



**Community Infrastructure Levy (CIL) Non-Parish Funding
Local Infrastructure Schedule, Project Assessment and Proposed
Funding Allocations**

December 2021

Contents

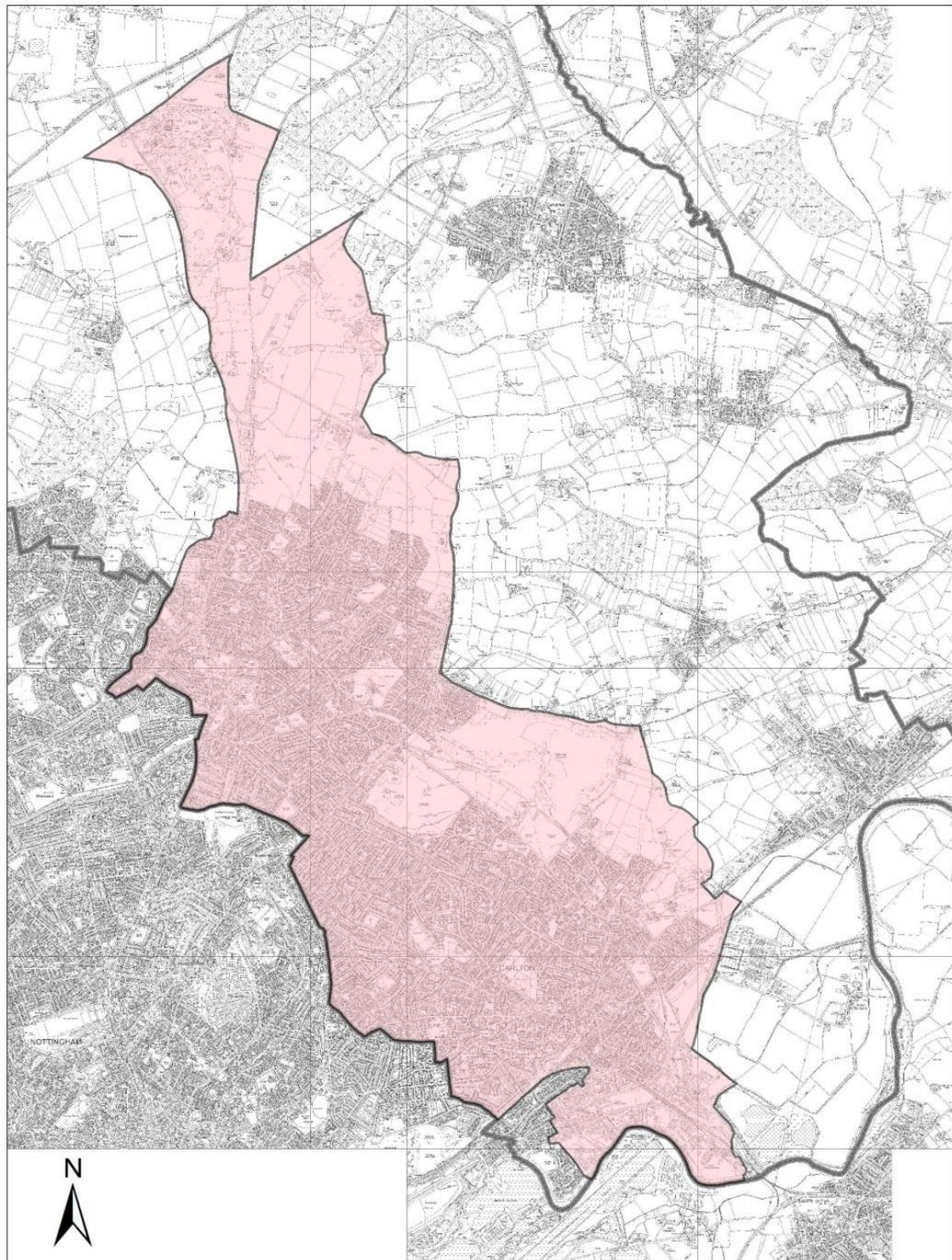
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1. Background

