



Community Infrastructure Levy (CIL) Annual Report 2017/18

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1 INTRODUCTION

1.1 Background

- 1.1.1** Torbay Council resolved at Full Council on 2nd February 2017 to adopt its Community Infrastructure Levy (CIL) Charging Schedule and, as Charging Authority, levied CIL on developments granted permission on or after Thursday 1st June 2017.
- 1.1.2** CIL is a non-negotiable charge on certain types of development. It is charged at different rates dependent on the proposal and its location within Torbay. The Council has charged CIL for the following development:
- Open market residential dwellings;
 - Retail development.
- 1.1.3** CIL is payable on qualifying developments whether they require planning permission or are permitted under the General Permitted Development Order (GDPO) (as amended), Prior Approval or Local Development Orders (LDOs).
- 1.1.4** CIL Regulations require that 15% of CIL revenues received by the council (or 25% where there is a neighbourhood plan) are retained as neighbourhood funding to be spent on local infrastructure projects or anything else that is concerned with addressing the demands that development places on an area. This will be paid directly to Brixham Town Council where receipts relate to development within the parished area.
- 1.1.5** The Council have yet to determine a mechanism for allocating the neighbourhood portion and will be working with the Neighbourhood Forums (Torquay, Paignton and Brixham Town Council) to consider the opportunities.

1.2 Where to find out more

- 1.2.1** The Council's CIL Charging Schedule, accompanying policies on CIL, Regulation 123 list and further information are available online at www.torbay.gov.uk/CIL
- 1.2.2** More detailed advice on CIL and the relevant Regulations (with amendments) can be found on the Government Guidance webpages, www.gov.uk/guidance/community-infrastructure-levy and the Planning Advisory Service website, www.pas.gov.uk/community-infrastructure-levy.

2 MONITORING

2.1 Requirements

- 2.1.1** A Charging Authority is required under Regulation 62 of the CIL Regulations 2010 (as amended) to prepare a report for any financial year in which it collects CIL. The report is required to be published by the 31st December. As with all annual reports, this report, for the financial year 2017/18 reflects the timing of receipt of CIL payments in line with the council's CIL Instalment Policy.

2.2 Financial Details

- 2.2.1** The table below sets out the required financial details referred to in 2.1.1:

CIL Totals for 2017/18		
Total CIL Receipts	£180	
Total CIL Expenditure	NIL	
Summary of CIL Expenditure		
Items of infrastructure to which CIL has been applied (with amounts of each item)	None	NIL
The amount of CIL applied to repay money borrowed (including interest) with details of infrastructure items which that money was used to provide, either in part or as a whole	NIL	
The amount of CIL applied to administrative expenses, also expressed as a percentage	NIL	
Total CIL passed to others		
The amount of CIL passed to any local council under Regulation 59A or 59B, the duty to pass the local CIL portion to local councils	NIL	
The amount of CIL applied to any person under Regulation 59 (4), passing CIL to another person for that person to apply to funding the provision, improvement, replacement, operation or maintenance of infrastructure.	NIL	

Total unspent (>5yrs), non-infrastructure, non-parished		
The total CIL receipts that regulations 59E and 59F applied to, the recovery of CIL where a local council has not spent CIL within 5 years of receipt or has spent CIL on non-infrastructure items, or in non-parished areas	£27	
The items to which the CIL receipts to which regulations 59E and 59F applied have been applied (with amounts of each item)	Torquay Neighbourhood Forum Area	£27
Retained CIL		
Total CIL receipts retained, other than those to which Regulation 59E or 59F apply	£153	
Total CIL receipts retained from previous years, other than those to which Regulation 59E or 59F apply	NIL	
Total CIL receipts retained from Non-parish areas, those to which Regulation 59E or 59F do apply	£27	
Total CIL receipts retained from Non-parish areas from previous years, those to which Regulation 59E or 59F do apply	NIL	
Infrastructure Payments		
Total CIL to which any infrastructure payment(s) relate	NIL	
Items of infrastructure to which any payments relate (with amounts of each item)	None	NIL