



Community Infrastructure Levy

Draft Charging Schedule

STATEMENT OF MODIFICATIONS

**PREPARED IN ACCORDANCE WITH REGULATION 19 OF THE
COMMUNITY INFRASTRUCTURE REGULATIONS 2010 (AS
AMENDED)**

MAY 2019

Planning Policy and Conservation
Arun District Council
Arun Civic Centre
Maltravers Road
Littlehampton
BN17 5LF

1. INTRODUCTION

- 1.1 This Statement of Modifications set out the modifications which Arun District Council has made to its Community Infrastructure Levy (CIL) Draft Charging Schedule since it was published for consultation between 21st March 2019 and 2nd May 2019 in accordance with Regulation 16.
- 1.2 It has been issued in accordance with Regulation 19(1)(d) of the Community Infrastructure Regulations 2010 (as amended). No substantive changes have been made to the Draft Charging Schedule.
- 1.3 Before the Draft Charging Schedule is submitted to the Examiner, a copy of the Statement of Modifications will be sent to the consultation bodies invited to make representations on the Preliminary Draft Charging Schedule in accordance with Regulation 15. The Statement of Modifications will also be published on the Arun District Council website: www.arun.gov.uk/cil in accordance with Regulation 19 (4).
- 1.4 The Statement of Modifications will be available for comment for a four week period from **31st July 2019** in accordance with Regulation 21 (5)(a).

2. REQUESTS TO BE HEARD

- 2.1 Any person may request to be heard by the Examiner in relation to the modifications as set out in the Statement of Modifications. Only comments made and requests to be heard on these proposed modifications can be considered at this stage. Requests to be heard must include:
 - Details of the modifications on which you wish to be heard (by reference to the Statement of Modifications) and
 - Whether you support or oppose the modifications and why.
- 2.2 The Council will submit a copy of each request it receives to the Examiner, via the Programme Officer. Requests to be heard may be withdrawn at any time by giving notice in writing to the Council. Requests to be heard by the Examiner must be made in writing by **28th August 2019** to:

Planning Policy and Conservation
Arun District Council
Arun Civic Centre
Maltravers Road
Littlehampton
BN17 5LF

Or by email to localplan@arun.gov.uk

3. PROPOSED MODIFICATIONS

3.1 Table 1 below sets out the Council’s proposed modifications to the Arun Community Infrastructure Levy (CIL) Draft Charging Schedule. ~~Strikethrough~~ has been used to represent a deletion. **Bold** has been used to represent text to be added.

Modification Number	Document Reference	Modification	Reason for Modification
1	Section 1 “Consultation Details”	<p>Delete all text in Section 1 Consultation Details</p> <p>Add: This is the Submission Version of the Arun CIL Draft Charging Schedule (the DCS) June 2019.</p> <p>This version of the DCS is based on that which was consulted on between 21st March 2019 and 2nd May 2019. It includes modifications deemed necessary as a result of the consultation process as well as those identified to ensure that the DCS is as up to date as possible and to correct any drafting errors. Where text is to be deleted, the text is shown with strikethrough and where text is to be added, it is shown in bold. It should be read alongside the Statement of</p>	<p>Consultation details are no longer relevant. An explanation of the status of this version of the DCS is required and sets out how additional and deleted text is shown.</p>

Modification Number	Document Reference	Modification	Reason for Modification
		<p>Modifications which has been prepared in accordance with Regulation 19 of the CIL Regulations 2010 (as amended).</p> <p>It is intended that this version of the DCS will be submitted to the Examiner on or around the 31st July 2019.</p>	
2	Paragraph 2.1	This consultation document sets out Arun District Council's proposed charging rates for its Community Infrastructure Levy	Update required as this is no longer a consultation document.
3	Paragraph 2.2	The responses from the consultation have been were considered and any changes to the PDCS, deemed necessary, have been were incorporated into this consultation document, entitled the Arun Draft Charging Schedule (DCS).	Update to account for previous consultation having taken place.
4	Paragraph 2.4	Delete full paragraph and replace with: The Draft Charging Schedule was published for consultation on 21st March 2019 until 2nd May 2019 in accordance with Regulation 16 of the CIL Regulations 2010 (as amended). All representations have been taken into account by Arun District Council (as set out in the Statement of Representations) to produce this	To ensure the CIL Draft Charging Schedule is up to date following Publication.

