

Annual Infrastructure Funding Statement



Community Infrastructure Levy

and

Section 106 Planning Obligations

Developer Contributions

Reported Year:

01 April 2021 to 31 March 2022

December 2022

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1. Planning and Funding the Borough's Infrastructure

- 1.1 The term “Infrastructure” refers to the physical facilities and services needed for the borough and its communities to function successfully. This includes roads, cycleways and footways, power and water supplies, digital infrastructure, schools, and medical centres, which support the borough and its development. Infrastructure is generally provided and funded by public sector funding and by contributions from developments in the borough.
- 1.2 In preparing the borough's Local Development Plan, the Council has worked with infrastructure providers in the area and has produced a list of infrastructure projects required to support the planned development in the borough to 2027. The list is provided as Annex 6 “Infrastructure Schedule” of part 2 of the Council's development plan, the Development Management Plan (DMP). As noted in the Infrastructure Schedule, these infrastructure projects will support and mitigate the cumulative impacts of development or the development of specific allocated sites. The Infrastructure Schedule is arranged by Infrastructure type, it is also colour coded by geographic area. It sets out the amount and source of funding where known, including Community Infrastructure Levy (CIL) and Section 106 planning obligations for specific infrastructure projects. The DMP's Infrastructure Schedule can be viewed in the [DMP](#) on the Council's website.
- 1.3 “Reigate & Banstead 2025: Our Five Year Plan” includes the Council's objectives for infrastructure provision and improvements in the borough. The plan outlines how the Council will collect Section 106 planning obligations and CIL contributions and spend them on infrastructure to support new development, whilst engaging with infrastructure providers to help deliver the Council's objectives. You can view the Council's [Five Year Plan](#) on the Council's website.

2. Developer Contributions

- 2.1 Developer contributions, whether in the form of the Community Infrastructure Levy (CIL) payments or Section 106 planning obligations, are required from most developments. These are registered as a Land Charge on the site. Once fully discharged that Land Charge is generally removed. Developers must pay the CIL soon after starting their developments, whilst planning obligations are payable at the times and triggers set out in the obligation for that specific development. These developer contributions are used by the Council where funding, or the provision of infrastructure is required, and other projects that mitigate either the individual impact of a development, or the cumulative impact, or to support the area's development.
- 2.2 Further information on when and how the Council requires developer contributions and how these are secured is set out in its [“Developer Contributions” Supplementary Planning Document \(SPD\)](#), April 2016 which you can view on the Council's website. Note that the SPD refers to the 2016 Affordable Housing SPD, which has been replaced by the 2020 Affordable Housing SPD.
- 2.3 In general, **Section 106 planning obligations** (entered into under the Town and Country Planning Act 1990 as amended) and S278 Highways Agreements are used to mitigate harm and or to secure benefits from individual planning application schemes.
- 2.4 The **Community Infrastructure Levy (CIL)** is a tariff-based system, charged on additional new floorspace built, and is used mitigate the cumulative impacts of development, which cannot be addressed through a Section 106 planning obligation.
- 2.5 Reigate & Banstead Borough Council (the Council) approved its CIL charging rates and supporting policies in February 2016, and started charging CIL from 1 April 2016. The Council adopted a range of CIL rates across different areas of the borough for new homes created, and a single rate for convenience retail stores such as supermarkets.
- 2.6 The Council collects the Section 106 planning obligations and CIL developer contributions and holds these funds separately. The Section 106 planning obligation funding is generally linked to a specific development, with instructions on who, when and where the funding must be spent.
- 2.7 Once paid, the CIL contributions are not linked to a specific development, (but are pooled into three elements “**Strategic**” CIL (80%), “**Local**” CIL (15%), and “**CIL administration**” (up to 5% collected each year). An exception to this is retention of the geographic link for the Local CIL portion, which is retained for spending within the area in which the development that generated it is located.
- 2.8 The Council must spend (or pass to others to spend) the **Strategic portion** of the CIL on “infrastructure” to support development of the area. For the purpose of CIL,

“infrastructure”, includes open spaces, road and transport facilities, schools and other educational facilities, flood defences, sporting and recreational facilities, and medical facilities. CIL guidance advises that infrastructure also includes cultural and sports facilities, district heating schemes, police stations and other community safety facilities.

- 2.9 The Council’s first **Strategic Infrastructure Programme (SIP)** for 2017-22 was agreed by the Executive in July 2017. The SIP lists the projects that the Council has agreed to support with its “strategic” CIL funding during this period. Inclusion in the SIP is not a formal commitment by the Council to fund that project. Release of Strategic CIL funding for agreed SIP projects is made when a project is at a suitable stage in its planning and delivery, and where other match funding required is available, amongst other measures. Projects funded from the strategic CIL portion are referenced with the pre-fix “SIP-“.
- 2.10 Five per cent of all CIL funds generated in the borough each year comprise the “**administrative” CIL portion**, which can be used to cover the costs of administering the CIL. Any of the “administrative” portion unspent at the end of each year is transferred to the “Strategic” CIL portion.
- 2.11 The remaining 15% of CIL collected is used to support the local area within which the development generating the CIL is located. Within Reigate & Banstead Borough, the 15% CIL income from the Local Council areas of Salfords and Sidlow Parish and Horley Town are passed to the relevant civil parish for them to spend within 5 years.
- 2.12 Since 2019, Local CIL spending outside of the two “Local Council” areas in the borough has been operated on a system of four Local CIL Spending Areas which cover the parts of the borough which do not have a Town or Parish Council.
- 2.13 This “**Local” CIL portion** retained by the Council can be spent on a wider range of projects than the strategic CIL (which must be spent on infrastructure), provided the project “supports the development of the area” by funding either the provision, improvement, replacement, operation or maintenance of infrastructure; or anything else that addresses the demands that development places on an area.”
- 2.14 Projects funded by the Council from the local CIL portion within the four Local CIL Spending Areas have references pre-fixed with “NW or NE or CW or CE” depending on their location in the borough and where that Local CIL funding was generated. **Section 1** includes more information on the allocation of Local CIL funding through the system of four area spending panels, including a map of these Local CIL Spending Areas.
- 2.15 As shown in **Table 1** below, CIL receipts collected by the Council over the first few years of its operation were limited as most approved developments starting construction in those years had been approved before April 2016 when the Council started changing CIL.

