

**Epsom & Ewell Borough Council
Planning Pre-Application and Planning Performance Application (PPA) Fees**

Type	Breakdown	Category	Fee	Service provided
	Pre-Application Fees and PPAs			
Concept meetings	Residential 1-9 and/or commercial >100m2	U.1	500	One meeting (up to 1 hour) no note
	Major Residential or commercial	U.2	750	One meeting (up to 1 hour) no note
Householder	Householder	A.1	150	Oral advice only
			250	Meeting and note
Residential	Residential 1-5 units	B.1	1,250	First meeting (up to 1 hour) OR written planning advice
			1,775	First meeting (up to 1 hour) and written planning advice
			575	Any subsequent meeting (up to 1 hour) or advice note
	Residential 6-9	D.1	2,000	First meeting (up to 1 hour) OR written planning advice
			2,275	First meeting (up to 1 hour) and written planning advice
			575	Any subsequent meeting (up to 1 hour) or advice note
	Residential 10-24 units	E.1	3,500	First meeting (up to 1 hour) and written planning advice
			1,000	Any subsequent meeting (up to 1 hour) or advice note
	Residential 25-49	E.2	4,750	First meeting (up to 1 hour) and written planning advice
			1,000	Any subsequent meeting (up to 1 hour) or advice note
	Residential 50 – 99	F.1	7,500	First meeting (up to 1 hour) and written planning advice
			1,500	Any subsequent meeting (up to 1 hour) or advice note
Residential 100+	F.2	More than 100 units	First meeting (up to 1 hour) and written planning advice	
		Pre-App PPA approach: Price on arrangement (Fee starting at £10,000)	Any subsequent meeting (up to 1 hour) or advice note	

Type	Breakdown	Category	Fee	Service provided
Non-residential	Up to 99m2	A.1	600	Meeting (up to 1 hour) plus advice note Subsequent meetings and advice notes 300
	100-499 m2 Commercial, changes of use and mixed use development	B.1	1,250 600	Meeting (up to 1 hour) plus advice note Subsequent meetings and advice notes 6000
	500-999 m2 Commercial, changes of use and mixed use development	B.2	2,275 600	Meeting 9up to 1 hour) plus advice note Subsequent meetings and advice notes 600
	1,000-1,999m2 Commercial, changes of use and mixed use development	E.1	3,120 720	Meeting 9up to 1 hour) plus advice note Subsequent meetings and advice notes 720
	2,000-9,999m2 Commercial, Changes of use and mixed use development	F.1	6,600 900	Meeting 9up to 1 hour) plus advice note Subsequent meetings and advice notes 900
	10,000+m2	F.2	Pre-App PPA approach: Price on arrangement (Fee starting at £10,000)	
Telecommunications	Telecoms	C.1	360	Meeting and advice note
	Telecoms masts/equip. on 10+ sites	C.5	3,100	Meeting and advice note
Other	Adverts, Dropped kerbs	C.1	600	Meeting (up to 1 hour) plus advice note
	Advert (incl. listed building)		850	Meeting (up to 1 hour) plus advice note
Trees	TPO, Landscaping plans	C.2	155	
Heritage assets	Listed Building Consents & HH in Conservation Areas	C.3	550	Meeting and advice note
	LB extns	C.4	465	Meeting only
	Shopfronts	C.1	350	Meeting only
	Shop fronts (Listed Building)		550	Meeting and advice note
	Planning Application PPAs			
	Planning Performance Agreement (PPA) residential over 150 dwellings, non-residential over 10,000 sqm.	G.1	Bespoke	

Type	Breakdown	Category	Fee	Service provided
	Planning Performance Agreement (PPA) Residential 100 -150 dwellings, non- residential up to 100,000 industrial/warehousing.	G.2	17,500	4 meetings (additional meetings £1500 each)
	Full Planning Performance Agreement (PPA) Residential 50-99 dwellings, Non-residential 2500-4999m2, 4000-7999m2 industrial / warehousing.	G.3	15,000	4 meetings (additional meetings £1200)
	Full Planning Performance Agreement (PPA) residential 10-49 dwellings, non-residential 1000-2499m2, 1000-3999m2 industrial / warehousing.	G.4	12,500	4 meetings (additional meetings £1000)
	1-15 Conditions	G.5	3,000	
	15+ conditions	G.6	5,000	