

If you would like any assistance with calculating your fee please call us on 01642 729470/729471

DECLARATION		
My attached application for:		
Location:		
Is covered by the category (or categories) below and the fee due from me is shown in the boxes on the right.		
Operations		
1a	Outline application for erection of dwellinghouses for an area of Hectares.	£
1b	Erection of No. dwellinghouses.	£
2a	Outline application for erection of buildings other than dwellings for an area of Hectares.	£
2b	Erection of buildings other than dwellings with additional floorspace of m ²	£
3a	Outline application for erection of buildings on land used for agricultural purposes for an area of Hectares.	£
3b	Erection of buildings on land used for agricultural purposes with additional floorspace of m ²	£
4	Erection of glasshouses on land used for agricultural purposes with an additional floorspace of m ²	£
5	The erection, alteration or replacement of plant or machinery for an area of Hectares.	£
6	The enlargement, improvement or other alteration to an existing dwellinghouse/dwellinghouses.	£
7	Operations on land for ancillary purposes to the enjoyment of the dwellinghouse including: gates, fences, walls etc.	£
8	Construction of car parks, service roads and other means of access.	£
9	Operations connected with the exploratory drilling for oil or natural gas for an area of Hectares.	£
10a	Operations for the winning and working of minerals for an area of Hectares.	£
10b	Operations not coming within any other category	£
11a,b	Change of use of dwelling to use as No. dwellings	£
12	Disposal of refuse or waste materials, or storage of minerals in the open space for an area of Hectares.	£
13	Change of use of a building or land	£
Advert Applications		
1	Adverts relating to the site and displayed within its curtilage	£
2	Direction or advance signs	£
3	All other advertisements	£
Applications following Approval		
1	Confirmation of compliance with conditions	£
2	Replacement planning permission (subject to a new time limit)	£
3	Application for non-material amendment	£
4	Application for variation of condition	£

I enclose cheque/cash (if delivered by hand) to the total value of £.....

I have read and undertaken to be bound by the contents of this document.

Signed..... Date.....

(Office Use Only) Receipt No..... Date..... Signed.....
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From 22nd November 2012 the following fees must be paid for most planning applications and advertisement control applications when they are submitted. The fees are not subject to VAT. Fees relating to rejected and withdrawn applications will not be refunded (but see * below)

EXEMPTIONS FROM PAYMENT

- For alterations, extensions, etc. to a dwelling for the benefit of a registered disabled person
- An application solely for the purpose of providing a means of access for disabled persons to a building or premises to which members of the public are admitted.
- Listed Building Consent
- Conservation Area Consent
- Works to Protected Trees
- *Revised application for development of the same character on the same site by the same applicant following a withdrawal or refusal (within 12 months of the date of decision)

Please note an applicant may only benefit from a fee exemption only ONCE for any given site. Where any applicant needs to submit a third or subsequent revised application, the full fee is payable.

- Where the proposal only requires planning permission due to Local Planning Authority removing permitted development rights.
- For certain types of Certificate of Lawful use (please ask)
- For advertisements in areas of special control
- An application for a change of use where planning permission is required by virtue of a previous condition/restriction.

ONE COPY ONLY OF THIS FORM IS REQUIRED. PLEASE PAY YOUR FEE BY CHEQUE OR POSTAL ORDER, WHICH MUST BE MADE PAYABLE TO MIDDLESBROUGH COUNCIL. YOU CAN ALSO PAY IN CASH BUT ONLY IF DELIVERED PERSONALLY TO GROUND FLOOR MIDDLESBROUGH HOUSE. PAYMENT BY CREDIT/DEBIT CARD IS ALSO ACCEPTABLE.

You will be provided with a receipt recording the amount of payment made. The receipt does not imply that the application is accepted as valid in all respects or that the amount paid is the correct fee. The 8 week statutory period for issuing a decision commences from the date when the Authority receives a fully complete application and the correct fee.

The fees for applications which falls into more than one category are calculated as follows:-

- a) Detailed applications for dwellinghouses with other buildings. The fee payable is calculated by adding together the scale fee appropriate to each type of development. Where a building contains a mixture of uses, all sharing common service areas, those service areas shall be divided pro rata to the floorspace of each use. The fee applicable to each use is calculated separately and the whole added together to arrive at a total composite fee for the whole development.
- b) Where an application is in respect of Building and other works. The fees for the separate elements should be calculated and the fee payable shall be whichever is the higher.