2.16 The first five CIL years were 1 April 2016 - 31 March 2017; 1 April 2017 - 31 March 2018; 1 April 2018 - 31 March 2019; 1 April 2019 – 31 March 2020; 1 April 2020 – 31 March 2021. This Statement concerns the sixth CIL charging year (2021 to 2022). We are currently three-quarters through the seventh CIL charging year (which started 1 April 2022).

Table 1: Community Infrastructure Levy (CIL) collected since 1 April 2016

Year (1 April – 31 March)	Amount of CIL funding collected
2016 to 17	£ 187,561.37
2017 to18	£ 965,418.45
2018 to 19	£ 2,230,662.70
2019 to 20	£ 3,466,176.19
2020 to21	£ 2,068,955.98
2021 to 22 (The reported year)	£ 2,993,352.93
Total CIL collected 1 April 2016 – 31 March 2021	£ 11,912,127.62

2.17 This is the Council's third Annual Infrastructure Funding Statement (AIFS), the first three years of CIL operation was reported in the Council 's Annual Monitoring Report, as was required at the time . This AIFS sets out the CIL and Section 106 planning obligations collected, allocated and spent over the last financial year (2021 to 2022). Throughout this Statement, this is referred to as the "reported year", as set out in the relevant CIL regulations. The Community Infrastructure Levy Regulations 2010 (as amended) require the Council to publish its AIFS online annually before the end of each December.

2.18 The Council intends this Infrastructure Funding Statement to increase transparency of collecting and spending developer contributions. It shows developers how their Section 106 planning obligation and CIL funding has been used to mitigate the cumulative impacts of development, and to improve the areas in which development has happened. It also provides local communities with information of how the Council is using developer funding to improve the borough and support its development.

- 2.19 The Council's CIL webpages set out the administrative procedure for developers or landowners to assume liability and to pay the CIL. The Council's website also provides information on the process for applying for CIL funding for an infrastructure or other project to support the area's development. In addition to this AIFS, from time to time the Council publicises its CIL spending to support the borough's development (see Appendix 1). Organisations receiving CIL to fund or contribute to their projects sometimes also publicise their projects on their own websites or on social media, for example, <https://tattenhamprestonresidents.org.uk/lonesome-ponds-upgrade/>.
- 2.20 For more detailed information about the Council's processes for collecting, allocating and spending the Community Infrastructure Levy (Local, Strategic, and Administrative elements) please refer to the following Executive committee reports, which can be accessed using the links in **Table 2** below.

Table 2: List of CIL Committee Reports

Date	Committee report with weblink	Issues covered
22 July 2021	Executive Committee Item 17 "Community Infrastructure Levy (CIL) Spending Update"	Provided updates on progress of the delivery of projects in the Strategic Infrastructure Programme (SIP) 2017-22, and the timetable and arrangements for preparing a new 5-year SIP for 2023-27. It also provided an update on spending Local CIL funding since the introduction of Local CIL Area Spending Advisory Panels in 2019.
19 July 2018	Executive Committee Item 6 "Community Infrastructure Levy Spending Update"	Set out the approach to the allocation and spending of the Local CIL fund, and provided an update on the delivery of the Strategic Infrastructure Programme (SIP) 2017-22 projects, as well as index-linking the amounts offered for each SIP project
13 July 2017	Executive Committee Item 5 "Community Infrastructure Levy Infrastructure Programme 2017 – 22"	Set out the Council's 5-year programme of Strategic Infrastructure Programme (SIP) of CIL projects, and summarised the assessment criteria and process

7 January 2016	Executive Committee Item 5 <u>“Community Infrastructure Levy: Approval and Implementation Report”</u>	Recommended approval of the Council’s CIL Charging Schedule, Instalment Policy and Payment in Kind Policy
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2.21 The following sections of the AIFS are set out as required by the CIL Regulations 2010 (as amended) and follow the same sequencing of sections as set out in those Regulations. It is necessarily a snapshot in time of the position on 31 March 2022 and the preceding 12 months.

3. The Infrastructure List

- 3.1 The Infrastructure List below sets out the types of infrastructure, or infrastructure projects, which the Council intends to fund (wholly or partially) using the strategic CIL funding (excluding the Local portion which the Council retains to spend in the relevant areas in which it is generated). The infrastructure list is required by regulation 121A (1)(a) of the CIL Regulations 2010 (as amended). The Infrastructure List dates from the 2020 AIFS, and will be reviewed through future AIFSs, and updated where required.
- 3.2 On publication of the Infrastructure List in the first AIFS in 2020, the Council's Regulation 123 Infrastructure List (April 2016) which was published alongside the CIL Charging Schedule in April 2016, was superseded by the AIFS's Infrastructure List. The CIL Regulations no longer prevent the Council using Section 106 planning obligations for the infrastructure on this Infrastructure List, so the Council may use both planning obligations and CIL funds to support a particular project or type of infrastructure.
- 3.3 The Council's Infrastructure List does not restrict the spending of the "Local" CIL funding portion that is spent by the planning authority (under regulation 59F) or any "local" CIL funding that is returned after five years if unspent or spent not in accordance with the regulations by a "local council", i.e., parish and town councils (under regulation 59E). Nor does inclusion in the list guarantee that the infrastructure type or project will receive any CIL funding.

Infrastructure List

Highways and transport including improvements to:

- The Strategic road network
- The Local road network
- Public transport, including bus shelters and improved services
- "Active transport" Pedestrian and cyclist infrastructure - including segregated cycle and footpath routes, and cycle storage facilities
- Off-street parking including public car parks

Electric car charging points: on- or off-street

Education facilities and infrastructure at:

- Primary schools

- Secondary schools
- Post 16 education (schools and colleges)
- State-funded early years

Healthcare:

- Medical centres and GPs practices buildings
- Acute care including hospitals
- Emergency Services facilities

Community and cultural facilities:

- Community halls or hubs or wellbeing centres
- Scouts and Guides meeting facilities
- Libraries

Digital infrastructure

Security and anti-crime infrastructure including CCTV and street lighting

Public realm improvements, place making and wayfinding or signposting

Leisure centres

Open space, green infrastructure, sports and recreation including:

- Outdoor sport and recreation, including football and other sports pitches
- Improvements to parks and open spaces, including paths, boundary treatment, lighting and security, shelters
- Outdoor gyms
- Children and young people's play and recreation areas
- Pavilion improvements
- Allotments
- Tree planting and forestation

Biodiversity and habitat protection and enhancement

Cemeteries and crematoria

Sustainability and Climate change initiatives

Flood risk reduction schemes

Waste and recycling collection and management facilities

4. Community Infrastructure Levy (CIL) Report

4.1 This part of the Council's Annual Infrastructure Funding Statement sets out the CIL Report required by Part 10A "Reporting and monitoring on CIL and planning obligations" Regulation 121A and Schedule 2 "Matters to be included in the annual infrastructure funding statement.

