

SCHEDULE OF FEES - TOWN AND COUNTRY PLANNING (FEES FOR APPLICATIONS, DEEMED APPLICATIONS, REQUESTS AND SITE VISITS) (ENGLAND) REGULATIONS 2012 (AS AMENDED)

Category of Development	Fee Payable
Outline including residential, erection of buildings (including Category 1, 2 & 3) and buildings used for agricultural purposes.	Enter site area in hectares:-
	a) where the site area does not exceed 2.5 hectares, £385 per 0.1 hectare of the site area; b) where the site area exceeds 2.5 hectares, £9,527; and an additional £115 for each 0.1 hectare in excess of 2.5 hectares, subject to maximum fee of £125,000.
1. New dwellings	Enter number of new dwellings: -
	a) where the number of dwelling houses to be created is 50 or fewer, £385 for each dwelling house. b) where the number of dwelling houses to be created by the development exceeds 50, £19,049 + £115 for each dwelling house in excess of 50 dwelling houses, subject to a maximum in total of £250,000.
2. Erection of buildings other than in 1, 3, 4, 5, & 7	Enter floor space created in m²: -
	a) where no floor space is to be created by the development, £195.
	b) where the area of gross floor space to be created by the development does not exceed 40m ² , £195.
	c) where the area of the gross floor space to be created by the development exceeds 40m ² but does not exceed 75m ² , £385.
	d) where the area of the gross floor space created by the development exceeds 75m ² but does not exceed 3750m ² , £385 for each 75m ² . e) where the area of gross floor space created exceeds 3750m ² , £19,049 and an additional £115 for each 75m ² in excess of 3750m ² , subject to a maximum in total of £250,000.
3. The erection, on land used for the purposes of Agriculture, of buildings to be used for agricultural purposes (other than buildings in Category 4).	Enter floor space created in m²: -
	a) where the area of gross floor space to be created by the development does not exceed 465m ² £80.
	b) where the area of the gross floor space to be created by the development exceeds 465m ² but not 540m ² £385.
	c) where the area of the gross floor space to be created by the development exceeds 540m ² but not 4215m ² £385 for first 540m ² and an additional £385 for each 75m ² in excess of 540m ² .
	d) where the area of gross floor space to be created by the development exceeds 4215m ² , £19,049 and an additional £115 for each 75m ² in excess of 4215m ² , subject to a maximum in total of £250,000.
4. Glasshouses to be used for the purposes of agriculture	Enter gross floor space in m²: -
	a) where the area of gross floor space to be created by the development does not exceed 465m ² £80. b) where the area of gross floor space to be created by the development exceeds 465m ² £2,150.
5. The erection, alteration or replacement of plant or machinery	Enter the site area in hectares: -
	a) where the site area does not exceed 5 hectares, £385 for each 0.1 hectare of the site area. b) where the site area exceeds 5 hectares, £19,049; and an additional £115 for each 0.1 hectare in excess of 5 hectares, subject to a maximum in total of £250,000.
6. Householder Applications (the enlargement, improvement or other alteration of an existing dwelling house)	Enter the number of dwellings to be altered: -
	a) where application relates to <u>one</u> dwelling house, £172. b) where application relates to <u>two or more</u> dwelling houses, £339.
7. Operations (including the erection of a building) within the curtilage of an	Including construction of gates, fences, walls or other means of enclosure along or the construction of a car park, road and access to serve single undertaking, £172.

existing dwelling house for domestic purposes.	
8. The construction of car parks, service roads and other means of access.	On land used for the purposes of a single undertaking, where the development is required for the purpose incidental to the existing use of land, £195.
9. The carrying out of any operations connected with exploratory drilling for oil or natural gas	Enter the site area in hectares: -
	a) where site area does not exceed 7.5 hectares, £385 for each 0.1 hectare of the site area. b) where site area exceeds 7.5 hectares, £28,750; and an additional £115 for each 0.1 hectares, subject to a maximum in total of £250,000.
10. The carrying out of any operations not coming within any of the above categories	Enter the site area in hectares: -
	1) In the case of operations for the winning and working of minerals a) where the site area does not exceed 15 hectares, £195 for each 0.1 hectare of the site area; b) where the site area exceeds 15 hectares, £29,112; and an additional £115 for each 0.1 hectare in excess of 15 hectares, subject to a maximum in total of £65,000, 2) In any other cases, £195 for each 0.1 hectare of the site area, subject to a maximum in total of £1,690.
11. Change of use of a building to use as one or more separate dwelling houses:	Enter the number of dwellings: -
	1) where the change of use is from a previous use as single dwelling house to use as two or more single dwelling houses: a) to use as 50 or fewer dwelling houses, £385 for each additional dwelling house; b) to use as more than 50 dwelling houses, £19,049; and an additional £115 for each dwelling house in excess of 50 dwelling houses, subject to a maximum in total of £250,000. 2) in all other cases: a) where the change of use is to use as 50 or fewer dwelling houses, £385 for each dwelling house; b) where the change of use is to use as more than 50 dwelling houses, £19,049; and an additional £115 for each dwelling house in excess of 50 dwelling houses, subject to a maximum in total of £250,000.
12. Use of land for – a) disposal of refuse or waste materials; b) deposit of material remaining after minerals have been extracted for land, or c) the storage of minerals in the open.	Enter the site area in hectares: -
	a) where the site area does not exceed 15 hectares, £195 for each 0.1 hectare of the site area; b) where the site area exceeds 15 hectares, £29,112; and an additional £115 for each 0.1 hectare in excess of 15 hectares, subject to a maximum in total of £65,000.
13. The making of a material change in the use of a building or land.	(other than a material change of use in category 11 or 12 above) , £385.
Advertisement	14. Relating to business on the premises and displayed within the curtilage of the premises, £110.
	15. Advance directional signs, £110.
	16. All other advertisements, £385.
17. Whether the prior approval of the Council is required for	a) Agricultural/forestry buildings or private ways, £80
	b) Demolition of building only (where no other development is taking place), £80
	c) Installation of a radio mast, antennae over 4m above roof of building, radio equipment housing over 2.5 cubic metres, development ancillary to equipment housing or public callbox, £385
	d) The making of any material change in the use of any buildings or other land, £80
18. Variation of condition	a) Variation of any condition on an unexpired planning permission, £195
19. Extension of time	a) Extension of an unexpired householder planning permission, £57
	b) Extension of an unexpired major planning permission, £575
	c) Extension of an unexpired permission in any other case, £195

20. Certificates of Lawful Use or Development	<p>a) Application for an existing use of land or operational development. Fee is same as planning application</p> <p>b) Any other matter constituting a failure to comply with any condition or limitation, £195</p> <p>c) Application for proposed use of building(s) or operations over or under land, Fee is half fee of equivalent application</p>
21. Discharge of Conditions And Confirmation of Compliance with Conditions	<p>a) Enlargement, improvement or alteration to existing dwelling house, £28.</p> <p>b) Other operation of development within curtilage of dwelling house, £28.</p> <p>c) All other development, £97.</p>
22. Non material amendment	<p>a) Householder application, £28.</p> <p>b) All other development, £195</p>