



North York Moors National Park Authority

Planning Application Charges

Category and Development	Fee Payable
1. The erection of dwellings (other than development in category 6)	Outline planning permission: £462 per 0.1 ha. Sites exceeding 2.5 ha, £11,432 plus £138 for each additional 0.1 ha in excess of 2.5 ha. Max £150,000 In other cases: £462 per dwelling. Developments of more than 50 dwellings, £22,859 plus £138 per dwelling in excess of 50. Max £300,000
2. The erection of buildings (other than buildings in categories 1, 3, 4, 5 or 7)	Outline planning permission: £462 per 0.1 ha. Sites exceeding 2.5 ha, £11,432 plus £138 for each 0.1 ha in excess of 2.5 ha. Max £150,000 In other cases: Development creating no new floorspace or gross floorspace which does not exceed 40 square metres - £234 Gross floorspace created of between 40 and 75 square metres - £462 Gross floorspace created of between 75 and 3750 square metres - £462 for each 75 square metres Gross floorspace exceeding 3750 square metres, £22,859 plus £138 per 75 square metres in excess of 3750 square metres. Max £300,000
3. The erection, on land for the purposes of agriculture, of buildings to be used for agricultural purposes (other than buildings in category 4)	Outline planning permission: £462 per 0.1 ha. Sites exceeding 2.5 ha, £11,432 plus £138 for each 0.1 ha in excess of 2.5 ha. Max £150,000 In other cases: Development creating gross floorspace which does not exceed 465 square metres - £96 Gross floorspace created of between 465 and 540 square metres - £462 Gross floorspace created of between 540 and 4215 square metres - £462 for the first 540 square metres and £462 for each additional 75 square metres thereafter Gross floorspace exceeding 4215 square metres, £22,859 plus £138 per 75 square metres in excess of 4215 square metres. Max £300,000
4. The erection of glasshouses and polytunnels on land used for the purposes of agriculture	Gross floorspace which does not exceed 465 square metres - £96 Gross floorspace which exceeds 465 square metres - £2,580
5. The erection, alteration or replacement of plant or machinery (including wind turbines outside the domestic curtilage of a dwelling)	£462 per 0.1 ha. Sites exceeding 5 ha, £22,859 plus £138 per 0.1 ha in excess of 5 ha. Max £300,000
6. Enlargement, improvement or other alteration of existing dwellings	Relating to one dwelling - £206 Relating to two or more dwellings - £407
7. The carrying out of operations (including the erection of a domestic building) within the curtilage of an existing dwelling	£206
8. Car parks, service roads or other accesses for existing uses	£234
9. The carrying out of operations connected with exploratory drilling for oil or natural gas (underground areas are not counted)	£508 per 0.1 ha of the site area. Sites exceeding 7.5 ha, £38,070 plus £151 per 0.1 ha in excess of 7.5 ha. Max £300,000. Other operations for oil and gas sites under 15 ha £257 per 0.1 ha. For sites over 15 ha £38,520 and additional £151 per 0.1 ha. Max £78,000
10. The carrying out of any operations not coming within any of the above categories	In the case of operations for winning and working of minerals: £234 per 0.1 ha. Sites exceeding 15 ha, £34,934 plus £138 per 0.1 ha in excess of 15 ha. Max £78,000 In any other cases: £234 per 0.1 ha subject to max £2,028
11. Change of a single dwelling to use as two or more separate dwellings Change of use of any other building to use as one or more separate dwellings	£462 per additional dwelling created up to 50 dwellings. Creation of over 50 dwellings, £22,859 plus £138 per dwelling created in excess of 50. Max £300,000 £462 per dwelling created up to 50 dwellings. Creation of over 50 dwellings, £22,859 plus £138 per dwelling created in excess of 50. Max £300,000
12. Use of land waste disposal or for deposits after mineral extraction, or use of land for storage of minerals in the open	£234 per 0.1 ha. Site exceeding 15 ha, £34,934 plus £138 per 0.1 ha in excess of 15 ha. Max £78,000
13. Other material change of use of building or land (other than a material change of use in categories 10 or 11)	£462

Application for approval of reserved matters following outline approval	Full fee due or if full fee already paid then £462
Advertisements	Business advertisements on premises or advance signs directing the public to a business where the business is not visible from the proposed location of the sign - £132 Other advertisements - £462
Certificate of lawful use or development	Applications for existing use, operation or activity are subject to the fees as specified above Applications for an existing use, operation or activity in breach of a condition - £234 Applications for a proposed use or development are subject to half the fee of the relevant development specified above
Monitoring of mining and landfill sites	Site visit to a single mining site or landfill site by a Local Planning Authority (up to a maximum of 12 visits for an active site and one visit for an inactive site within a 12 month period) Where the whole or part of the site is an active site - £397 per visit In any other cases: £132 per visit

