

## Pre-Application Advice – Charges for Environmental/Public Health Protection Issues

TYPE OF DEVELOPMENT and ADVICE PRODUCT	FIXED FEE (INC. VAT)	Additional charges
<b>Large Major /Strategic Development</b> Over 100 residential dwellings Over 10,000m <sup>2</sup> commercial floor space	£1,000 + £100 Per* 10 dwellings / 1000m <sup>2</sup> floor space	£300 per additional reviews/reports
<b>Major Development</b> 10-99 residential dwellings 1,000–9,999m <sup>2</sup> commercial floor space Change of Use over 1,000m <sup>2</sup>	£1,000	£200 per additional reviews/reports
<b>Minor Development – Type 2</b> 5-9 residential dwellings 500–999m <sup>2</sup> commercial floor space Change of use - conversion to flats	£500	£150 per additional reviews/reports
<b>Minor Development - Type 1</b> 1-4 residential dwellings 0–499m <sup>2</sup> commercial floor space Change of Use - conversion to flats	£250	£100 per additional reviews/reports
<b>Change of Use</b> Non-residential buildings where the floor space is less than 1,000m <sup>2</sup>	£200	£100 per additional reviews/reports
<b>Telecommunications, lighting, temporary plant and installations generating EMR including radio/microwave and standing and varying electric and magnetic fields.</b>	£150	£100 per additional reviews/reports

### The fixed fee includes:

Pre-application advice/meeting, and written advice covering the likely site constraints/ risks, conditions that may be recommended as part of any planning consent, and report requirements (content/information and detail expected/required).

### Additional Charges

The review/appraisal of the following specific reports (and review/appraisal of subsequent revised reports) will be subject to the additional charges detailed in the matrix above.

Air Quality (including PPC Part B regulated emissions and odour nuisance, per single investigation/modelling/mitigation report)

Contaminated Land (per single Desktop study, Investigation report, remediation method statement

Noise and Vibration (per single investigation/modelling/mitigation report)

Other - Telecommunications, Light and other Electro Magnetic Radiation (per single investigation/modelling/mitigation report)