Draft CIL Charging Schedule – Submission Version

March 2014
Cambridge City Council Community Infrastructure Levy Draft Charging Schedule

The Cambridge City Council Draft Charging Schedule is set out in the table below and has been prepared in accordance with the Town and Country Planning Act 2008 and the Community Infrastructure Regulations 2010 (as amended).

The Charging Authority
Cambridge City Council, as the Planning Authority, is the Charging Authority (CA).

Schedule of Rates
Cambridge City Council is proposing to charge CIL in respect of development for the following rates:

<table>
<thead>
<tr>
<th>Use</th>
<th>Charge £/sq.m</th>
</tr>
</thead>
<tbody>
<tr>
<td>Residential (C3; C4 including sheltered accommodation)</td>
<td>£125</td>
</tr>
<tr>
<td>Retail (A1 – A5 and sui generis uses akin to retail*)</td>
<td>£75</td>
</tr>
<tr>
<td>Student Accommodation</td>
<td>£125</td>
</tr>
<tr>
<td>All other development including B, C1, C2 and D class uses</td>
<td>£0</td>
</tr>
</tbody>
</table>

* sui generis akin to retail includes petrol filling stations; shops selling and/or displaying motor vehicles; retail warehouse clubs.

HOW WILL THE CHARGABLE AMOUNT BE CALCULATED?
CIL applies to the gross internal area of the net increase in development. CIL charges will be calculated in accordance with CIL Regulation 40 (as amended) of the Community Infrastructure Levy Regulations 2010 (as amended). The chargeable amount will be equal to the aggregate of the amounts of CIL chargeable at each of the relevant rates as set out in this Charging Schedule.

The chargeable amount will be index linked using the Royal Institution of Chartered Surveyors’ All-in Tender Price Index figures for the year in which the planning permission is granted and the year in which this charging schedule took effect.

Date of Approval
This charging schedule was approved on xx/xx/xxxx (to be inserted in final Draft Charging Schedule)

Date of Effect
This Charging Schedule will take effect on xx/xx/xxxx (to be inserted in final Draft Charging Schedule – likely to be 01/04/2015)