- a) A "Demand Notice" is sent when developers notify the Council that they have commenced building works, and the Council confirms to them how much CIL they need to pay, and when.

During the reported year (1 April 2021 to 31 March 2022), the total value of demand notices issued was £3,427,498.85.

The total value of the amount from "Liability Notices" (liable floorspace after any relief that has been granted) is £3,412,956.86.

The total value from surcharges imposed due to breaches of the Community Infrastructure Levy Regulations during the Reported Year was £2,500.00 and the total value of the late payment interest accrued was £12,041.99.

- b) The total amount of CIL receipts collected in the reported year was £2,993,352.93
- c) The total amount of CIL receipts collected before the reported year, but which have not been allocated was £3,952,489.10
- d) The total amount of CIL receipts collected before the reported year and allocated in the reported year was £4,422,571.66.
- e) The total CIL spent in the reported year was £809,183.07
- f) The total amount of CIL receipts, whenever collected, which were allocated to projects but not spent during the reported year was £276,904.82.
- g) In relation to the CIL spent in the reported year, a summary of the:
- (i) The items of infrastructure on which CIL (including land payments) has been spent within the reported year, and the amount of CIL spent on each item are listed in **Table 3** in below.
No land payments were received in the reported year.
 - (ii) No CIL was spent in the reported year on repaying money borrowed, including any interest to provide infrastructure.
 - (iii) The amount of CIL spent on administrative expenses in the reported year was £69,708.01, which is 2.33% of the total CIL receipts collected in that year (in accordance with regulation 61).

- 4.2 Local CIL-funded projects in the borough have been delivered by a variety of organisations including Surrey County Council's Highways Team's contractors, the Council's Greenspaces' contractors, and local community organisations such as residents' associations, Scout groups and residents and local amenity groups, a Community Interest Company, and a Community Facility Trust.
- 4.3 Several organisations which had Local CIL funding allocated in this reported year (2021 to 2022) or late in the previous reported year advised the Council that they were not in a position to receive and spend the allocated CIL funding due to delays to delivery of some projects caused by pandemic lockdowns and the consequential impacts on cost and supply of materials leading to some projects requiring new quotes. Some organisations also reported challenges in fundraising in the reported year (2021 to 2022) to maintain their infrastructure due to the pandemic.

Table 3: CIL Spent in the Reported Year

CIL project reference number	Project	Type of project	Amount Spent	Date Spent
SIP-08	<p>Contribution towards a Blue Light Hub, Banstead, incorporating a new Ambulance Make Ready Centre (MRC)</p> <p>The CIL contribution was agreed as a priority project by the Executive in July 2017 and included in the Council's 5-year Strategic Infrastructure Programme (2017-22). It was allocated £250,000, which has been index-linked in accordance with the Executive's resolution July 2018</p>	Emergency Services	£291,083.92	17 September 2021
CW25	To contribute to the replacement of South Park Football Club's (FC) current grass pitch with a modern 3G pitch.	Outdoor sport and recreation	£25,000.00	09 April 2021
CE55	To contribute to the extension and modification to the Cricket Pavilion at The Ring Cricket Pavilion, Horley Road, Redhill to provide modern changing facilities and equipment storage.	Outdoor sport and recreation	£5,000.00	09 April 2021
CE56	To fund the supply and fitting of a ventilation unit at the Citizens Advice Reigate & Banstead, 24 High Street, Redhill	Community facilities	£1,917.60	09 April 2021
CE59	To contribute to the renovation of Redhill FC's community room facility	Community facilities	£29,966.00	04 May 2021
NE56	To fund the repainting of the parking bays in front of the flats at Cedars, Woodmansterne	Parking	£780.00	20 April 2021
NE54	To contribute to the "Level Up" laptop refurbishment programme at Merstham park School	Education	£587.30	20 April 2021

CIL project reference number	Project	Type of project	Amount Spent	Date Spent
CW50	To contribute to the "Level Up" laptop refurbishment programme at Brooklands School; Reigate Priory Community Junior; Reigate College; and Reigate School	Education	£1,000.00	20 April 2021
CE58	To contribute to the "Level Up" laptop refurbishment programme at The Warwick School; East Surrey College; and St Bede's, Redhill	Education	£2,634.46	20 April 2021
NW95	To contribute to the "Level Up" laptop refurbishment programme at Walton on the Hill School; Tadworth Primary; Epsom Downs Primary School; Shawley Community Primary School; and The Beacon School.	Education	£4,228.56	20 April 2021
NW99	To contribute to upgrades around Shawley Community Primary School to improve the security and safety standards of the school: 1. Replacing the internal doors. 2. Improving external site security	School infrastructure	£20,000.00	26 April 2021
NW94	To fund improvements to the north west corner of Burgh Heath by Chetwode Road, including clearing overgrown and dying vegetation and trees; remodelling area by Lonesome Pond to help reduce flooding; creation of 4 metres of all-weather footpath; purchase and installation of five QR post signs and two interpretation notice boards; supply and install two wooden benches	Parks and open spaces	£15,880.00	26 April 2021
NW91	A one-off contribution for the cost of floral displays on Banstead High Street	Public Realm improvements	£2,500.00	26 April 2021

CIL project reference number	Project	Type of project	Amount Spent	Date Spent
NE55	To fund the purchase and installation of a "Lest We Forget" memorial bench at Merstham War Memorial	Community facilities	£1,274.40	26 April 2021
CW04	To fund the installation of drop kerbs at three Cockshot Hill junctions - Cockshott Hill and Vogan Close and Cockshott Hill and Broadhurst Gardens and Old Pottery Close (single dropped kerb on one side of the junction due to there being no pavement on the other side)	Highways	£8,728.81	21 May 2021
NW97	To fund the verge hardening of the currently neglected grassed area at Preston Estate Gateway - Land at the junction of Preston Lane and Merland Rise, Preston	Highways	£7,200.00	03 June 2021
NW91d	A one-off contribution for the cost of floral displays during the year in shopping parades in Tattenham Corner and Preston local shopping areas	Public Realm improvements	£5,000.00	04 June 2021
CW49	To fund the purchase of shade sails to provide shade at Dovers Green School, Rushetts Road, Reigate school field to facilitate outdoor teaching during the summer months.	School infrastructure	£5,345.00	14 December 2020
NW91a	A one-off contribution for the cost of floral displays during the year in shopping parades in Banstead Village ward	Public Realm improvements	£2,500.00	08 July 2021
NE40	To fund the provision of two additional benches with bins between the top of Bletchingley Road, Merstham to the Co-op	Public Realm improvements	£1,970.06	13 July 2021