Written confirmation from the Local Planning Authority of approval of details reserved by condition (condition verification check)	Where the planning application was a householder application (categories 6 or 7) - £34 Where the planning application was a non-householder application - £116
Application for non material amendment following a grant of planning permission	Where the previous planning application was a householder application (categories 6 or 7) - £34 In any other cases - £234
Certificates of appropriate alternative development (application under Section 17 of the Land Compensation Act 1961)	£234
Application for the material change of use of land as a playing field or the carrying out of operations (other than the erection of a building containing floorspace) for purposes ancillary to the use of land as a playing field and made by or on behalf of a non-profit club, society or other organisation whose objects are the provision of facilities for sport or recreation	£462
Where an application is made by or on behalf of a Parish/Town Council	Half the relevant application fee that would otherwise be payable
Variation or removal of condition	£234 (after 12 months of the grant of planning permission). Free (within 12 months of the grant of planning permission)
Extension to time limit of an extant planning permission granted before 1 October 2010	Where the previous planning application was a householder application (categories 6 or 7) - £68 Where the previous planning application was a major application - £690 In any other cases - £234
Enforcement appeals. Fees for deemed planning applications	Double the relevant application fee (payable solely to the Local Planning Authority). Exemptions may apply as such you may wish to seek further advice from the Local Planning Authority.
Prior determination applications relating to (a) material change in the use of any buildings or other land (Part 3) (b) material change in the use of any buildings or other land and building operations in connection with that change of use (Part 3) (c) temporary buildings and uses (Part 4) (d) agricultural and Forestry buildings & operations or demolition of buildings (Part 6) (e) heritage and demolition (Part 11) (f) installation of telecommunications equipment (Part 16)	(a) £96 (b) £206 (c) £96 (d) £96 (e) £96 (f) £462

Exemptions/exceptions from fees:

No fee is payable in respect of:

- (i) an application for extensions and alterations to a dwelling or the carrying out in its curtilage (other than the erection of a dwelling) to improve access, safety, health or comfort for the benefit of a disabled person who is or will be resident there; or improvements to a public building for the access of disabled people;
- (ii) an application for the use of a building or land relating to a use within the same class of The Town and Country Planning (Use Classes) Order 1987 (as amended) where the application is necessary because of a condition;
- (iii) consolidation of two or more subsisting mineral permissions where permission is not sought for development which is not authorised by a subsisting permission;
- (iv) a second application for development of the same character or description following the granting of planning permission or an application for approval of one or more reserved matters which is made following the granting of approval of details relating to the same reserved matters authorised by the same outline planning permission, made by or on behalf of the same applicant on the same site or part of that site and within 12 months of the date of the grant of permission or approval of details of reserved matters;
- (v) an application for planning permission for development of the same character or description or an application for approval of one or more reserved matters in relation to the same outline planning permission, made by or on behalf of the same applicant on the same site or part of that site and within 12 months of the receipt of the previous withdrawn application, 12 months of the date of refusal of planning permission or refusal to approve details relating to reserved matters or in the instance of an appeal against non-determination, within 12 months of the period for the giving notice of the decision;
- (vi) a certificate of lawfulness application made by or on behalf of the same applicant, for the same use, operation or matter on the same site or part of the same site and made within 12 months of receipt of withdrawn application, 12 months of the date of refusal or in the instance of an appeal against non-determination, within 12 months of the period for the giving notice of the decision;
- (vii) submission of a revised advertisement consent of the same character or description, on the same site or part of the same site, by the same applicant within 12 months of the receipt of a withdrawn consent or the date of refusal;
- (viii) Listed Building consent applications, applications for works to tree(s) covered by a Tree Preservation Order or in a Conservation Area and hedgerow removal, overhead line exemption notifications and Form B applications.

Notes:

1. Where an application is for mixed use development or development crossing administrative boundaries please seek further advice from the Local Planning Authority with regard to the fee payable.
2. A disabled person is defined in accordance with Section 29 of the National Assistance Act 1948/Part 3 of the Children Act 1989.
3. Floorspace means gross floorspace and shall be defined by external measurement of the building, whether or not it is bounded by external walls.
4. Fees which are determined by calculating the site area or floorspace are to be calculated on a 'part thereof' basis.
5. Cheques should be made payable to 'North York Moors National Park Authority'. If you intend to pay by BACS transfer please can you notify the Authority of this in your covering letter. This will enable us to track your payment and validate your application without delay. BACS details are as follows:
Bank: Barclays Bank plc Bank Sort Code: 20-61-53 Account Number: 80012394
Debit/credit card payments can be taken over the phone. If this is your preferred method of payment please telephone and ask to speak to a member of the Development Management Administration Team who will process your payment.

This fee guidance is drawn from:

- The Town & Country Planning (Fees for Applications, Deemed Applications, Requests and Site Visits) (England) Regulations 2012
- The Town & Country Planning (Fees for Applications, Deemed Applications, Requests and Site Visits) (England) (Amendment) Regulations 2013
- The Town & Country Planning (Fees for Applications, Deemed Applications, Requests and Site Visits) (England) (Amendment) Regulations 2017