The measurement of gross floor space includes:-

- 1) Perimeter wall thickness and projections
- 2) Areas occupied by internal walls and partitions
- 3) Columns, piers, chimney breasts, stairwells.
- 4) Lift rooms, plant rooms, tank rooms, fuel stores whether or not above the main roof level
- 5) Open sided covered areas and enclosed car parking areas

Gross floor space excludes:-

- 1) Open balconies
- 2) Open covered ways or minor canopies
- 3) Open vehicles parking areas, terraces etc.
- 4) Domestic outside WC's and coalhouses
- 5) Areas with headroom of less than 1.5m

Party Walls are to be measured to the centre line.

THE SCALE OF CHARGES ARE AS FOLLOWS:-

Category	Description of Development	Fee Payable
Operations		
1	The erection of dwellinghouses (other than development within category 6 below).	
1a	Outline permission and:- <ul style="list-style-type: none"> The site area does not exceed 2.5 hectares The site area exceeds 2.5 hectares 	£385 for each 0.1 hectare of the site. £9,527 and an additional £115 for each 0.1 hectare in excess of 2.5 hectares (max - £125,000)
1b	In other cases <ul style="list-style-type: none"> No. of Dwellinghouses 50 or less No. of Dwellinghouses exceeds 50 	£385 per dwellinghouse £19,049 and an additional £115 for each dwellinghouse in excess of 50 (max - £250,000)
2	The erection of buildings (other than buildings in categories 1,3,4,5 or 7)	
2a	Outline permission and:- <ul style="list-style-type: none"> The site area does not exceed 2.5 hectares The site area exceeds 2.5 hectares 	£385 for each 0.1 hectare of the site £9,527 and an additional £115 for each 0.1 hectare in excess of 2.5 hectares (max - £125,000).
2b	In other cases <ul style="list-style-type: none"> Where no floor space is to be created by development Area of gross floor space created does not exceed 40m² Area of gross floor space exceeds 40m² but not 75m² Area of gross floor space exceeds 75m² but not 3750m² Area of gross floor space exceeds 3750m² 	£195 £195 £385 £385 for each 75m ² £19,049 and an additional £115 for each 75m ² in excess of 3750m ² (max - £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)	
3a	Outline permission and:- <ul style="list-style-type: none"> The site area does not exceed 2.5 hectares The site area exceeds 2.5 hectares 	£385 for each 0.1 hectare of the site £9,527 and an additional £115 for each 0.1 hectare in excess of 2.5 hectares (max - £125,000)
3b	In other cases <ul style="list-style-type: none"> Area of gross floor space created does not exceed 465m² Area of gross floor space exceeds 465m² but not 540m² Area of gross floor space exceeds 540m² but not 4215m² Area of gross floor space exceeds 4215m² 	£80 £385 £385 for first 540m ² and an additional £385 for each 75m ² in excess of 540m ² £19,049 and an additional £115 for each 75m ² in excess of 4215m ² (max - £250,000)
4	The erection of glasshouses on land used for the purposes of agriculture <ul style="list-style-type: none"> Area of gross floor space created does not exceed 465m² Area of gross floor space exceeds 465m² 	£80 £2,150
5	The erection, alteration or replacement of plant or machinery. <ul style="list-style-type: none"> The site area does not exceed 5 hectares The site area exceeds 5 hectares 	£385 for each 0.1 hectare of the site. £19,049 and an additional £115 for each 0.1 hectare in excess of 5 hectares (max - £250,000)

