

# **Community Infrastructure Levy**

## **Gosport Charging Schedule**

**Adopted 14<sup>th</sup> October 2015**

**(to be brought into effect 1<sup>st</sup> February 2016)**



## **The Charging Authority**

The Charging authority is Gosport Borough Council.

## **The Collecting Authority**

The collecting authority will be Gosport Borough Council. Depending on the location and nature of the development, part of the Community Infrastructure Levy may be passed on to Hampshire County Council or other relevant infrastructure providers.

## **Date of Approval**

This Charging Schedule was approved by the Council on 14<sup>th</sup> October 2015. The Charging Schedule has been approved and published in accordance with the Community Infrastructure Regulations 2010 (as amended) and part 11 of the Planning Act 2008.

## **Date of Effect**

The Charging Schedule will become effective on 1<sup>st</sup> February 2016.

## **The CIL Rate**

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. CIL applies to the gross internal area of the net increase in development. The charging rates set out below have been subject to public examination and will form the basis of calculating CIL liabilities.

The charging rates will be updated in accordance with the Royal Institution of Chartered Surveyors 'All-in-Tender Price Index'. The index figure for a given year is the 1st of November of the preceding year. In the event that the All-in Tender Index ceases to be published, the index used will be the Retail Price Index.

Table 1 overleaf sets out the Charge Rates and Map 1 shows the Charging Zones.

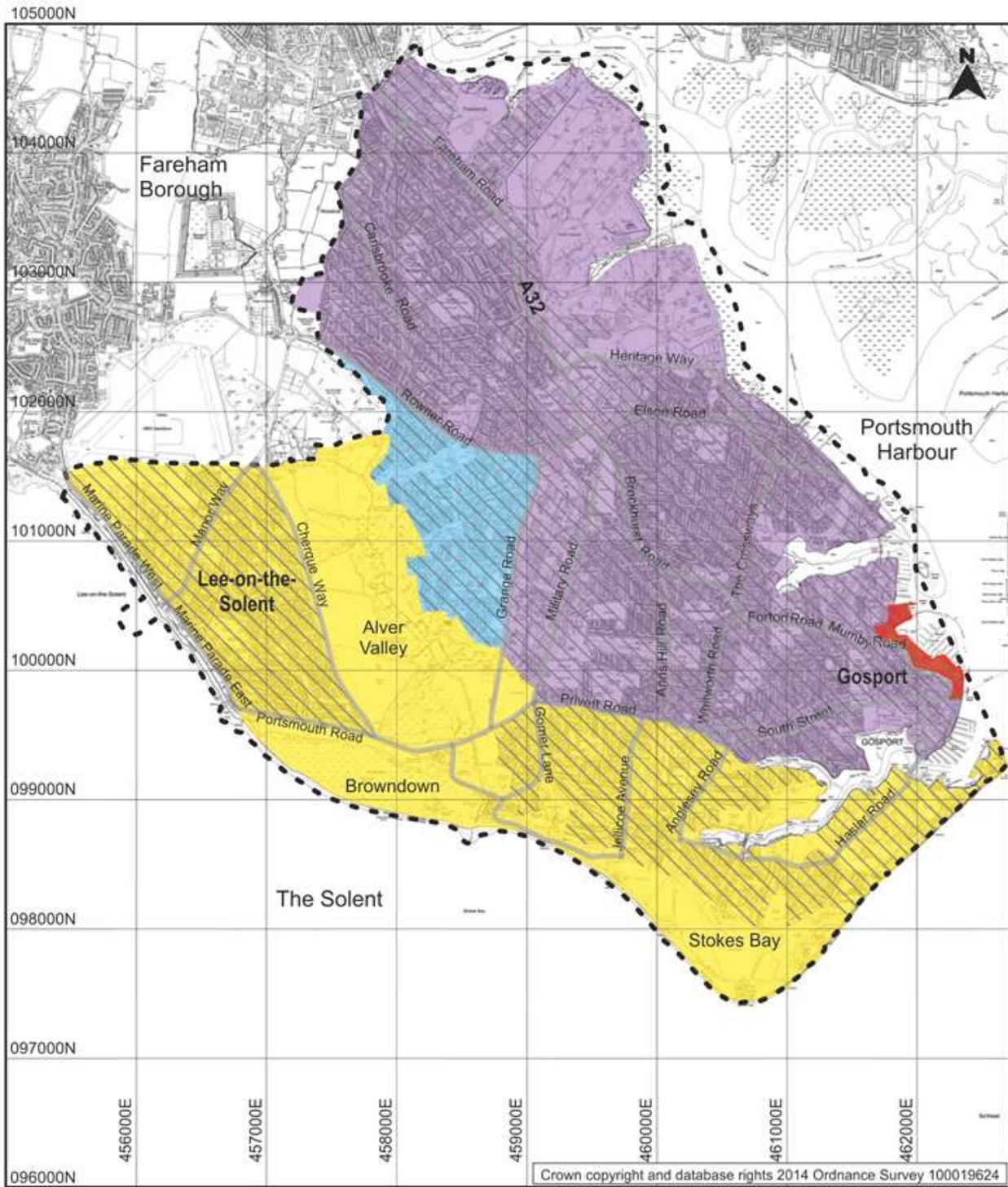
Further information see [www.gosport.gov.uk/cil](http://www.gosport.gov.uk/cil)

**Table 1: Charge Rates**

<b>Development Type</b>	<b>CIL charge £ per m<sup>2</sup></b>
<b>1. Residential:<sup>1</sup></b>	
Developments with less than 10 dwellings or units	
Charging Zone 1	<b>£60</b>
Charging Zone 2	<b>£100</b>
Charging Zone 3	<b>£100</b>
Developments with 10 or more dwellings or units	
Charging Zone 1	<b>£0</b>
Charging Zone 2	<b>£80</b>
Charging Zone 3	<b>£100</b>
<b>2. Non Residential:</b>	
Retail warehouses and supermarkets <sup>2</sup>	<b>£60</b>
Other non-residential	<b>£0</b>
<b>3. Gosport Waterfront site</b>	
All Residential	<b>£40</b>
Retail warehouses and supermarkets	<b>£60</b>
Other non-residential uses	<b>£0</b>

1. Defined as all development within the three categories of Class C3 (Dwelling House) of the Use Classes Order 2010, except public sector Sheltered Housing, public sector Extra Care facilities or other public sector specialist housing providing care to meet the needs of older people or adults with disabilities.
2. A simple definition of a Supermarket for this purpose is a food based, self-service, retail unit greater than 280 square metres and governed by the Sunday Trading Act 1994. A retail warehouse can be defined as a large store, typically on one level, that specialises in the sale of bulky goods such as carpets, furniture, electrical goods or DIY items.

# Map 1: CIL Charging Zones



-  Gosport Borough Boundary
-  Gosport Borough Urban Area
-  Zone 1 : £60/m<sup>2</sup> (£0 for 10 and above dwellings)
-  Zone 2 : £100/m<sup>2</sup> (£80 for 10 and above dwellings)
-  Zone 3 : £100/m<sup>2</sup> all dwellings
-  Waterfront : £40/m<sup>2</sup> all dwellings

