

Planning Department  
Preston City Council  
Town Hall  
Lancaster Road  
Preston  
PR1 2RL

14<sup>th</sup> November 2018

OUR REF: PWA\_18-492

Dear Sir/Madam

**RE: HYBRID APPLICATION FOR SITE RE-PROFILING WORKS (FULL), 84 NO. CUSTOM-BUILD DWELLINGS (OUTLINE) AND REPLACEMENT SECTION OF GUILD WHEEL (OUTLINE)**

**SITE: LAND OFF LIGHTFOOT GREEN LANE, FULWOOD, PRESTON**

The above planning application has been submitted today via the Planning Portal, reference **PP-07379316**.

On advice from Preston City Council's planning admin team, the planning application has been submitted as a full application on the Planning Portal since the Portal does not accept Hybrid applications. The fee of **£2,028.00** for a full application for the site re-profiling works, based on a site area of 6.7ha, will be paid by the applicant via the Portal's payment system.

We have calculated the fee for the outline element of the scheme for 84no. new dwellings and the replacement section of Guild Wheel as £17,228.00:

£11,432 (for first 2.5ha) + £138 for each 0.1ha  
£138 x 42 = £5,796  
£11,432 + £5,796 = **£17,228**

This brings the total fee to **£19,256.00**.

We would appreciate if the Council could confirm how the outstanding £17,228.00 should be paid?

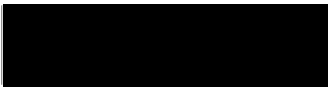
Attached is the following:

- 1 APP form, relevant certificates and notices;
- Planning Statement (Incorporating Waste Management, Refuse & Recycling Statement, Sustainability Statement, Affordable Housing Statement, Minerals Safeguarding Assessment and Design & Access Statement)
- CIL Liability Form;

- Drawn information: -
  - Site Location Plan (Ref. 6126\_L100);
  - Existing Site Sections (Ref. 6126\_L01);
  - Existing Site Plan & Topographical Survey (Ref. 6126\_L101);
  - Proposed Site Masterplan (Ref. 6126\_L02);
  - Proposed Groundworks and Site Sections (Ref. 6126-T01)
- Ecological Assessment and Great Crested Newt Survey;
- Air Quality Assessment;
- Noise Impact Assessment – Site Preparation;
- Noise Impact Assessment – Residential Development;
- Flood Risk Assessment and Drainage Strategy;
- Phase 1 Geo-technical Assessment;
- Transport Assessment;
- Tree Survey and Arboricultural Impact Assessment;
- Utilities Assessment; and
- Custom Build Delivery Plan.

I would appreciate acknowledgement of receipt of this application and the above-mentioned documents please. If you require any further information or clarifications with regards to this application, please do not hesitate to contact me.

Yours faithfully



Louise Leyland MRTPI | Associate