6	The enlargement, improvement or other alteration of existing dwellinghouses	
	<ul style="list-style-type: none"> Where the application relates to 1 no. dwelling Application relates to 2 or more dwellings 	<p>£172</p> <p>£339</p>
7	Operations on land (including erection of a building) for the purposes ancillary to the enjoyment of the dwellinghouse as such or construction of – gates, fences, walls etc.	£172
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 a purpose incidental to the existing use of the land	£195
9	Operations connected with the exploratory drilling for oil or natural gas	
	<ul style="list-style-type: none"> The site area does not exceed 7.5 hectares The site area exceeds 7.5 hectares 	<p>£385 for each 0.1 hectare of the site.</p> <p>£28,750 and an additional £115 for each 0.1 hectare in excess of 7.5 hectares (max - £250,000)</p>
10	Operations not coming within any other category	
10a	In the case of operations for the winning and working of minerals	
	<ul style="list-style-type: none"> The site area does not exceed 15 hectares The site area exceeds 15 hectares 	<p>£195 for each 0.1 hectare of the site</p> <p>£29,112 and an additional £115 for each 0.1 hectare in excess of 15 hectares (max- £65,000).</p>
10b	In any other case	£195 for each 0.1 hectare of the site (max- £1,690)
Uses of Land		
11	The change of use of a building to use as 1 or more separate dwellinghouses	
11a	Change of use from single dwelling to use as 2 or more single dwellings	
	<ul style="list-style-type: none"> Change of use is to use as 50 or less dwellinghouses More than 50 dwellinghouses 	<p>£385 for each additional dwellinghouse</p> <p>£19,049 and an additional £115 for each dwelling in excess of 50 (max- £250,000)</p>
11b	In all other cases	
	<ul style="list-style-type: none"> Change of use is to use as 50 or less dwellinghouses More than 50 dwellinghouses 	<p>£385 for each additional dwelling</p> <p>£19,049 and an additional £115 for each dwelling in excess of 50 (max- £250,000)</p>
12.	The use of land for the disposal of refuse or waste materials, material remaining after extraction of minerals, or for the storage of minerals in the open space.	
	<ul style="list-style-type: none"> The site area does not exceed 15 hectares The site area exceeds 15 hectares 	<p>£195 for each 0.1 hectare of the site</p> <p>£29,112 and an additional £115 for each 0.1 hectare in excess of 15 hectares (max-£65,000).</p>
13	The making of a material change in the use of a building or land (other than a material change in categories 11 or 12 above)	£385

Advertisements		
1	Advertisements displayed externally on business premises, forecourts or other land within its curtilage, wholly with reference to the following: a) the nature of the business or activity carried out on the premises b) the goods sold or services provided on the premises, or c) the name and qualifications of the person carrying on such business/ activity or supplying such goods/ services	£110
2	Advertisements for the purposes of directing members of the public to, or otherwise drawing attention to the existence of, business premises in the same locality as the site on which the advertisement is displayed, but which are not visible from that site.	£110
3	All other advertisements	£385

Applications following approval		
1	Confirmation of compliance with a condition(s) attached to a grant of planning permission <ul style="list-style-type: none"> • Relating to permission for development that falls within category 6 or 7 • Permission for development in any other category 	£28.00 per request £97.00 per request
2	Application for grant of replacement planning permission subject to new time limit <ul style="list-style-type: none"> • if the application is a householder application (categories 6 or 7 (a)) • if the application is for a major development, or • in any other case 	£57.00 £575.00 £195.00
3	Application for non material changes to planning permission under section 96 of the Town and Country Planning Act 1990 <ul style="list-style-type: none"> • if the application is a householder application • in any other case 	£28.00 £195.00
4	Application for the variation of a condition under section 73 of the Town and Country Planning Act 1990	£195.00

REDUCTIONS TO PAYMENTS

- On behalf of a non-profit making sports/ recreation club or society, for change of use to a playing field, or carrying out operations (other than the erection of a building containing floor space) for purposes ancillary to the use as a playing field, the fee is £385
- On behalf of a parish or community council, the fee is 50%
- An alternative proposal being submitted on the same site by the same applicant on the same day, where this application is of lesser cost then the fee is 50%
- In respect of reserved matters, a sum equal to or greater than what would be payable at current rates for approval of all the reserved matters. If this amount has already been paid then the fee is £385
- For a Lawful Development Certificate for a Proposed use or development, then the fee is 50%
- If two or more applications are submitted for different proposals on the same day and relating to the same site then you must pay the fee for the highest fee plus half sum of the others
- Where an application relates to development which is within more than one fee category, the correct fee is simply the highest of the fees payable (if not including residential)
- Where an application consists of the erection of dwellings and the erection of other types of buildings (categories 1-4) the fees are added together and maximum can be exceeded
- Where an application crosses one or more local or district planning authorities then the fee is 150% and goes to the authority that contains the larger part of the application site or a sum of the fees if it is less than 150%