- 1.1. The Planning Act 2008 introduced the Community Infrastructure Levy (“CIL”) as a tool for local authorities in England and Wales to help deliver infrastructure to support the development of their area. CIL came into force on 6 April 2010 through the Community Infrastructure Levy Regulations 2010.
- 1.2. Gedling Borough Council introduced CIL in October 2015. Following an independent examination in March 2015 and approval at full council on 15 July that year, the Gedling Borough Council Community Infrastructure Levy Charging Schedule was adopted on the 16th October 2015. Gedling Borough Council is the charging authority for the borough of Gedling.
- 1.3. Regulation 59A of the Community Infrastructure Levy Regulations 2010 (as amended) (“the 2010 Regulations”) places a duty on charging authorities to allocate at least 15% (up to a cap of £100 per existing council tax dwelling) of CIL receipts to spend on priorities that should be agreed with the local community in areas where development is taking place. This is known as the neighbourhood portion.
- 1.4. Where the chargeable development takes place in an area where there is no parish council, the charging authority retains the levy receipts but must spend the neighbourhood portion on, or to support, infrastructure in the area where the chargeable development takes places. This should be done in consultation with the local neighbourhood.
- 1.5. The extent of the parishes however does not cover the majority of the urban area of Gedling Borough (with the exception of Colwick). This creates a gap in the coverage for the neighbourhood portion in the Borough where there are no parishes or town councils to oversee its expenditure.
- 1.6. The non-parish areas of Gedling Borough as shown in Figure 1 cover the following Wards:

- Calverton (part)
- Carlton Hill
- Colwick (part)
- Daybrook
- Gedling
- Phoenix
- Porchester
- Trent Valley (part)
- Carlton
- Cavendish
- Coppice
- Ernehale
- Netherfield
- Plains
- Redhill
- Woodthorpe

Figure 1. The Non-Parish Area of Gedling Borough



Gedling  Civic Centre, Amot Hill Park, Arnold,
Nottinghamshire, NG5 8LU

Non-Parish Area

 Non-Parish Area
 Borough Boundary

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- 1.7. Regulation 59F of the 2010 Regulations states that where no parish or town council exists the charging authority may use the neighbourhood portion of CIL, or cause it to be used, to support the development of the relevant area by funding:-
- a) The provision, improvement, replacement, operation or maintenance of infrastructure; or
 - b) Anything else that is concerned with addressing the demands that development places on an area.
- 1.8. The 'relevant area' is defined by Regulation 59F (1)(4) as that part of the charging authorities area that is not within the area of a parish or town council.
- 1.9. The Community Infrastructure Levy Guidance ("the Guidance") published on 12 June 2014 makes it clear that the charging authority should engage with the local communities where the development has taken place and agree with them how best to spend the neighbourhood funding. The Guidance also emphasises the importance of the neighbourhood portion being used to deliver the infrastructure needs of the area in which the chargeable development has taken place.
- 1.10. The Guidance states that "charging authorities should set out clearly and transparently their approach to engaging with neighbourhoods".
- 1.11. A guidance note dated March 2015 prepared by the Council titled 'CIL and the Neighbourhood Portion in Non-Parish Areas' detailed how the Council would:-
1. Consult with the local community over how the neighbourhood portion of CIL receipts will be spent in non-parish areas.
 2. Decide which infrastructure projects will benefit from funding from the neighbourhood portion of CIL receipts in non-parish areas.

- 1.12. The Guidance Note creates a process that invites the local community, groups and organisations to identify and have their say on appropriate projects for expenditure of the neighbourhood portion of CIL receipts. Groups, organisations and individuals can nominate potential infrastructure projects throughout the year using our online form; nominations can be submitted throughout the year.
- 1.13. This Assessment Document has been prepared and is structured to present the following information in accordance with the Councils CIL Guidance Note:
- CIL Receipts (What Non-Parish Neighbourhood Funding has been collected)
 - Local Infrastructure Schedule (A List of potential infrastructure projects that have been submitted for consideration)
 - Project Assessment (An assessment of all projects submitted detailing their suitability for funding)
 - Project Recommendations (Recommendation of which infrastructure projects (if any) should be funded via the CIL Neighbourhood Funding)
 - Further Projects (Opportunity for projects to submitted for consideration next year)
 - Information on how the public consultation will be undertaken.

