

Report of: Chief Planning Officer; Tim Hill

Report to: Outer North East Community Committee; Alwoodley, Harewood, Wetherby

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Community Infrastructure Levy: Implementation and Infrastructure Planning

Purpose of report

1. To introduce a presentation about the adoption of the Community Infrastructure Levy (CIL) in Leeds, and the associated governance and spending mechanisms. The aim is to act as a starting point for further discussion by the Community Committee.

Main issues

2. The CIL was adopted by the City Council in November 2014 and its charges are being implemented on the 6th April 2015. The funds raised will go towards infrastructure that is needed to support the growth of the city, such as schools and transport improvements.
3. The CIL is applied as a charge on each square metre of certain types of new buildings. It replaces the current method of seeking pooled contributions from developers, called Section 106 planning obligations. S106s will however continue to be used for site specific requirements such as greenspace within the site, or access or nearby junction improvements. Affordable housing provision remains the same.
4. The Council's Executive Board recently agreed a set of parameters for spending of the CIL receipts. These include a key role for Community Committees to engage in consultation with their communities about infrastructure priorities and spending decisions.

Options

5. Corporate processes are in place to collect the appropriate CIL receipts, but there are a number of options for how Community Committees can play a role in decision making and consultation about its spending. This is particularly because each CC area is different, and the presence of parish and town councils and emerging neighbourhood plans in the Outer North East requires further consideration than in CC areas without.

Conclusion

6. The presentation given at the meeting will give a broad outline of how the CIL process works, plus an overview of the agreement on the spending processes so far and how they may affect Community Committees. The aim is to act as a starting point for further discussion by the Community Committee as to how it could progress those matters relating to identification of infrastructure priorities, consultation, and CIL spending decisions.

Recommendations

7. That the Community Committee discusses the matters raised in the presentation, and resolves to continue to further develop its approach to CIL spending at future meetings as appropriate.