



There was a time when, in Polite Society, it was considered to be vulgar to talk about money. This was of course by the people who had it, not by the people who didn't have it.

Not so easy these days to tell the difference, as some of those who appear to have it may, in reality, only have debt to service and there are some who are, relatively cash poor, but may be asset rich. But we haven't been talking about the money in relation to the Heathpark Wood development. In being [unsurprisingly] opposed to it, it may have been considered crass or insensitive to talk about the money as if it was being seen as a bribe. But now that its happening we really must talk about the money. I mean the Community Infrastructure Levy (CIL).

CIL is paid by the developer for the demands that new development places on an area. Such as for:

"Transport" = roads, public transport, cycle paths, pedestrian routes.

"Education" = schools & other education facilities.

"Community facilities" = centres including for leisure and sports.

"Open spaces" = parks, green and residential and

"Flood defences".

Not a definitive list but to have an understanding. Including some of the reasoning for the amount being split. In our case, with a Neighbourhood Development Plan in place, 75% is retained by the Planning Authority (SHBC) and 25% is passed to Parish Council.

The payable amount is based on a formula of the square metre of built area x a preset amount x area of the Borough. We need to consider all the approved developments along Woodlands Lane. The actual figure for all is not yet available but we do have the figure for the Persimmon element confirmed as £205,000, a significant figure but limited against the cost of infrastructure – to be used wisely and to the best advantage.



CIL is typically payable within 60 days of the commencement of development but the LA may have a policy which allows for payment by instalments over a longer period for large amounts. “Commencement” includes any material operation like erecting a building or building a trench and some administration in place.

As we can see, the development has commenced so the CIL money, or some of it, is due soon.

But is anyone talking about it, especially “for the demands that [this] development places on” the community most impacted by it ? My concern is that the answer to my question may be yes but not talking to us.

The money is put into the hands of the Parish Council and allocated in the accounts to the individual village and whilst small amounts can be under the Village Committee, larger amounts are under control of the Full Parish Council –some Members have already expressed “interest” in it. My view is “hands off” our CIL – if they have a genuine reason for support give the SHBC a call for part of the 75% they are taking.

We must start talking about the money and the best possible use for it in relation to the demands put upon the community most impacted.

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