

New Forest District Council Local Development Framework

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Community Infrastructure Levy

Instalment Policy

New Forest District outside the National Park

April 2015

**CIL Instalment Policy**

This statement is made in accordance with Regulation 69b of the Community Infrastructure Levy Regulations 2010 (as amended).

New Forest District Council hereby gives notice that it will offer an instalment policy for payment of CIL monies owed to the Council.

The Instalment Policy will apply to all development on which CIL is liable. .

## **Policy for staging payments of Community Infrastructure Levy**

New Forest District Council (the Charging Authority) will apply the following instalment policy to all development which is CIL liable.

This policy will come into effect on 6 April 2015

In all cases, the calculation of the total amount payable will include the value of any payment in kind as assessed by an independent person.

## **Number, Proportion and Timing of Instalments**

### **Development incurring CIL Liability up to £80,000**

- Two instalments:
  1. One instalment at 60 days after commencement of the development. (50%);
  2. 365 days after commencement or on occupation of the first dwelling, whichever is the sooner (50%).

### **Development incurring CIL liability over £80,000**

- Three instalments.
  1. 60 days after commencement (30%);
  2. 270 days after commencement (30%);
  3. 540 days after commencement or on occupation of the first dwelling, whichever is the sooner (40%).

## Conditions of Instalment Policy

The instalments permitted will be linked to the amount payable (the chargeable amount) as recorded on the Demand Notice.

As permitted under Regulation 9 (4) of the Community Infrastructure Regulations 2010 (as amended), where outline planning permission which permits development to be implemented in phases has been granted, each phase of the development as agreed by New Forest District Council is a separate chargeable development and the instalment policy will, therefore, apply to each separate chargeable development and associated separate liable amount chargeable.

This policy will **not apply** if any one or more of the following applies:

- a) A commencement notice has not been submitted prior to commencement of the chargeable development, as required by Regulation 67 of the Community Infrastructure Regulations 2010 (as amended);
- b) On the intended date of commencement
  - i. Nobody has assumed liability to pay CIL in respect of the chargeable development;
  - ii. A commencement notice has been received by New Forest District Council in respect of the chargeable development; and
  - iii. New Forest District Council has not determined a deemed commencement date for the chargeable development and, therefore, payment is required in full, as required by Regulation 71 of the Community Infrastructure Regulations 2010 (as amended);
- c) A person has failed to notify New Forest District Council of a disqualifying event before the end of 14 days beginning with the day on which the disqualifying event occurs, as per the Community Infrastructure Regulations 2010 (as amended)
- d) An instalment payment has not been made in full after the end of the period of 30 days beginning with the day on which the instalment payment was due, as per the Community Infrastructure Regulations 2010 (as amended)