

APPENDIX C

Current Costings and Planning Obligations*

Type of Obligation	Current Costings applicable to planning applications submitted between 7th April 2014 and 31 st March 2015
Affordable Housing	25% on-site obligation
Education	Calculated on a site by site basis: £11,972 per primary school place, £18,039 per secondary school place and £19,563 per Post 16
Libraries	Residential: £124.46 per flat and £223.83 per house Non-Residential: £0.66 per sq. m A1, £0.70 per sq. m B1
Economic and Community Development	Non-financial obligation
Highway Infrastructure Works	Calculated on a site by site basis – usually non-financial
Transport Infrastructure Improvements	£69.35 per additional traffic-based trip
Air Quality Improvements	£35.17 per additional traffic-based trip
Site Specific Measures	Calculated on a site by site basis –usually non-financial
Nature Conservation Enhancements	£0.56 X (Total area of development in sq. m – area of existing semi-natural vegetation remaining in site in sq. m following development)
Nature Conservation Other	Calculated on a site by site basis usually non-financial
Open Space, Sport and Recreation	£1,222.27 per flat and £2,198.33 per house
Environmental Protection	Calculated on a site by site basis
Historic Environment	Calculated on a site by site basis
Public Art	1% of Design and Development Costs - usually a non-financial obligation
Public Realm	£575.31 per dwelling and £11.13 per sq. m for non-residential developments

* Current Costings Table to be updated annually on 1st April in line with CPI, subject to Council approval.