2. CIL Non-Parish Neighbourhood Portion Receipts

- 2.1. In order to make appropriate awards of CIL Neighbourhood Funding in Non-Parish areas of the Borough there is a need to accurately report on Non-Parish CIL Receipts which are currently held by Gedling Borough Council.
- 2.2. 2017/2018 was the first financial year in which CIL Neighbourhood Funding in the non-parish area of Gedling was awarded. Since this time, a total of £236,500 has been awarded to suitable infrastructure projects within the Non Parish Area of Gedling.

- £3,500.00 award to Lighting at Cinderpath scheme in Netherfield,
- £100,000.00 award to Car Park Extension at Gedling Country Park,
- £40,000.00 award to Changing Room Facilities at Lambley Lane Recreation Ground,
- £50,000.00 award to Green Lung Corridor at Mapperley / Gedling, and
- £43,000.00 award to Arnold Marketplace development in Arnold Town Centre.

2.3. At the end of the last financial year 2020/21 (31st March 2021) the amount of unallocated CIL Receipts for the Non-Parish Neighbourhood proportion stood at £5,097.11.

2.4. Since this time, additional CIL receipts have been collected and, as of the 23rd November 2021, the Non-Parish Neighbourhood proportion stands at £86,863.05.

2.5. It should also be noted that additional CIL receipts are likely to be collected upon the commencement of other CIL liable planning permissions before a final decision on which projects, if any, are successful.

2.6. The table below sets out the portion of CIL Receipts for the Non-Parish Neighbourhood Funding which have been collected across the Non-Parish area to date.

Table 1. CIL Non-Parish Portion Receipts by Ward as of 23rd November 2021

| Area (Ward) | Collected |
|--|--------------------|
| Coppice | £64,835.81 |
| Daybrook | £1,978.59 |
| Ernehale | £9,980.86 |
| Gedling | £206,836.53 |
| Mapperley Plains | £1,858.10 |
| Netherfield | £7,260.12 |
| Phoenix | £951.61 |
| Porchester | £3,866.29 |
| Trent Valley | £21,283.38 |
| Woodthorpe | £4,511.76 |
| Total Non-Parish Collection | £323,363.05 |
| 2017/2018 Allocations | £3,500 |
| 2018/2019 Allocations | £140,000.00 |
| 2019/2020 | £93,000.00 |
| Remaining Non-Parish Neighbourhood Holdings | £86,863.05 |

2.7. In accordance with the produced guidance note, the Council will prioritise expenditure of the neighbourhood portion of CIL receipts in non-parish areas as set out in the following table:

Table 2: Approach to Expenditure of CIL Neighbourhood Portion in Non-Parish Areas

| Priority | Type of Infrastructure Project and Location |
|-----------------|---|
| 1 | Infrastructure projects (including Infrastructure Funding Statement projects) in the ward where the chargeable development has occurred. |
| 2 | Infrastructure projects (including Infrastructure Funding Statement projects) in the non-parish are of Gedling which meet or support the development needs of the area where the chargeable development has occurred. |
| 3 | Pool the neighbourhood portion of the CIL receipt for the following year where no suitable infrastructure projects 1 and 2 above have been identified. |

3. Local Infrastructure Schedule

3.1. In order to identify appropriate infrastructure projects for part funding/funding via CIL Non-Parish Neighbourhood Funding a nomination process was opened and continues to be open.

3.2. A list of nominated projects has been created that forms a Local Infrastructure Schedule for the non-parish area of Gedling. A summarised list of nominated projects is highlighted below in Table 3.