CIL project reference number	Project	Type of project	Amount Spent	Date Spent
NW98	To fund the surfacing (with tarmac) the footpath through greenspace and wooded area linking Preston Lane and Fleetwood Close, Tadworth	Parks and open spaces	£7,950.00	19 July 2021
CW52	To fund the extension to the Outside Learning Area for year 2 children and purchase and installation of play equipment at Dovers Green School, Rushetts Road, Reigate	School infrastructure	£8,000.00	12 August 2021
NW104	To contribute to the repair of footpath and provision of a seed box for Jubilee Woodland	Parks and open spaces	£3,600.00	13 August 2021
NW105	To fund the laying of a footpath around the pond and 1.2m high chestnut rail fencing around the sloped land on the sloping bank side of Marbles Pond, Tadworth	Parks and open spaces	£5,280.00	13 August 2021
NW10	To fund the renovation works to the lobby, kitchen area, sports hall, and changing rooms, including doors and windows, of the Tattenham Way Recreation Ground Pavilion	Community facilities	£30,000.00	23 August 2021
NW96	To fund the purchase and installation of three new bins at The Mound, Tattenham, to replace the existing bins, in order to accommodate more litter	Parks and open spaces	£1,206.00	26 August 2021
NW19	To contribute to the provision of IT infrastructure and equipment at Kingswood Primary School	Education	£8,000.00	31 August 2021
NE57	To fund the purchase and installation of three new "Welcome to Kingswood" village signs to be installed at the entrances to Kingswood village on Waterhouse Lane, Bonsor Drive, and Outwood	Highways	£1,419.36 and £202.58 and	24 September 2021 and 26 October

CIL project reference number	Project	Type of project	Amount Spent	Date Spent
	Lane, Kingswood		£555.00	2021 and 01 November 2021
NE48	To fund highways verge tree planting in Waterhouse Lane, Kingswood	Highway tree planting	£7,552.80	24 September 2021
CE26	To contribute to improvements to the external appearance of The Garibaldi Public House, 29 Mill Street, Redhill	Community facilities	£12,785.00	30 September 2021
NE38	To fund the replacement of five village entrance signs in Merstham. NOTE: Three signs were replaced during the reported year	Highways	£3,471.22	12 October 2021
CE60	To contribute to half of the additional unforeseen costs charged on the works for Local CIL-funded project CE51 (benches, planters and resurfacing to the community garden) at Kiln Walk, Whitebushes	Public realm	£800.00	13 October 2021
NW11	To fund the replacement of two existing wooden bus shelters on Banstead High Street	Bus stops and shelters	£23,585.00	27 October 2021
NW76	To fund the purchase, installation and commissioning of two 600mm vehicle-activated signs (VAS) to replace the existing old VASs at Epsom Lane North (B290), Epsom Downs	Highways	£8,827.23	02 November 2021
NE60	To contribute to equipment for community celebration events at Netherne-on-the-Hill	Community facilities	£1,560.00	10 November 2021

CIL project reference number	Project	Type of project	Amount Spent	Date Spent
NE59	Re-tiling the roof of Burgh Heath War Memorial Hall, at the corner of Oatlands Road and Brighton Road (A217) Burgh Heath, Tadworth	Community facilities	£22,596.00	18 November 2021
CW45	To contribute to the replacement of existing skate park track with new BMX state of the art pump track and provision of new shelter at Sandcross Lane Skate Park, behind Sovereign Youth Centre, Woodhatch.	Outdoor sport and recreation	£20,000.00	14 December 2021
NW112	To fund the purchase of three recycled plastic benches at Open land at junction of Great Tattenhams and Downland Way	Community facilities	£2,542.00	07 January 2022
CW42	Provision of a defibrillator with 24-hour access in Reigate Town Centre at Bank Chambers, 2 Church Street, Reigate Town Centre	Healthcare infrastructure	£1,762.00	07 January 2022
NW57	Improvements to Nork Park, including additional funding for the pathway resurfacing, installation of picnic benches and tree planting around the community centre, (funded in previous Reporting Years) NOTE: This portion of the project was for further tree planting during the current reported year	Parks and open spaces	£836.16	14 January 2022
CW51	To fund the purchase and installation of a defibrillator in an external location within a secure metal pin coded box for 24 hour access at Woodhatch Community Centre, White Beam Drive, Reigate, RH2 7LS	Healthcare infrastructure	£1,635.00	08 February 2022

CIL project reference number	Project	Type of project	Amount Spent	Date Spent
NE62	Tree Planting in Chipstead and surrounding area: A One tree at Stagbury Avenue green triangle, B . Five trees on the north west side of Outwood Lane (B2032) between Stagbury Avenue and Hazelwood Lane; C. One tree on High Road opposite White Hart car park; D. Two trees on grass verge outside Cladagh, Coulsdon Lane at corner with How Lane and High Road; E. One tree on grass verge in front of Hilbre, Hazelwood Lane at its junction with Outwood Lane; F. Two trees on the grass verge in front of The Bungalow, north-west side of How Lane (RBBC-owned Common Land); G. One tree on the Raven Housing Trust-owned green square at Vincent Close; and H. Two trees on RBBC-owned Common Land north west side of Star Lane opposite St Margaret's Church.	Tree planting	£5,287.00	22 February 2022
NE61(jointly with NW108)	To contribute towards the cost of purchasing a new tractor for countryside management, including maintenance of footpaths, bridleways and permissive rides (tracks of open space in woodland) on Banstead Commons (Banstead Heath, Burgh Heath, Banstead Downs and Park Downs) by the Banstead Common Conservators	Parks and open spaces	£2,360.00	01 March 2022
NW108 (jointly with NE61)	To contribute towards the cost of purchasing a new tractor for countryside management, including	Parks and open spaces	£37,950.00	01 March 2022

CIL project reference number	Project	Type of project	Amount Spent	Date Spent
	maintenance of footpaths, bridleways and permissive rides (tracks of open space in woodland) on Banstead Commons (Banstead Heath, Burgh Heath, Banstead Downs and Park Downs) by the Banstead Common Conservators			
CE01	To fund the purchase and installation of 3 new benches and 2 new bins on Redhill Common	Parks and open spaces	£3,262.25	03 March 2022
CE62	To fund the replacement of wooden fascias and soffits with new UPVC fascias and soffits, and replacement of the guttering with larger gutters, as part of phase 1 of the refurbishment of the 7th Reigate Scout Group headquarters building in Redhill.	Community facilities	£6,312.00	07 March 2022
CE64	To fund the purchase of an entrance sign for Redhill Common	Parks and open spaces	£3,430.00	24 March 2022
NE68	To contribute to the refurbishment of Merstham Cricket Club practice and net area	Outdoor sport and recreation	£21,166.00	25 March 2022
CE63	To contribute towards the improvement of the "Reception" playground, including a multi-sensory climbing feature at Wray Common Primary School, Kendal Close, Reigate RH2 0LR	School infrastructure	£8,500.00	29 March 2022
Total			£695,028.71	1 April 2021– 31 March 2022

Below are photographs of some of the projects that CIL was spent on in the Reported Year (2021 to 22).

