

Fees

Pre-Application and General Advice

Development	Type		Cost	Cost of additional Meetings (each)
Residential Development	Development Site Area	Proposed Gross floor area		
1 dwelling*	Less than 0.2 hectare	300m2 or less	£200	£50
2-9 dwellings	0.2-0.99 ha	300 – 999m2	£400	£50
10-49 dwellings	1.0 – 1.25 ha	1000-2499m2	£1000	£125
50-199 dwellings	1.26-2.0 ha	2500-9999m2	£2000	£250
200 +	More than 2 ha	10,000m2 +	£3000	£375
Proposed Development Type	Cost		Cost of additional Meetings (each)	
Advertisements	£40		£20	
Change of Use	£80		£40	
Telecommunications	£80		£40	
Other ***	£80		£40	

* includes one-for-one replacements and conversions/subdivisions.

All measurements external.

*** includes all other development proposals not falling within any of the above categories such as variation or removal of conditions, car parks & roads and certificates for lawfulness.

Meetings will not normally be held for permitted development

The initial costs noted in the table above include up to three meetings totalling 6 hours duration) The charge for additional meetings will occur after the initial three meetings or 6 hours .

Where a development proposal falls within one or more category, the higher fee will apply.

Payment should be made at the time of the pre-application advice request.

Exemptions

Advice sought in the following categories is **free**:

- Building Conservation advice e.g. works to listed buildings (that does not require planning permission) and Conservation Area consents concerning demolition.
- Works to trees covered by a Tree Preservation Order or trees located within a Conservation Area.

- Advice on how to submit a planning application or a fee enquiry. Planning discussions in relation to enforcement investigations.
- Where the enquiry is made by a Local Authority or County Council.
- Where the development is for the direct benefit of a disabled person (and as such there would be no fee incurred to make the planning application).
- As part of this Council's commitment to the City deal for Coventry and Warwickshire – SME ,AME companies for small/medium scale developments where the floor space created is less than 1,000 sqm, up to a maximum ceiling of £600.

We continue to offer a free “drop in” service at the Town Hall between 9am and 5pm Monday to Friday except bank and public holidays.

Please note however that the purpose of the Duty Planner (Drop In) Service is not to provide detailed advice on specific development proposals. This advice is now subject to the above scheme of charges.