

Royal Borough of Greenwich community infrastructure levy

Charging schedule

The charging authority is the Royal Borough of Greenwich.

Approval and implementation of the charging schedule

The charging schedule was approved by the Royal Borough of Greenwich on 25 March 2015 at a meeting of the full Council, and comes into effect from Monday 6 April 2015.

CIL charging rates

This charging schedule sets the rates, in Pounds Sterling per square metre (£psm), to which the amount of community infrastructure levy chargeable in respect of development in Royal Greenwich is to be determined. A chargeable development is one for which planning permission is granted and which is liable to pay CIL in accordance with the Regulations. The Royal Borough's charging rates are set out in Table 1 below, with the charging zones set out in Map 1.

Table 1 Royal Borough of Greenwich Charging Schedule

Development Type	CIL Rate (£psm) Zone 1	CIL Rate (£psm) Zone 2
Supermarkets/superstores ¹ and retail warehousing ² (280sqm and over)	£100	£100
Ancillary car parks, including undercroft parking, for supermarkets/superstores and retail warehousing (280sqm and over)	£0	£0
Hotels	£100	£100
Student Housing	£65	£65
Residential (excluding Extra Care Housing ³)	£70	£40
All other development ⁴	£0	£0

The Mayor of London is a charging authority for Greater London. The rates set out in this charging schedule will apply in addition to the rates set out in the Mayor of London's community infrastructure levy charging schedule, which for Royal Greenwich is currently set at £35psm, subject to indexation, for chargeable development.

¹ **Superstores/supermarkets** are shopping destinations in their own right where weekly food shopping needs are met and which can also include non-food floor space as part of the overall mix and retail warehousing

² **Retail warehouses** are large stores specialising in the sale of household goods (such as carpets, furniture and electrical goods), DIY items and other ranges of goods, catering for mainly car-borne customers

³ As defined in the CIL Viability Assessment

⁴ **All other development** includes: all retail (A uses) smaller than 280sqm and retail uses 280sqm and larger that are not defined in notes 1 and 2. It also includes B uses, D uses and Sui Generis uses.

Calculating CIL

CIL will be calculated as set out in the Community Infrastructure Levy regulations (2010) (as amended). This means that CIL will be calculated on the total net additional floor space created (measured as gross internal area).

The CIL rates will be tied to the Royal Institute of Chartered Surveyors All-in Tender Price Index and the rate of CIL charged will therefore alter depending on the year planning permission for the chargeable development commences.

Map 1 Royal Borough of Greenwich Charging Zones

