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For the Attention of Liam Hall and Malcolm Thompson

Date: 12th January 2009
Our ref: NE20862/NP/KG
Your ref:

Dear Sir / Madam

PLANNING AND LISTED BUILDING APPLICATIONS: DEVELOPMENT OF LIVING LIGHTLY COMMUNITY AT ESHOTT (REF. NOS. CM/20090014 AND CM/20090015): ADDITIONAL INFORMATION

We write in relation to your email on Friday 9th January 2009, which set out that further drawings would be required to allow the registration of the above planning and listed building applications. The email also sought confirmation as to the correct planning fee.

In this context, we are pleased to enclose copies of the following drawings, which should allow application ref. nos. CM/20090014 and CM/20090015 to be validated:

- 3 x Existing elevations for Chapel House (North, South, East and West) (Simpson and Brown Architects drg no. **TBC**);
- 3 x Proposed East and West Elevations for Chapel House (Simpson and Brown Architects drg no. **TBC**);
- 6 x Eshott Hall Extension Proposed South and North Elevation (Simpson and Brown Architects drg no. E.H-05);
- 6 x Eshott Hall Existing North and South Elevations (Simpson and Brown Architects drg no. E.H - **TBC**);

We also enclose one complete copy of the planning and listed building applications, including the up-to-date drawings, on a CD. Please let us know if you require any further copies.

With regards to the planning fees, we note that the floorspace figure previously provided in relation to the Combined Heat and Power Plant (347.5 sqm) is incorrect. We have checked the size of the plant on drawing number CHP-042-01 Rev A and can confirm that the actual size of the plant building (including transformers, stack and cooling tower) is 736 sqm.

On this basis we calculate that the planning fee required to cover the proposed development is: £26,615. We have calculated this fee on the following basis:

- 42 new dwellings (40 residential dwellings, 2 holiday cottages) at a cost of £335 per dwelling = £14,070;
- Change of use of Chapel to residential accommodation = £335;
- Extension to existing dwelling = £150;



- The following new floorspace:
 - Community Resource Centre (158 sqm);
 - District Heating System (736 sqm);
 - Extension to Eshott Hall (254 sqm);
 - Recycling Compound (128 sqm)
 - Garages and Stores/offices (439 sqm); and
 - Filebase buildings (943 sqm);
- Total new non- residential Floorspace = 2,658 sqm
- $2658/75 = 35.44$
- Fee for non-residential floorspace = $36 * 335 = £12,060$
- Total fee (residential + extension to dwelling + change of use of chapel to dwelling + non residential) = $£14,070 + £150 + £335 + £12,060 = £26,615$.

We understand that the fee submitted as payment for the original application has not been returned. This previous fee totalled: £30,860.00. In this context, we suggest that a refund from the Council of: £4,245.00 is required and that following this refund the correct planning fee will have been paid by our client.

We trust that you now have sufficient information to validate and progress the application. We will contact you shortly to discuss the application's progress. In the meantime however, should you have any queries or wish to discuss any of the above, please contact myself or my colleague Nigel Perry.

Yours faithfully

**KATHERINE GRAY
PLANNER**