

CIL Instalments Policy



rhondda cynon taf
community infrastructure levy
ardoll seilwaith cymunedol

Community Infrastructure Levy Instalments Policy

This policy takes effect on 31st December 2014

The Charging Schedule will take effect on 31st December 2014. This means that any planning application that is determined on or after that date will be subject to the provisions of the Charging Schedule.

This document is supplementary to the CIL Charging Schedule and sets out the Instalment Policy that the Council will use in seeking payments of CIL.

Instalments Policy

In accordance with Regulation 69B of the Community Infrastructure Levy Regulations 2010 (as amended), Rhondda Cynon Taf County Borough Council will allow the payment of CIL by Instalments as set out in the following table. The instalments permitted will be linked to the amount payable (the chargeable amount) as recorded on the Demand Notice.

CIL Instalments Policy

Amount of CIL Liability	No. of Instalments	Payment period
Amounts up to £50,000	2	<ul style="list-style-type: none"> • 50% within 90 day of the commencement date • 50% within 180 days of the commencement date
Amounts between £50,001 and £100,000	3	<ul style="list-style-type: none"> • 30% within 90 days of the commencement date • 30% within 180 days of the commencement date • 40% within 270 days of the commencement date
Amounts between £100,001 and £200,000	4	<ul style="list-style-type: none"> • 25% upon commencement date • 25% within 180 days of the commencement date • 25% within 270 days of the commencement date • 25% within 360 days of the commencement date
Amounts between £200,001 and £1,000,000	5	<ul style="list-style-type: none"> • 20% upon commencement date • 20% within 180 days of commencement date • 20% within 360 days of commencement date • 20% within 540 days of commencement date • 20% within 720 days of commencement date
Any amount in excess of £1,000,000	5	<ul style="list-style-type: none"> • 20% upon commencement date • 20% within 360 days of commencement date • 20% within 720 days of commencement date • 20% within 1080 days of commencement date • 20% within 1460 days commencement date

Notes:

1. *Where an outline planning permission permits development to be implemented in phases, each phase of the development is a separate chargeable development which may be collected in accordance with the instalments policy.*
2. *Nothing in this Instalments Policy prevents the person with the assumed liability to pay CIL, to pay the outstanding CIL (in whole or part) in advance of the Instalment period set out in this policy.*

The Instalments Policy **only** applies in cases where the person(s) liable for paying CIL have complied with **all** the relevant regulations and requirements.

CIL Instalments Guidance Notes

Regulation 70 of the Community Infrastructure Levy 2010 (as amended) sets out the requirements that must be complied with in order to benefit from the CIL Instalments Policy.

CIL Instalments Policy

The CIL Instalments Policy **will only apply** in the following circumstances:

- Where the Council has received a CIL Assumption of Liability form prior to commencement of the chargeable development (Regulation 70(1) (a)); and
- Where the Council has received a CIL Commencement Notice prior to commencement of the chargeable development (Regulation 70(1) (b)).

If either of the above requirements are not complied with, the total CIL liability will become payable within 60 days of the commencement of the chargeable development. In addition, surcharges may apply due to the CIL Assumption of Liability Form and/or the CIL Commencement Notice not being submitted to the Council prior to the commencement of the chargeable development.

Once the development has commenced, all CIL payments must be made in accordance with the CIL Instalment Policy. Where a payment is not received in full on or before the day on which it is due, the total CIL liability becomes payable in full immediately (Regulation 70(8)(a)).

In Summary

To benefit from the CIL Instalment Policy, the relevant forms must be submitted to the Council prior to commencement of the chargeable development, and all payments must be paid in accordance with the CIL Instalment Policy.