge will include the Pre-Application Enquiry fee. Please contact us for an informal discussion if you are looking to use this service.					

<sup>1</sup> Such cases will be below the Large Scale Major threshold, but because of the local circumstances need to be subject to a Planning Performance Agreement

<sup>2</sup> If planning advice is also needed, then both fees will apply