

Revised Planning Application Fees – 2026

<u>Development Type</u>	<u>Old Fee</u>	<u>New Fee</u>
Dwellinghouses		
Householder – works within/along the boundary of an existing dwellinghouse	£262	£272
Householder – alterations/extensions to an existing single dwellinghouse	£528	£548
Application relates to two or more dwellinghouses	£1043	£1,083
Number of dwellinghouses created is fewer than 10, fee for each dwellinghouse	£588	£610
Number of dwellinghouses created is at least 10 but no more than 50, fee for each dwellinghouse	£635	£659
Number of dwellinghouses created exceeds 50	£31,385	£32,578
Plus an additional fee per dwellinghouse in excess of 50 (Max total £427,537)	£189	£196
Commercial		
No floor space created	£298	£309
Floor space created does not exceed 40 square metres	£298	£309
Floor space created exceeds 40 square metres but is less than 1000 square metres, fee for each 75 square metres	£588 per 75m ²	£610 per 75m ²
Floor space created is at least 1000 square metres but does not exceed 3750 square metres, fee for each 75 square metres	£635 per 75m ²	£659 per 75m ²
When development exceeds 3750 Square metres	£31,385	£32,578
Plus an additional fee for each 75 square metres in excess of 3750 square metres (Max total £427,537)	£189	+ £196 per 0.1h
Outline - Dwellings		
The site area is less than 0.5 hectare, fee for each 0.1 hectare	£588	£610 per 0.1h
The site area is at least 0.5 hectare but does not exceed 2.5 hectares, fee for each 0.1 hectare	£635	£659 per 0.1h
The site area exceeds 2.5 hectares	£15,695	£16,291
Plus an additional fee for each 0.1 hectares in excess of 2.5 hectares (Max total £213,769)	£189	+ £196 per 0.1h
Outline – Commercial		
The site area is less than 1 hectare, fee for each 0.1 hectare	£588	£610 per 0.1h

The site area is at least 1 hectare but does not exceed 2.5 hectares, fee for each 0.1 hectare	£635	£659 per 0.1h
The site area exceeds 2.5 hectares	£15,695	£16,291
Plus an additional fee for each 0.1 hectare (Max total £213,769)	£189	£196 per 0.1h
Other		
Change of Use	£588	£610
Advert	£168	£174
Other Adverts	£588	£610
Demolition	£240	£249
Telecommunications	£588	£610
Car Park Construction	£298	£309
Permission in Principle per 0.1 hectare of the site	£512	£531 per 0.1h
Non Material Amendment		
Commercial	£298	£309
Householder	£44	£46
Conditions		
Discharge of Householder	£86	£89
Discharge of Commercial	£298	£309
Removal or Variation of Condition – Householder	£86	£89
Removal or Variation of Condition – Minor	£586	£608
Removal or Variation of Condition – Major	£2000	£2,076
Lawful Development Certificate		
Commercial		
Existing	Same as Full Application fee	Same as Full Application fee
Proposed	Half the Full Application fee	Half the Full Application fee
Existing use or operation - lawful not to comply with any condition or limitation	£289	£309
Householder		
Existing	£262 / £528	£272 / £548
Proposed	£131 / £264	£136 / £274

Prior Approvals		
Householder	£240	£249
Changes of use (various)	£240	£249
Changes of use with building operations	£516	£536
Communications (previously Telecommunications Code Systems Operators)	£588	£610
Solar panels/equipment	£240	£249
Construction of new dwellinghouses – Fewer than 10 dwellinghouses	£425 per dwellinghouse	£441 per dwellinghouse
Construction of new dwellinghouses – Between 10 and 50 dwellinghouses	£459 per dwellinghouse	£476 per dwellinghouse
Construction of new dwellinghouses – More than 50 dwellinghouses (Maximum fee of £427,537)	£22,688 + £137 for each dwellinghouse in excess of 50	£23,550 + £142 for each dwellinghouse in excess of 50