Figure 1: NE56 - Painting of parking bays at Cedars, Woodmansterne



Figure 2: NE55 - "Lest We Forget" memorial bench at Merstham War Memorial



Figure 3: CW04 - Drop kerbs at three Cockshot Hill junctions - Cockshott Hill and Vogan Close and Cockshott Hill and Broadhurst Gardens and Old Pottery Close



Figure 4: NE40 – Benches and bins, Bletchingley Road, Merstham



Figure 1: NW104 - Repair of footpath and provision of a seed box for Jubilee Woodland



Figure 2: NW105 - Footpath and fencing at Marbles Pond, Tadworth





Figure 3: NE57 - Three new "Welcome to Kingswood" village signs on Waterhouse Lane, Bonsor Drive, and Outwood Lane, Kingswood



Figure 4: NE48 Verge tree planting in Waterhouse Lane, Kingswood



Figure 5: CE26 – Improvements to the external appearance of The Garibaldi Community Pub Redhill



Figure 10: NE38 – Three village entrance signs in Merstham.



Figure 11: NW11 – Replacement of two wooden bus shelters on Banstead High Street.



Figure 12: NE57 - Re-tiling the roof of Burgh Heath War Memorial Hall



Figure 13: CW45 – BMX pump track and shelter at Sandcross Lane Skate Park, Woodhatch.



Figure 14: CW42 – Defibrillator at Bank Chambers, 2 Church Street, Reigate Town Centre



Figure 15: NE61 and NW108 – New tractor for countryside management on Banstead Commons



Figure 16: CE62 – New UPVC fascias and soffits, replacement of the guttering at the 7th Reigate Scout Group headquarters building in Redhill.



Figure 17: NE68 – Refurbishment of Merstham Cricket Club practice and net area.



- h) The CIL receipts, whenever they were collected, which were allocated but not spent during the reported year, including the items of infrastructure and amount allocated to each item, are listed in **Table 4** below. CIL funding is “allocated” when the Council offers to fund, or contribute to, a project subject to conditions, but has not yet spent or transferred the funding. Local CIL allocations generally take place quarterly, and strategic CIL allocations every 5 years.

Table 4: CIL Allocated but not Spent in the Reported Year

CIL Project reference number	Project	Type of project	Amount of CIL Allocated	Amount of CIL Unspent	Allocation date
NW07	To fund the purchase and installation of outdoor gym equipment at Lady Neville Recreation ground	Outdoor gyms	£27,000.00	£27,000.00	27 July 2021
NW81	Installation of an all-weather country path at Garton Recreation Ground, Garratts Lane, Banstead	Parks and open spaces	£14,921.00	£14,921.00	27 July 2021
NW78a	Tree planting on public land in Banstead Village Ward	Tree planting	£2,000.00	£2,000.00	27 July 2021
NW78b	Tree planting on public land in Lower Kingswood, Tadworth and Walton ward	Tree planting	£2,000.00	£2,000.00	27 July 2021
NW78c	Tree planting on public land in Tattenham Corner and Preston ward	Tree planting	£2,000.00	£2,000.00	27 July 2021
NW78d	Tree planting on public land in Nork ward	Tree planting	£2,000.00	£2,000.00	27 July 2021
NW106	To fund the Purchase and installation of 6 additional benches in Lady Neville Recreation Ground	Parks and open spaces	£4,028.38	£4,028.38	26 October 2021
NW101	To fund the resurfacing existing paths (600m length) in Lady Neville Recreation Ground	Parks and open spaces	£28,500.00	£28,500.00	26 October 2021

CIL Project reference number	Project	Type of project	Amount of CIL Allocated	Amount of CIL Unspent	Allocation date
CE62	To fund the replacement of wooden fascias and soffits with new UPVC fascias and soffits, and replacement of the guttering with larger gutters, as part of phase 1 of the refurbishment of the 7th Reigate Scout Group headquarters building in Redhill. NOTE: Project originally submitted included replacement windows and part of the funding was allocated for this purpose	Community facilities	£15,000.00	£8,688.00	27 October 2021
NW107	To contribute to the surfacing of paths to and through the Park Farm Scout Camp Site with a permeable surface to improve accessibility to all users.	Community facilities	£9,541.01	£12,399.09	04 January 2022
CE66	To fund the provision of a surfaced footpath cycle path between the junction of Princes Road and Asylum Arch Road, to Brambletye Park Road.	Parks and open spaces	£39,292.00	£39,292.00	22 March 2022
NE64	Contribution towards the purchase and installation of two Automatic Number Plate Readers (ANPRs) in the North-East of the Borough	Security and anti-crime	£14,000.00	£14,000.00	22 March 2022
NE65	To fund x3 black gold bins Kingswood Village Parade	Public realm	£2,235.00	£2,235.00	22 March 2022

CIL Project reference number	Project	Type of project	Amount of CIL Allocated	Amount of CIL Unspent	Allocation date
NE66	Contribution towards the purchase of two new picnic benches to be installed at Woodmansterne Recreation ground	Parks and open spaces	£475.00	£475.00	22 March 2022
NW113	To fund the hard surfacing of two informal paths over grassed areas; Path 1 - across grass land between surface car park and Tattenham Crescent and Path 2 - grass area with hard core informal path between Emily Davison Drive and Tattenham Crescent	Active transport	£3,986.00	£3,986.00	29 March 2022
NW114	To contribute towards the cost of emergency repairs, refurbishment, and improvements (including updating electric wiring and repairing roof) to Banstead Cricket Ground pavilion to bring it back into use.	Community facilities	£4,000.00	£4,000.00	29 March 2022
NW115	To contribute towards the purchase and installation of two Automatic Number Plate Readers (ANPRs) in the North-west area	Security and anti-crime	£14,000.00	£14,000.00	29 March 2022
NW116	To fund the provision of additional bins to be located by the new benches at Chucks Meadow, Lady Neville Recreation Ground, Banstead	Parks and open spaces	£5,000.00	£5,000.00	29 March 2022