Table 3: Local Infrastructure Schedule (Summary Table)

| Project | Nominator/Proposer | CIL Monies Required |
|---|---------------------------|----------------------------|
| Footpath extension at Willow Park, Gedling | Cllr Jenny Hollingsworth | £25,000 |
| Internal works and alterations at Netherfield Forum Children, Young People and Families Hub | Netherfield Forum LTD | £55,760 |

3.3. All projects submitted have been formally assessed and a recommendation has been made as to each project's current suitability for funding. The assessment is based upon information submitted as part of the nomination process. The focus of projects should be that they accord with Regulation 59F of the 2010 Regulations. Other determining factors which shall be considered included:-

- How does the project meet a need created by new development?
- Timeframe for delivery?
- Is match funding available?
- How infrastructure project will be maintained once completed?

4. Project Assessments

4.1. An assessment of each submitted project has been prepared, each assessment must be accompanied with the following information;-

- Reference Number;
- Description of the project;
- Location;
- Lead agency;
- How it meets the need created by new development,;
- Whether CIL Funding is required to deliver the projects;
- Total cost of projects;
- How much CIL monies are required;
- Is match funding available;
- Timeframe for delivery;
- How the project will be maintained once completed; and
- An assessment of the project suitability for CIL Neighbourhood Funding.

4.2. Two projects have been submitted for consideration. The assessments for each project follows.

Project Assessments

| | |
|---|--|
| Project Reference: LIS0001 | Project Name: Footpath extension at Willow Park, Gedling |
| Project Description: This proposal seeks to improve access to the Willow Park green space and surrounding area in Gedling Ward with the creation of a 'surfaced' path extension linking Willow Lane via Willow Park with Jessops Lane to create a 'Green Walking route' for local residents to enjoy. The Green Corridor walking route will improve connectivity between nearby housing areas and Willow Farm Primary School and beyond. | |
| Location: Willow Park, Jessops Lane, Gedling | |
|  <p>The map displays the Willow Park area in Gedling. A central green area is labeled 'Willow Park Open Space'. A black line indicates the 'Existing Path [Black]' which runs from Jessops Ln, through Shekinah Shur Ministries, and towards Willow Park. A red line indicates the 'Proposed New Length of Path [Red]' which extends from the existing path, through Willow Park, and towards Willow Ln. Other streets shown include Lorimer Ave, Field Ct, Willow Ln, Oak Ln, Alma Ct, Green's Farm Ln, and Yew Tree Ln. Landmarks include 'World of Motorcycles Motor scooter dealer' and 'Willow Farm Primary'.</p> | |
| Lead Agency: Gedling Borough Council – Parks Department | |
| How does the project meet a need created by new development: | |

The project will provide a surfaced path at Willow Park, a neighbouring park in Gedling, it will also be in the locality of the previously approved Green Lung Project thus further improving walking opportunities in the area.

It will better serve the area by allowing safe access for all members of the community into and out of the whole of the Green Space area. The footpath will be DDA compliant, i.e. 1.2m wide to accommodate wheelchair users and pushchairs, and will be constructed of a non-slip surface.

It meets the council's main priorities in the Gedling Plan, which are to create healthier lifestyles for residents while creating a more sustainable environment by improving connectivity and access to Green Space. Accessible to all, it will benefit residents from adjacent housing developments in the area who want to enjoy a walk and access the park without the need for transport.

Total cost of project:

£25,000

How much CIL Neighbourhood Funding is required:

£25,000

Is match funding available:

No

Timeframe for delivery of project:

2022

How will the project be maintained once completed:

Gedling Borough Council – Parks and Street Care

Assessment of project:

