

# Bassetlaw Community Infrastructure Levy Charging Schedule 2024

## The Charging Authority

Bassetlaw District Council is a 'Charging Authority' for the purposes of Part 11 of the Planning Act 2008 and may therefore charge the Community Infrastructure Levy (CIL) in respect of development in its area.

## Date of Approval

This Charging Schedule was approved by the Council on 29 May 2024.

## Date of Effect

This Charging Schedule will come into effect on 1 June 2024 and replaces the CIL Charging Schedule of September 2013.

## CIL Rates

The Council intends to charge different rates of CIL by the land use of a development (expressed as pounds per square metre) and by the area where a development is situated, as set out in Table 1 below.

Development type	Zone	Rate
Residential C3 use class	Whole District	£20
Residential C4 use class	Whole District	£20
Local Plan residential site allocations of 50 or more units	Whole District	£0
E(a) food supermarket (convenience retail)	Whole District	£100
All other uses	Whole District	£0

Table 1: CIL Rates

The Council is designated as the 'Collecting Authority' for the CIL in Bassetlaw.

## Charging Zones

The CIL Charging Zone referred to in the above table is illustrated on the CIL Charging Zone Maps attached at Appendix 1 and 2 of this document.

## Liability to Pay CIL

A chargeable development is one for which planning permission is granted and/or which is liable to pay CIL in accordance with the CIL Regulations 2010 (as amended). CIL will be chargeable on the net additional floor space (gross internal area) of all new development apart from those exempt under Part 2 and Part 6 of the Community Infrastructure Levy Regulations 2010 (as amended). These exemptions are:

- Developments where the gross internal area of a new building or extensions to buildings will be less than 100 square metres except where the development will compromise one or more dwellings;
- A building for which planning permission was granted for a limited period;

- Buildings into which people do not normally go, or go into only intermittently for the purpose of inspecting or maintaining fixed plant or machinery;
- Development where the owner of a material interest in the relevant land is a charitable institution and the development will be used wholly (or mainly) for charitable purposes.

In addition, the Regulations also allow exemptions to be claimed for self-build housing and residential annexes and extensions over 100 square metres (Regulation 42A and 42B). Affordable housing will be eligible for relief from CIL (Regulation 49).

### **Calculating the Chargeable Amount**

The amount to be charged for each development will be calculated in accordance with Regulation 40 of the Community Infrastructure Levy Regulations 2010 (as amended) and Regulation 5 of the Community Infrastructure Levy (Amendment) (England) (No. 2) Regulations 2019. For the purposes of the formulae in paragraph 5 of Regulation 40, the relevant rate (R) is the rate for the charging zone shown in Table 1 above.

### **Inflation and Indexation**

As detailed in the CIL Regulations, the CIL rates will be subject to adjustment on a yearly basis in line with the All-in-Tender Price Index published by the Building Cost Information Service (BCIS).

### **Statutory Compliance**

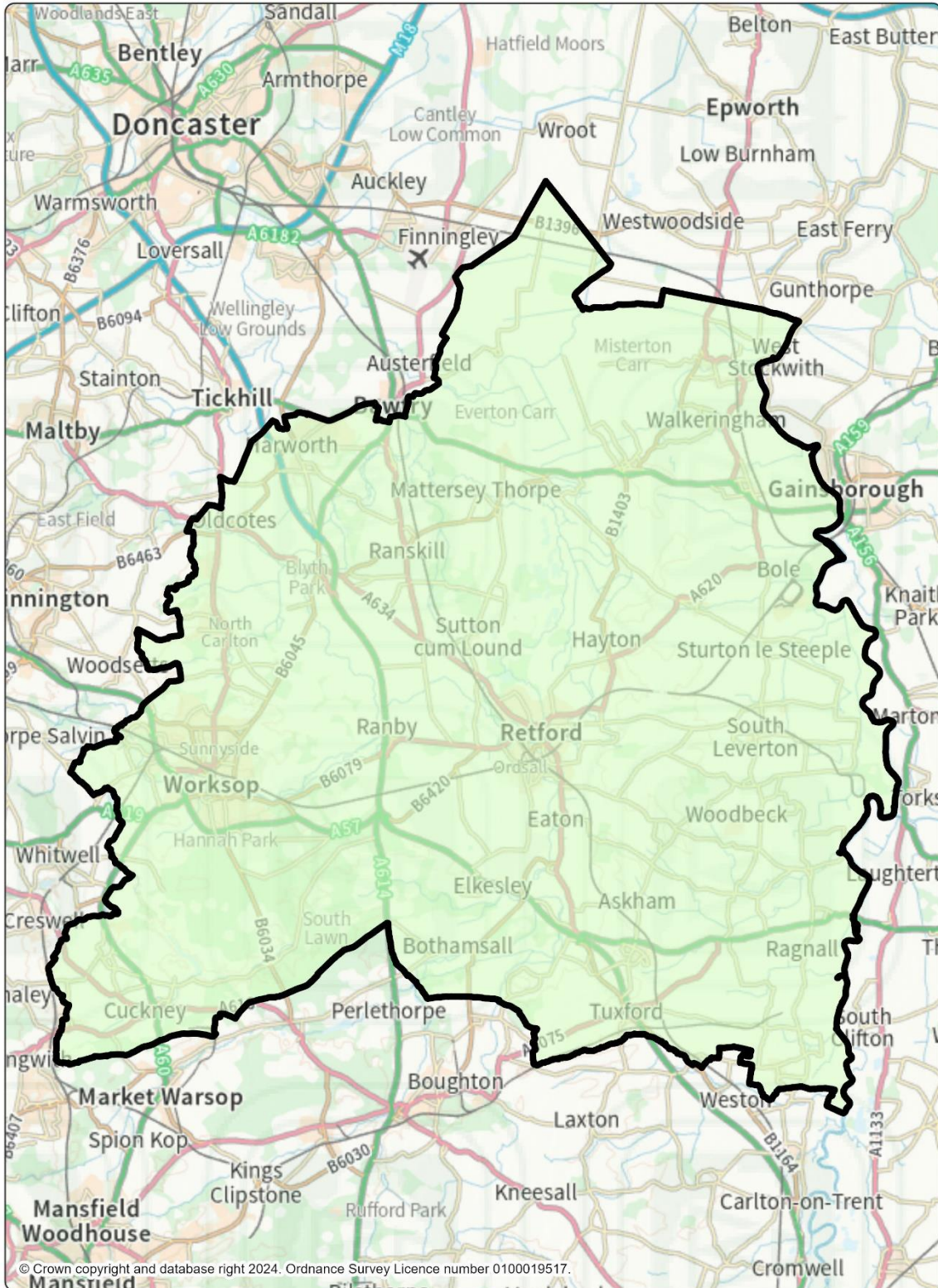
The Charging Schedule has been issued, approved and published in accordance with the CIL Regulations 2010 (as amended) and Part 11 of the Planning Act 2008 (as amended).

### **Further Information**

Further information on the Community Infrastructure Levy is available on the Council's website [www.bassetlaw.gov.uk](http://www.bassetlaw.gov.uk) .

# APPENDIX 1: Residential CIL Charging Zone

Residential CIL Charging Zone





## APPENDIX 2: Retail E(a) food supermarket (convenience retail) CIL Charging Zone

Retail E(a) food supermarket (convenience retail) CIL Charging Zone