CIL Project reference number	Project	Type of project	Amount of CIL Allocated	Amount of CIL Unspent	Allocation date
NW117	To fund the creation of a new path along the eastern side of the Bowls Green to connect the Bowls Club to the existing path network at Lady Neville Recreation Ground	Parks and open spaces	£12,800.00	£12,800.00	29 March 2022
NW118	To fund the purchase of a replacement bus shelter for the rotten shelter which recently blew away in a storm on Fir Tree Road (A2022) near its junction with Sycamore Rise, Banstead	Public transport	£13,438.43	£13,438.43	29 March 2022
CW54	To fund creation of sensory play and planting area at Priory Park, Reigate for people with visual impairments	Parks and open spaces	£27,000.00	£27,000.00	29 March 2022
CW55	To fund the provision of an outdoor gym at Woodhatch Park	Outdoor gyms	£30,000.00	£30,000.00	29 March 2022

- i) Within the Borough there are two “local council” areas (i.e., civil parishes), Horley Town Council and Salfords and Sidlow Parish Council area. Twice a year the Borough Council passes 15% of the CIL generated from developments within these areas (their “local” CIL portion) for them to spend on their priorities. Town and Parish Councils are required to publish details of their own spending on their websites.

The amount of CIL that was passed to Horley Town Council (HTC) during the reported year was £44,446.35 (of which £31,267.44 was passed to it on 30 April 2021, and £13,178.91 on 20 September 2021).

The amount of CIL that was passed to Salfords and Sidlow Parish Council in the reporting year was £nil.

j) Local CIL Portion Receipts and Spending

In areas of the Borough that do not have a local town or parish council to pass the 15% of CIL receipts generated to, the Borough Council retains the “local” CIL receipts. In Reigate & Banstead borough, the Borough Council therefore retains all local CIL funds outside of Horley Town Council area and Salfords and Sidlow Parish.

- 4.4 The Borough Council spends this funding (or transfers it to others to spend) on priority infrastructure projects recommended by the local ward councillors in the Local CIL Spending Area Panel in which it was generated. National CIL guidance advises that the use of local CIL funds should match priorities expressed by local communities. The recommendations of the Local CIL Area Panels to fund certain projects are informed by their interaction with residents, businesses, and local groups, as well as through CIL Community Priority Surveys run by the Borough Council.
- 4.5 Each Local CIL project is referenced by the relevant CIL Local Fund Spending Areas, so “NW” for North West Area Panel, “NE” for North East Area Panel, “CW” for Central West Area Panel, and “CE” for Central East Area Panel. Further detail on the operation of these four CIL Local Fund Spending Panels is provided in the July 2021 Executive report (see Table 2 above). A [map of the Panel Spending Areas](#) is available on the Council’s website.
- 4.6 Regulation 59E relates to CIL received by a parish or town council that have not been spent within 5 years of receipt or have been spent but not in accordance with the regulations. During the reported year, the Borough Council received no CIL funds back unspent after 5 years from parish or town councils (under regulation 59E).
- 4.7 Regulation 59F relates to 15% of the CIL (i.e., the local CIL) received by the Borough Council which is collected from developments from areas of the borough which do not have a parish or town council.
- (i) Over the reported year, the CIL receipts collected and retained by the Borough Council to spend in the areas of the Borough that do not have a parish or town

council to pass the funding to, i.e., the “local CIL portion” (under regulation 59F), was £404,556.59.

- (ii) The infrastructure items on which the Borough Council allocated or spent its local CIL funding under regulation 59E during the reported year (from unspent or mis-spent town or parish council areas), of which as advised in paragraph 4.6 was none, and under regulation 59F (in the areas without a parish or town council) during the reported year are listed in **Table 5** below (note that allocations are listed first followed by spending):

Table 5: Local CIL Allocated and Spent by Reigate & Banstead Borough Council in the Reported Year

CIL Project reference number	Local CIL Project	Type of project	Amount Allocated	Date Allocated
NW07	To fund the purchase and installation of outdoor gym equipment at Lady Neville Recreation ground	Outdoor gyms	£27,000.00	27 July 2021
NW81	Installation of an all-weather country path at Garton Recreation Ground, Garratts Lane, Banstead	Parks and open spaces	£14,921.00	27 July 2021
NW78a	Tree planting on public land in Banstead Village Ward	Tree planting	£2,000.00	27 July 2021
NW78b	Tree planting on public land in Lower Kingswood, Tadworth and Walton ward	Tree planting	£2,000.00	27 July 2021
NW78c	Tree planting on public land in Tattenham Corner and Preston ward	Tree planting	£2,000.00	27 July 2021
NW78d	Tree planting on public land in Nork ward	Tree planting	£2,000.00	27 July 2021
NW106	To fund the Purchase and installation of 6 additional benches in Lady Neville Recreation Ground	Parks and open spaces	£4,028.38	26 October 2021
NW101	To fund the resurfacing existing paths (600m length) in Lady Neville Recreation Ground	Parks and open spaces	£28,500.00	26 October 2021
CE62	To fund the replacement of wooden fascias and soffits with new UPVC fascias and soffits, and replacement of the guttering with larger gutters, as part of phase 1	Community facilities	£15,000.00	27 October 2021

CIL Project reference number	Local CIL Project	Type of project	Amount Allocated	Date Allocated
	of the refurbishment of the 7th Reigate Scout Group headquarters building in Redhill. NOTE: Project originally submitted included replacement windows and part of the funding was allocated for this purpose			
NW107	To contribute to the surfacing of paths to and through the Park Farm Scout Camp Site with a permeable surface to improve accessibility to all users.	Community facilities	£9,541.01	04 January 2022
CE66	To fund the provision of a surfaced footpath cycle path between the junction of Princes Road and Asylum Arch Road, to Brambletye Park Road.	Parks and open spaces	£39,292.00	22 March 2022
NE64	Contribution towards the purchase and installation of two Automatic Number Plate Readers (ANPRs) in the North-East of the Borough	Security and anti-crime	£14,000.00	22 March 2022
NE65	To fund x3 black gold bins Kingswood Village Parade	Public realm	£2,235.00	22 March 2022
NE66	Contribution towards the purchase of two new picnic benches to be installed at Woodmansterne Recreation ground	Parks and open spaces	£475.00	22 March 2022
NW113	To fund the hard surfacing of two informal paths over grassed areas; Path 1 - across grass land between surface car park and Tattenham Crescent and Path 2 - grass area with hard core informal path	Active transport	£3,986.00	29 March 2022