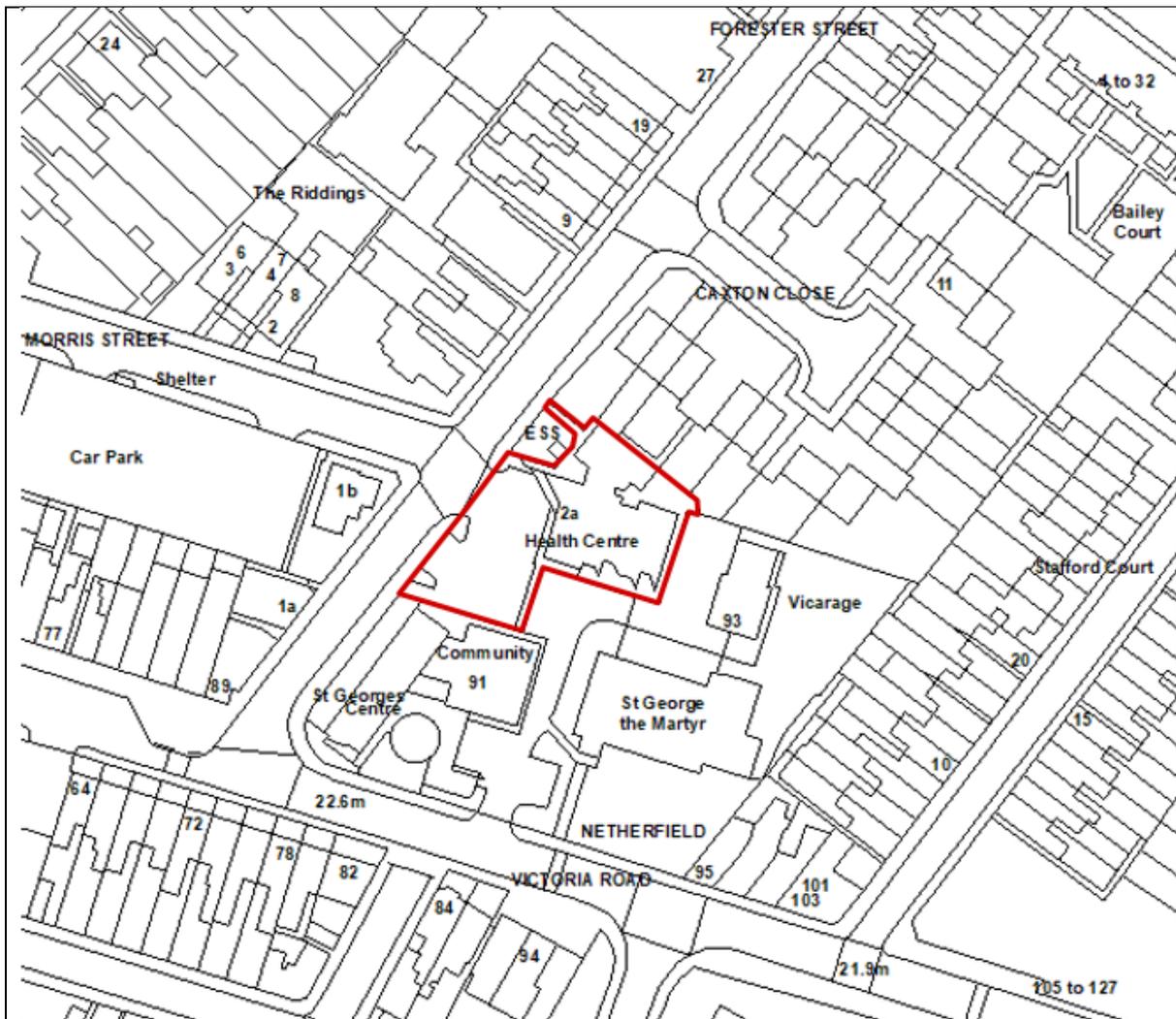
This nominated project is compliant with Regulation 59F of the 2010 Regulations and is located in a ward which has generated a large number of CIL Receipts from local development.

This project would improve connectivity to an existing area of Green Space, increasing the attractiveness of the park and provide a more suitable walking surface for local residents as opposed to the current grass surface which is worn and can be inaccessible after periods of heavy rain.

Willow Park is situated within 1km of the Chase Farm development and as such is considered to be appropriately located to meet the requirements for CIL funding. As such I consider this proposal suitable for CIL Non-Parish Neighbourhood Funding awards.