Modification Number	Document Reference	Modification	Reason for Modification
		version of the Draft Charging Schedule for submission to the CIL Examiner in accordance with Regulation 19 of the CIL Regulations 2010.	
5	Paragraph 2.5	As set out above, The relevant evidence is available on the council's website www.arun.gov.uk/cil	For clarification due to the deletion of para 2.4 text.
6	Paragraph 2.5	and an Infrastructure Funding Gap Update paper (as amended in April 2019)	To ensure the most up to date evidence base is referenced.
7	Paragraph 4.2	CIL is charged per square metre whatever the size of the development dwelling.	To clarify/differentiate between development and the creation of one dwelling.
8	Paragraph 4.4	The CIL Guidance (last updated, March 20189)	To update the text.
10	Paragraph 4.7	CIL Guidance (2014, last updated March 20189)	To ensure document is up to date.
11	Paragraph 4.7	For further detail on CIL and S106 spending, see Regulation 123 list and supporting text in Appendix 2	To ensure the Reg.123 list is attached and text is provided to explain the relationship between CIL and S106.
12	Paragraph 5.3	This is called the Infrastructure Funding Gap Update Report (March 2019) (IFGU) (as amended April 2019) (IFGU)	To ensure reference to the evidence base is up to date.
13	Paragraph 5.4	£304 million £319.55 million	To ensure the funding gap figure is up to date and correct in relation to funding gap evidence and Table 5.1.
14	Paragraph 5.5	Although, there may be challenges	To date, there has been no

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		involved in delivering strategic infrastructure for the larger strategic sites in light of the pooling restrictions set out by Regulation 123 of the CIL Regulations, it is anticipated that changes to the pooling restrictions in the future as proposed in the Supporting housing delivery through development contribution consultation will assist with the council's approach.	timetable given for the changes to the CIL Regulations. Therefore, reference to the removal of Regulation 123 is premature.
15	Paragraph 5.6	consultation document	This is no longer a consultation document.
16	Paragraph 5.7	This includes the preparation of funding gap updates. In particular, the evidence will need to take account of local infrastructure requirements as the council moves forward with the preparation of the Non-Strategic Sites DPD (the NSS). It is anticipated that most infrastructure needs will be secured on-site via S106 but cumulative/strategic infrastructure projects will require CIL funding.	Further work is required to assess the infrastructure requirements arising from the NSS DPD. It is considered more appropriate to set out the relationship between CIL and S106 alongside the Reg. 123 list in Appendix 2.
17	Table 5.1	Update the "Social and Leisure" and "Totals" row in accordance with the Infrastructure Funding Gap Update April 2019	To ensure Table 5.1 is accurate, correct and aligns with the infrastructure evidence.
18	Paragraph 6.8	Table 2 Table 6.1	To ensure reference within the document is correct.
19	Paragraph 6.8	(north and south of the A259). It must be made clear that the Built Up Area	For reasons of clarity that the charging zones are set and should

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		Boundary (BUAB) lines on the ALP Policies Maps have been used as a guide for delineating between the urban and rural zones. In cases where the BUAB is extended, to incorporate Neighbourhood Plan allocations for example, in accordance with paragraph 7.2.8, the charging zone boundary will not be changed.	not be treated as per the BUAB policy.
20	Table 7.1	Residential*[1] Older People's Housing Sheltered Housing and Extracare Housing [2] Supermarkets and Retail Warehouse [3]	To allow for the addition of notes to sit alongside these development types for reason of clarification.
21	Between Para 7.3 and 7.4	[1] Residential does not include residential institutions including purpose built student accommodation	To clarify definition of residential. This will have consequential impacts on paragraph numbering and in response to DCS2014
22	Para. 7.4	[2]	To clarify the definition in relation to Table 7.1 and in response to representation DCS201921
23	Paras 7.5 and 7.6	Merge both paragraphs and start paragraph with [3]	To clarify the definition in relation to Table 7.1 and in response to representation DCS201920
24	Para. 8.1	The following instalments policy is suggested in the report and presented below for comment: In accordance with Regulation 69B of the CIL Regulations 2010 (as amended), the council will implement the instalments policy below which will allow persons	For clarification purposes.

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		liable to pay CIL by instalments. This policy will take effect on the same date that the Charging Schedule takes effect in accordance with Regulation 28 of the CIL Regulations 2010.	
25	Table 8.1	Three equal instalments Four equal instalments Five equal instalments	For clarification purposes.
26	Following Appendix 1	Add Appendix 2 – Infrastructure List (as required under Reg. 123 of CIL Regulations 2010).	For clarification purposes and in response to DCS201922