CIL Project reference number	Local CIL Project	Type of project	Amount Allocated	Date Allocated
	between Emily Davison Drive and Tattenham Crescent			
NW114	To contribute towards the cost of emergency repairs, refurbishment, and improvements (including updating electric wiring and repairing roof) to Banstead Cricket Ground pavilion to bring it back into use.	Community facilities	£4,000.00	29 March 2022
NW115	To contribute towards the purchase and installation of two Automatic Number Plate Readers (ANPRs) in the North-west area	Security and anti-crime	£14,000.00	29 March 2022
NW116	To fund the provision of additional bins to be located by the new benches at Chucks Meadow, Lady Neville Recreation Ground, Banstead	Parks and open spaces	£5,000.00	29 March 2022
NW117	To fund the creation of a new path along the eastern side of the Bowls Green to connect the Bowls Club to the existing path network at Lady Neville Recreation Ground	Parks and open spaces	£12,800.00	29 March 2022
NW118	To fund the purchase of a replacement bus shelter for the rotten shelter which recently blew away in a storm on Fir Tree Road (A2022) near its junction with Sycamore Rise, Banstead	Public transport	£13,438.43	29 March 2022
CW54	To fund creation of sensory play and planting area at Priory Park, Reigate for people with visual impairments	Parks and open spaces	£27,000.00	29 March 2022
CW55	To fund the provision of an outdoor gym at Woodhatch Park	Outdoor gyms	£30,000.00	29 March 2022

CIL Project reference number	Local CIL Project	Type of project	Amount Spent	Date Spent
CW25	To contribute to the replacement of South Park Football Club's (FC) current grass pitch with a modern 3G pitch.	Outdoor sport and recreation	£25,000.00	09 April 2021
CE55	To contribute to the extension and modification to the Cricket Pavilion at The Ring Cricket Pavilion, Horley Road, Redhill to provide modern changing facilities and equipment storage.	Outdoor sport and recreation	£5,000.00	09 April 2021
CE56	To fund the supply and fitting of a ventilation unit at the Citizens Advice Reigate & Banstead, 24 High Street, Redhill	Community facilities	£1,917.60	09 April 2021
CE59	To contribute to the renovation of Redhill FC's community room facility	Community facilities	£29,966.00	04 May 2021
NE56	To fund the repainting of the parking bays in front of the flats at Cedars, Woodmansterne	Parking	£780.00	20 April 2021
NE54	To contribute to the "Level Up" laptop refurbishment programme at Merstham park School	Education	£587.30	20 April 2021
CW50	To contribute to the "Level Up" laptop refurbishment programme at Brooklands School; Reigate Priory Community Junior; Reigate College; and Reigate School	Education	£1,000.00	20 April 2021

CIL Project reference number	Local CIL Project	Type of project	Amount Spent	Date Spent
CE58	To contribute to the "Level Up" laptop refurbishment programme at The Warwick School; East Surrey College; and St Bede's, Redhill	Education	£2,634.46	20 April 2021
NW95	To contribute to the "Level Up" laptop refurbishment programme at Walton on the Hill School; Tadworth Primary; Epsom Downs Primary School; Shawley Community Primary School; and The Beacon School.	Education	£4,228.56	20 April 2021
NW99	To contribute to upgrades around Shawley Community Primary School to improve the security and safety standards of the school: 1. Replacing the internal doors. 2. Improving external site security	School infrastructure	£20,000.00	26 April 2021
NW94	To fund improvements to the north west corner of Burgh Heath by Chetwode Road, including clearing overgrown and dying vegetation and trees; remodelling area by Lonesome Pond to help reduce flooding; creation of 4 metres of all-weather footpath; purchase and installation of five QR post signs and two interpretation notice boards; supply and install two wooden benches	Parks and open spaces	£15,880.00	26 April 2021
NW91	A one-off contribution for the cost of floral displays on Banstead High Street	Public Realm improvements	£2,500.00	26 April 2021
NE55	To fund the purchase and installation of a "Lest We Forget" memorial bench at Merstham War Memorial	Community facilities	£1,274.40	26 April 2021

CIL Project reference number	Local CIL Project	Type of project	Amount Spent	Date Spent
CW04	To fund the installation of drop kerbs at three Cockshot Hill junctions - Cockshott Hill and Vogan Close and, Cockshott Hill and Broadhurst Gardens and Old Pottery Close (single dropped kerb on one side of the junction due to there being no pavement on the other side)	Active transport	£8,728.81	21 May 2021
NW97	To fund the verge hardening of the currently neglected grassed area at Preston Estate Gateway - Land at the junction of Preston Lane and Merland Rise, Preston	Highways	£7,200.00	03 June 2021
NW91d	A one-off contribution for the cost of floral displays during the year in shopping parades in Tattenham Corner and Preston local shopping areas	Public Realm improvements	£5,000.00	04 June 2021
CW49	To fund the purchase of shade sails to provide shade at Dovers Green School, Rushetts Road, Reigate school field to facilitate outdoor teaching during the summer months.	School infrastructure	£5,345.00	14 December 2020
NW91a	A one-off contribution for the cost of floral displays during the year in shopping parades in Banstead Village ward	Public Realm improvements	£2,500.00	08 July 2021
NE40	To fund the provision of two additional benches with bins between the top of Bletchingley Road, Merstham to the Co-op	Public Realm improvements	£1,970.06	13 July 2021
NW98	To fund the surfacing (with tarmac) the footpath through greenspace and wooded area linking	Parks and open spaces	£7,950.00	19 July 2021