Recommendation: Shortlist for Non-Parish Neighbourhood Funding of up to £25,000 award.

| | |
|---|---|
| <p>Project Reference: LIS0002</p> | <p>Project Name: Internal works and alterations at Netherfield Forum Children, Young People and Families Hub</p> |
| <p>Project Description: The Forum is a local community group who operate from a purposed built and community owned property adjacent to the old surgery, allowing for better daily management and overspill to and from each centre.</p> <p>The trustees are keen to refurbish the existing building (formally the Old Trentside Medical centre) which they feel is feasible and achievable. This will cost less and help reduce the carbon footprint of a total demolish and rebuild. The Forum is a local community group which has built, owned and provided essential community services to the Netherfield community from the St Georges Centre for 20 years.</p> <p>We are working closely with Gedling Borough Council for 'change of use' to the building and for internal works to take place which in turn will allow for two large halls to be made available for the groups.</p> <p>The building has an extension to the right whereby knocking the consulting rooms into one will give over 98msq of usable floorspace. The other space, which will again be approximately of similar size requires an existing vertical steel changing to horizontal in what will be a further hall. This beam needs changing to comply with Health and Safety and to prevent the risk of injury to occupiers.</p> | |
| <p>Location: Site at Netherfield Medical Centre, Forester Street, Netherfield.</p> | |



Lead Agency:

Netherfield Forum LTD

How does the project meet a need created by new development:

With the expansion of Teal Close development the footfall will bring more families into the Netherfield area, especially via Emery's Road and Chandos Street which will bring more opportunities to the area.

The Forum want to be prepared in advance to make space available for children, young people and families to access a brighter Youth Centre for all to use.

Young people travel from all areas to use the current facilities. We are looking at options to encourage use of bikes by providing secure bike stores along with other ideas which the young people are working on such as solar panels to generate their own energy for the building. The older groups are currently researching and putting together a project proposal.

The Forum are currently experiencing an increase in demand and a request for more physical activities. Through telephone and email enquiries we know there are tutors / organisations looking to run classes for all age groups. The main requests are for use of larger spaces.

As our centres are opening up we are experiencing more interest from the new dwellings on Teal Close via enquirers into the current activities we have on offer. By more new people using the centres this will in turn help the local businesses to thrive which is essential. With new customers coming to Netherfield and using the services on offer this will be achievable.

Total cost of project:

£55,760

How much CIL Neighbourhood Funding is required:

£55,760

Is match funding available:

This submission seeks a contribution to be used alongside the Forums own fundraising efforts. Discussions are being held with various stakeholders regarding additional sources of funding for Bike Stores and other pieces of infrastructure.

Timeframe for delivery of project:

Spring 2022

How will the project be maintained once completed:

Netherfield Forum LTD.

Assessment of project:

I am satisfied that the proposed development would comply with Regulation 59F of the 2010 Regulations as it would help to improve and enhance an existing community centre following an increase in residential housing (namely Teal Close) within the locality.

This project was also submitted on the LIS as part of the last rotation of nominations, however, at that time the site was still not under the ownership of the Forum. As such it was not considered appropriate at the time to further the nomination as it was not clear how any CIL monies would be utilised in the development.

The Forum secured the purchase of the Old Trentside Medical Centre on the 1st April 2021 and have since submitted a Planning Application for the "Change of use from Doctors' Surgery to a Youth Centre for children, young people & families including associated office and storage space and internal alterations" (App Ref: 2021/0709) which was granted Conditional Permission on the 02nd September 2021.

An acceptable Schedule of Works and Pricing List have been submitted in support of the nomination. In light of the above I would recommended that this project is also suitable for shortlisting of the Non-Parish Neighbourhood Funding awards.

Recommendation: Shortlist for Non-Parish Neighbourhood Funding of up to £55,760 award.

- 4.3. Having assessed each project nominated for 20/21 it is my recommendation that both LIS0001 “Footpath extension at Willow Park, Gedling” and LIS0002 “Internal works and alterations at Netherfield Forum Children, Young People and Families Hub” would be suitable for CIL Non-Parish Neighbourhood Funding awards. These two projects are considered to be appropriate and accord with Regulation 59F of the 2010 Regulations and the Council’s own guidance.

