

**PLANNING SERVICES FEES and CHARGES STRUCTURE**  
Effective 1<sup>st</sup> April 2018

**DEVELOPMENT CONTROL**

**PRE-APPLICATION ADVICE FOR PLANNING APPLICATIONS**

Development Type	Fee	Fee + VAT
1-2 dwellings (inc apartments)	£108.33	£130.00
3-5 dwellings (inc apartments) and site of less than 0.2 ha	£162.50	£195.00
6-9 dwellings (inc apartments) and sites greater than 0.2ha but less than 0.3ha	£325.00	£390.00
10-50 dwellings (inc apartments) and sites greater than 0.3 ha but less than 1.5ha	£541.67	£650.00
51-100 dwellings (inc apartments) and sites greater than 1.5 ha but less than 3.0ha	£812.50	£975.00
101 -200 dwellings (inc apartments) and sites greater than 3.0ha but less than 6ha	£1,083.33	£1,300.00
201 or more dwellings (inc apartments) or sites greater than 6ha	To be agreed (minimum £1624.00)	To be agreed (minimum £1948.80)
Non-residential development (including extensions) up to 500 sqm. floor area or sites of up to 1ha.	£162.50	£195.00
Non-residential developments (including extensions) greater than 500 sqm. but less than 1,000sqm. in floor area or sites or greater than 1ha. but less than 2.5ha	£325.00	£390.00
Non-residential developments (including extensions) of greater than 1,000sqm but less than 5000sqm in floor area or sites greater than 2.5ha. but less than 6ha	£704.17	£845.00
Non-residential developments (including extensions) over 5,000 sqm. floor area or sites over 6 ha.	£1,083.33	£1,300.00
Alterations to non-residential development where no floor space is to be created and changes of use (excluding to residential)	£162.50	£195.00
Telecommunications proposals	£108.33	£130.00
Signage proposals	£54.17	£65.00
Householder developments (alterations and extensions to a domestic property)	£65.00	£78.00
Tree advice for trees covered by a TPO or trees in Conservation areas	£33.33	£40.00
Listed Building advice Proposals by Parish Councils		Free Free

**NOTE:** The above fees will include one written response and one meeting. Fees for any further requested meetings or written responses will be negotiated based on the scale of the development proposed

**CONFIRMATION OF THE NEED FOR PLANNING PERMISSION**

Development Type	Fee	Fee + VAT
Development and Building Control HE1 Form (confirmation of the need for Planning Permission or Building Control Consent for development on domestic premises)	£37.92	£45.50
Development Control HE2 Form (confirmation of the need for Planning Permission to carry out business activities from a domestic premise)	£54.17	£65.00
Development Control BE1 Form (confirmation of the need for Planning Permission for a change of use to a business premises)	£54.17	£65.00

SECTION 106 AGREEMENTS	
MONITORING FEE (VAT EXEMPT)	
Charge for cost of monitoring Section 106 Agreements up to the point of receipt of financial contributions and delivery of any payments in kind	The fee per agreement is a minimum of £270.00 or 2% of the total financial contribution, whichever is the greater.
Please note: For large scale major developments (200 units or more) monitoring fees will be negotiated on an individual basis.	
CONFIRMATION OF COMPLIANCE WITH SECTION 106 OBLIGATIONS (VAT EXEMPT)	
Per Request	£105.00

ASB ACT 2003 HIGH HEDGES ACTIONS (VAT EXEMPT)	
Per Case	£400.00
Income Support/OAP's - Per case	£125.00

SEARCH INFORMATION REQUESTS (VAT EXEMPT)	
Tantamount to a full search	£60.00
Search history/additional information	£20.00

#### COPY DOCUMENTS (VAT EXEMPT)

Subject to crown copyright, we can supply extracts, copies of plans, related documentation and guidance documents. Charges are priced at 10p per A4 sheet in accordance with The Local Government (Access to Information) Act 1985 in line with best practice and do not include administration costs.

#### DEVELOPMENT AND BUILDING CONTROL

COPIES OF PLANNING APPLICATIONS	Application Forms	£0.50 per set
	Supporting Information	£0.10p per A4 Sheet
PLAN COPYING - in accordance with Section 47 of the Copyright Design & Patents Act 1988	A4 Plans	£0.10
	A3 Plans	£0.20
	A2 Plans	£0.40
	A1 Plans	£0.80
	A0 Plans	£1.60
PLANNING DECISION NOTICES	Planning	£0.50 per copy
	Appeals	£0.50 per copy
	Enforcement	£0.50 per copy
COMMITTEE REPORTS	Pre-Decision (Available 5 working days prior to meeting)	Free
	Post Decision	£1.00 per copy
COPIES OF BUILDING CONTROL DOCUMENTS	Decision Notice	£0.50
	Completion Certificate	£0.50

PLANNING POLICY	
MDC Local Plan (Adopted)	Copies of Planning Policy Documents are charged at the standard document copying rate of 10p per A4 sheet. Where documents contain pages larger than A4, these pages will be charged at the plan copying rate above
Housing Land Monitoring Report	
Employment Land Monitoring Report	
Retail Update Report	
Annual Monitoring Report	

BUILDING CONTROL	
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STREET NAMING AND NUMBERING CHARGES (Residential or Non-Residential)	Fee (VAT Exempt)
New numbering for single unit on a named road	£43.55
New numbering for 2 – 5 units	£81.20
New numbering for 6 – 10 units	£108.20
New numbering for 11 – 20 units	£270.60
New numbering for 21 – 50 units	£541.20
New number for 50+ dwellings/units	£541.20 + £10.40 per unit
New Street Naming (charge in addition to numbering of units above)	£135.40
Re-name/re-number an existing unit	£43.55
Register an existing unit	£43.55
Re-name an existing street	£135.40 + £26.00 per unit
Change in plot numbers or plot positions	£81.20 + £26.00 per unit

DEMOLITIONS	Fee	Fee + VAT
Charge for processing of notifications under Section 80 Notices	£135.42	£162.50

DANGEROUS STRUCTURES (Charges for Building Control Intervention)	Fee (VAT exempt)
Call out charge during office hours (8.30am-5pm) (including first hour)	£94.00
Call out charge out of office hours (5pm-8.30am) (including first hour)	£126.50
Hourly Rate (pro rata) for each subsequent hour until the case is closed (either in or out of office hours).	£58.00

ISSUE OF RETROSPECTIVE COMPLETION CERTIFICATES	Fee (VAT Exempt)
Charge for the retrospective inspection and certification of completed and uninspected building works (only available where a Building Regulations application was originally submitted to Mansfield District Council Building Control)	£82.50 for initial inspection £58.00 per hour where further inspections are required

ORDNANCE SURVEY EXTRACTS (VAT EXEMPT)	
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1:1250 Site Location Plan	1 copy	£19.50
	3 copies	£20.50
	5 copies	£21.50
	7 copies	£22.50