



Draft CIL Charging Schedule

The Charging Authority: The London Borough of Merton

Date of Approval by council (subject to examination): date month year

Date of Effect: 01 April 2014

Scope of CIL: CIL will be chargeable on the net additional floorspace (gross internal area) of all new development – apart from those exempt – under the Community Infrastructure Levy Regulations 2010 (as amended).

Those exempt from the charge are as follows:

- Developments where the gross internal area of new build on the relevant land will be less than 100 sqm (does not apply where development will comprise one or more dwellings).
- Buildings into which people do not normally go, or go into only intermittently for the purpose of inspecting or maintaining fixed plant or machinery.
- Buildings owned by charities used for a charitable purpose.

Applications for social housing relief will also be accepted in accordance with Part 6 of the Community Infrastructure Levy Regulations 2010 (as amended).

Merton's CIL Rates:

Use	Charge	Charging Zones
Residential	£220	Colliers Wood, Raynes Park and Wimbledon
	£115	Mitcham, Morden and West Barnes
Retail Warehouses/ Superstores	£100	Throughout the London Borough of Merton

As per Regulation 14 of the Community Infrastructure Levy Regulations 2010 (as amended), the council is designated as the 'Collecting Authority' for the Mayor of London CIL. This requires a charge of '£35 per sqm' to be levied in addition to the amounts specified above.

The following definitions for retail warehouses/ superstores apply:

- Retail warehouses: are large stores specialising in the scale of household goods (such as carpets, furniture and electrical goods), DIY items and other ranges of goods, catering for mainly car-born customers.
- Superstores/ supermarkets: are shopping destinations in their own rights where weekly food shopping needs are met and which can also include non-food floorspace as part of the overall mix of the unit.

The Charging Zones: The residential charging zones are set out in the 'Community Infrastructure Levy Charging Zones Map overleaf.

Calculation of CIL Charge: CIL will be calculated on the basis set out in Part 5 of the Community Infrastructure Levy Regulation 2010 (as amended).

Inflation and indexation: As set out in Part 5 of the Community Infrastructure Levy Regulations 2010 (as amended). As at March 2013 any adopted CIL charge rates are tied to the Royal Institute of Chartered Surveyors "All in Tender Price Index"; the amount of CIL charged will therefore alter depending on the year planning permission for the chargeable development is first granted.

Further Consultation: The council has set out its CIL instalments policy on its website: www.merton/environment/planning/cil.htm

Statutory Compliance: This Charging Scheduled has been issued, approved and published in accordance with the Community Infrastructure Levy Regulations 2010 (as amended) and Part 11 of the Planning Act 2008.

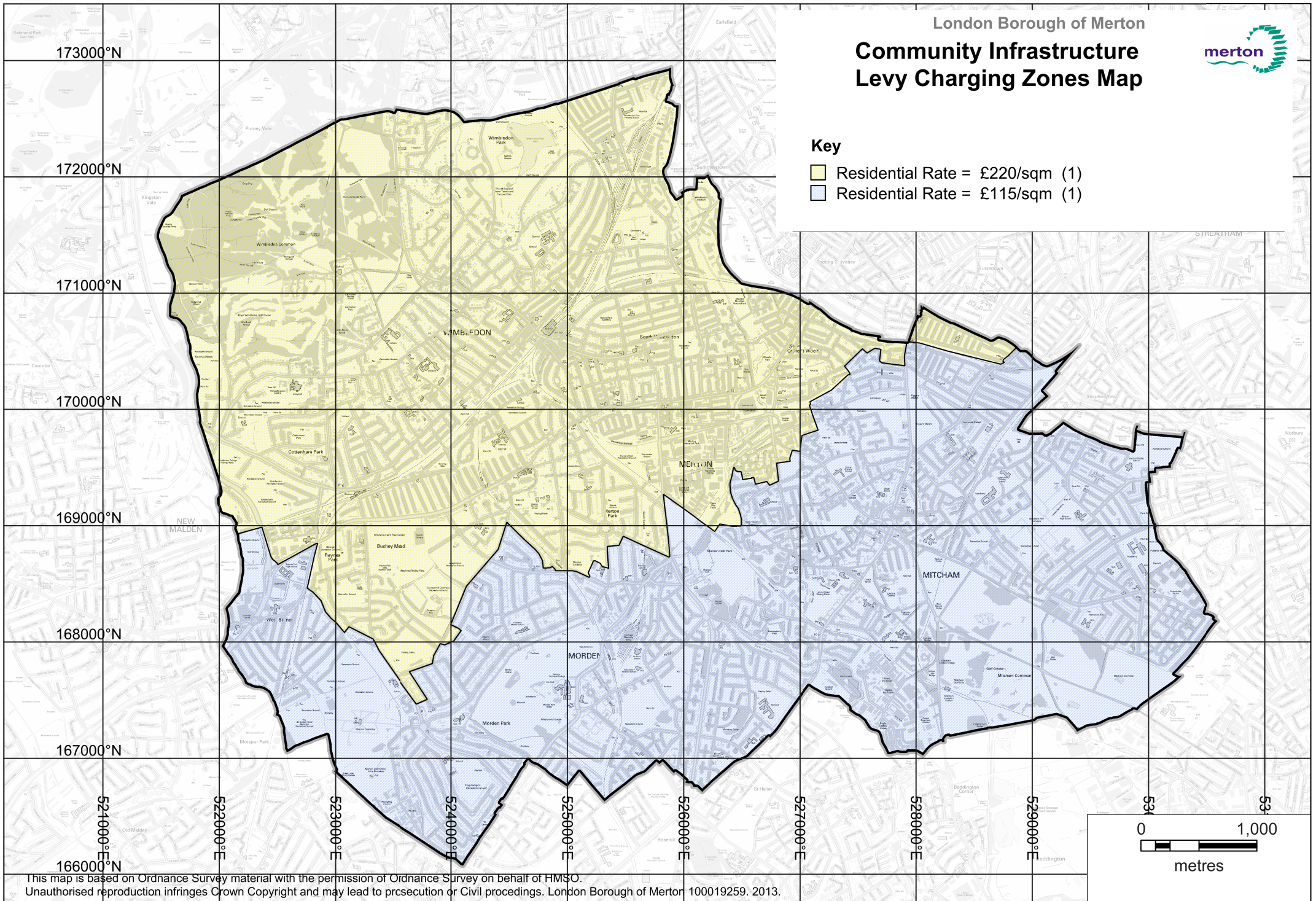
Further Information: Further Information on the Community Infrastructure Levy is available on the council's website: www.merton.gov.uk.

London Borough of Merton
**Community Infrastructure
 Levy Charging Zones Map**



Key

- Residential Rate = £220/sqm (1)
- Residential Rate = £115/sqm (1)



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