5. Recommendations

- 5.1. Following the assessments of the submitted infrastructure projects I recommend that the following projects are shortlisted:

- 1) **LIS0001 “Footpath extension at Willow Park, Gedling”** Shortlist for Non-Parish Neighbourhood Funding of up to £25,000 award.
- 2) **LIS0002 “Internal works and alterations at Netherfield Forum Children, Young People and Families Hub”** Shortlist for Non-Parish Neighbourhood Funding of up to £55,760 award.

- 5.2. The recommendations proposed for CIL Neighbourhood Funding will be subject to a four week public consultation. Any representations received during this consultation will be taken into account and a final recommendation be presented to Cabinet in Spring 2022.

6. Further Projects

- 6.1. The opportunity to submit a potential infrastructure project in the Non-Parish area of Gedling is continually open. Councillors, officers, organisations, individuals and groups can nominate infrastructure projects for funding throughout the year by visiting the Gedling Borough Council website at <http://www.gedling.gov.uk/noparishcilneighbourhoodfunding/>. The submitted projects will form a Local Infrastructure Schedule which will be available to view publically on the Council’s website at the same link.

6.2. As part of the nomination process the nominating person or group will need to supply the following information along with any other supporting information.

| | |
|--|---|
| <ul style="list-style-type: none"> • Project Name | <ul style="list-style-type: none"> • Project Description |
| <ul style="list-style-type: none"> • Location (Plan) | <ul style="list-style-type: none"> • Ward |
| <ul style="list-style-type: none"> • Individual/Group submitting the nomination | <ul style="list-style-type: none"> • Lead Agency |
| <ul style="list-style-type: none"> • How does the project meet a need created by new development? | <ul style="list-style-type: none"> • Is funding through CIL required to deliver project? |
| <ul style="list-style-type: none"> • Total cost of the project? How much funding through CIL is required? | <ul style="list-style-type: none"> • Is match funding available? |
| <ul style="list-style-type: none"> • Timeframe for delivery of the project? | <ul style="list-style-type: none"> • How will the infrastructure project be maintained once completed? |

7. Consultation

7.1. A four week consultation will be held with the public, stakeholders and Ward Councillors in areas where CIL receipts are collected from chargeable developments within the non-parish area. The public consultation will commence in January 2022 to obtain views on the shortlisted projects eligible for the funding from the neighbourhood portion of CIL receipts.

7.2. It is proposed that the four week consultation will be from Monday 10th January 2022 to Monday 7th February 2022.

7.3. The consultation will include a posting on the Keep Me Posted newsletter, the Community Initiatives page on Gedling's Community and Voluntary E-Newsletter as well as direct consultation with Residential Organisation Groups throughout the borough. A link to the consultation will also be publicised on the Council's dedicated CIL Neighbourhood Funding webpage <http://www.gedling.gov.uk/noparishcilneighbourhoodfunding/> where interested parties can submit comments or representations.

7.4. The consultation will seek the following views:

1. **Do you agree with the projects selected for CIL Neighbourhood Funding in the Non-Parish Areas of Gedling?** *(Consider justification provided in assessments and how project meets the criteria in Regulation 59F of the CIL Regulations 2010, as amended)*
2. **Are there any other projects on the Local Infrastructure Schedule that have been considered that you think should have been allocated funding?** *(Consider justification provided in assessments and how project meets the criteria in Regulation 59F of the CIL Regulations 2010, as amended)*

If you can suggest any other infrastructure schemes that you consider could be included on the Infrastructure Delivery Schedule for assessment for 2021/22, please submit a nomination via <http://www.gedling.gov.uk/noparishcilneighbourhoodfunding/>

7.5. Following the consultation period all comments and representations received will be considered by Council's officers who will prepare a final report identifying the schemes selected for funding. The report will then seek final approval from Cabinet to allocate the CIL Neighbourhood Funding awards to the relevant projects.

8. Contact

8.1. If you require any further information regarding the CIL or Neighbourhood Fund please contact the CIL Officer on 0115 901 3731 or e-mail CIL@gedling.gov.uk.