



CHAPTER 5: CIL & Infrastructure Expenditure

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- 5.1 The Community Infrastructure Levy (CIL) is a charge placed on new development. The funds raised help to pay for a wide range of infrastructure to support development across Horsham District. CIL is intended to supplement rather than replace other infrastructure funding streams and to help ensure that new development is supported by the infrastructure it requires, which in turn helps to ensure that the Horsham District Planning Framework (HDPF) can be implemented effectively. CIL contributions can be sought for a wide variety of infrastructure projects set out in the council's Regulation 123 List (a list of those projects or types of infrastructure that the council intends to fund, or may fund, through the Levy), including:
- Transport
 - Education
 - Leisure, Sport and Open Space
 - Community Facilities
- 5.2 CIL will replace Section 106 contributions for many forms of infrastructure, although Section 106 agreements can still be used for site-specific mitigation measures and will also be used for the provision of affordable housing.
- 5.3 The Horsham District CIL Charging Schedule was adopted following Full Council on 26 April 2017. It was implemented on 1 October 2017.
- 5.4 In addition to the adoption of the Horsham CIL Charging Schedule, the Council updated the Planning Obligations & Affordable Housing Supplementary Planning Document, to ensure that guidance on seeking section 106 contributions was up to date. The Planning Obligations & Affordable Housing Supplementary Planning Document was adopted at Cabinet on 21 September 2017 and implemented at the same time as the CIL Charging Schedule – 1 October 2017.
- 5.5 The Horsham CIL Charging Schedule sets out a rate of £135 per sq.metre for residential uses and £100 per sq.metre for 'large format' retail development (A1 to A5). Kilnwood Vale and Land North of Horsham are exempted from CIL payments.
- 5.6 The first CIL receipt for £28,822.50 was received in the 2017/18 monitoring year.
- 5.7 The first full year receipts for 2018/19 totalled £549,632.56. A breakdown of s106 and CIL receipts is given in Table 1.

Table 1: S106 and CIL Contributions Secured for the 2018/19 Monitoring Year

Contribution Type 2018/2019	Total (£)	Per Cent s106
Affordable Housing	1,181,519.09	18.1%
Community Facilities	143,539.16	2.2%
Education - WSCC	3,257,566.10	49.9%
Fire & Rescue - WSCC	74,229.58	1.1%
Libraries - WSCC	213,725.70	3.3%
Open Space	155,441.18	2.4%
Open Space Sport and Recreation	915,535.00	14.0%
Other Contributions	97,266.04	1.5%
Sustainable Transport - WSCC	489,145.71	7.5%
Total S106 (provisional)	£6,527,967.55	100.0%
CIL contributions	549,632.56	
Total CIL	£549,632.56	