CIL Project reference number	Local CIL Project	Type of project	Amount Spent	Date Spent
	Preston Lane and Fleetwood Close, Tadworth			
CW52	To fund the extension to the Outside Learning Area for year 2 children and purchase and installation of play equipment at Dovers Green School, Rushetts Road, Reigate	School infrastructure	£8,000.00	12 August 2021
NW104	To contribute to the repair of footpath and provision of a seed box for Jubilee Woodland	Parks and open spaces	£3,600.00	13 August 2021
NW105	To fund the laying of a footpath around the pond and 1.2m high chestnut rail fencing around the sloped land on the sloping bank side of Marbles Pond, Tadworth	Parks and open spaces	£5,280.00	13 August 2021
NW10	To fund the renovation works to the lobby, kitchen area, sports hall, and changing rooms, including doors and windows, of the Tattenham Way Recreation Ground Pavilion	Community facilities	£30,000.00	23 August 2021
NW96	To fund the purchase and installation of three new bins at The Mound, Tattenham, to replace the existing bins, in order to accommodate more litter	Parks and open spaces	£1,206.00	26 August 2021
NW19	To contribute to the provision of IT infrastructure and equipment at Kingswood Primary School	Education	£8,000.00	31 August 2021
NE57	To fund the purchase and installation of three new "Welcome to Kingswood" village signs to be installed at the entrances to Kingswood village on Waterhouse Lane, Bonsor Drive, and Outwood Lane, Kingswood	Highways	£1,419.36 and £202.58 and £555.00	24 September 2021 and 26 October

CIL Project reference number	Local CIL Project	Type of project	Amount Spent	Date Spent
				2021 and 01 November 2021
NE48	To fund highways verge tree planting in Waterhouse Lane, Kingswood	Highway tree planting	£7,552.80	24 September 2021
CE26	To contribute to improvements to the external appearance of The Garibaldi Public House, 29 Mill Street, Redhill	Community facilities	£12,785.00	30 September 2021
NE38	To fund the replacement of five village entrance signs in Merstham. NOTE: Three signs were replaced during the reported year	Highways	£3,471.22	12 October 2021
CE60	To contribute to half of the additional unforeseen costs charged on the works for Local CIL-funded project CE51 (benches, planters and resurfacing to the community garden) at Kiln Walk, Whitebushes	Public realm	£800.00	13 October 2021
NW11	To fund the replacement of two existing wooden bus shelters on Banstead High Street	Bus stops and shelters	£23,585.00	27 October 2021
NW76	To fund the purchase, installation and commissioning of two 600mm vehicle-activated signs (VAS) to replace the existing old VASs at	Highways	£8,827.23	02 November 2021

CIL Project reference number	Local CIL Project	Type of project	Amount Spent	Date Spent
	Epsom Lane North (B290), Epsom Downs			
NE60	To contribute to equipment for community celebration events at Netherne-on-the-Hill	Community facilities	£1,560.00	10 November 2021
NE59	Re-tiling the roof of Burgh Heath War Memorial Hall, at the corner of Oatlands Road and Brighton Road (A217) Burgh Heath, Tadworth	Community facilities	£22,596.00	18 November 2021
CW45	To contribute to the replacement of existing skate park track with new BMX state of the art pump track and provision of new shelter at Sandcross Lane Skate Park, behind Sovereign Youth Centre, Woodhatch.	Outdoor sport and recreation	£20,000.00	14 December 2021
NW112	To fund the purchase of three recycled plastic benches at Open land at junction of Great Tattenhams and Downland Way	Community facilities	£2,542.00	07 January 2022
CW42	Provision of a defibrillator with 24-hour access in Reigate Town Centre at Bank Chambers, 2 Church Street, Reigate Town Centre	Healthcare infrastructure	£1,762.00	07 January 2022
NW57	Improvements to Nork Park, including additional funding for the pathway resurfacing, installation of picnic benches and tree planting around the community centre, (funded in previous Reporting Years) NOTE: This portion of the project was for further tree planting during the current reported year	Parks and open spaces	£836.16	14 January 2022

CIL Project reference number	Local CIL Project	Type of project	Amount Spent	Date Spent
CW51	To fund the purchase and installation of a defibrillator in an external location within a secure metal pin coded box for 24 hour access at Woodhatch Community Centre, White Beam Drive, Reigate, RH2 7LS	Healthcare	£1,635.00	08 February 2022
NE62	Tree Planting in Chipstead and surrounding area: A One tree at Stagbury Avenue green triangle, B . Five trees on the north west side of Outwood Lane (B2032) between Stagbury Avenue and Hazelwood Lane; C. One tree on High Road opposite White Hart car park; D. Two trees on grass verge outside Cladagh, Coulsdon Lane at corner with How Lane and High Road; E. One tree on grass verge in front of Hilbre, Hazelwood Lane at its junction with Outwood Lane; F. Two trees on the grass verge in front of The Bungalow, north-west side of How Lane (RBBC-owned Common Land); G. One tree on the Raven Housing Trust-owned green square at Vincent Close; and H. Two trees on RBBC-owned Common Land north west side of Star Lane opposite St Margaret's Church.	Highway tree planting	£5,287.00	22 February 2022
NE61(jointly with NW108)	To contribute towards the cost of purchasing a new tractor for countryside management, including maintenance of footpaths, bridleways	Parks and open spaces	£2,360.00	01 March 2022

CIL Project reference number	Local CIL Project	Type of project	Amount Spent	Date Spent
	and permissive rides (tracks of open space in woodland) on Banstead Commons (Banstead Heath, Burgh Heath, Banstead Downs and Park Downs) by the Banstead Common Conservators			
NW108 (jointly with NE61)	To contribute towards the cost of purchasing a new tractor for countryside management, including maintenance of footpaths, bridleways and permissive rides (tracks of open space in woodland) on Banstead Commons (Banstead Heath, Burgh Heath, Banstead Downs and Park Downs) by the Banstead Common Conservators	Parks and open spaces	£37,950.00	01 March 2022
CE01	To fund the purchase and installation of 3 new benches and 2 new bins on Redhill Common	Parks and open spaces	£3,262.25	03 March 2022
CE62	To fund the replacement of wooden fascias and soffits with new UPVC fascias and soffits, and replacement of the guttering with larger gutters, as part of phase 1 of the refurbishment of the 7th Reigate Scout Group headquarters building in Redhill.	Community facilities	£6,312.00	07 March 2022
CE64	To fund the purchase of an entrance sign for Redhill Common	Parks and open spaces	£3,430.00	24 March 2022
NE68	To contribute to the refurbishment of Merstham Cricket Club practice and net area	Outdoor sport and recreation	£21,166.00	25 March 2022
CE63	To contribute towards the improvement of the "Reception" playground, including a multi-sensory climbing feature at Wray Common	School infrastructure	£8,500.00	29 March 2022

CIL Project reference number	Local CIL Project	Type of project	Amount Spent	Date Spent
	Primary School, Kendal Close, Reigate RH2 0LR			

- k) No notices were served on any Parish or Town Council requiring repayment of unspent CIL receipts after 5 years or of mis-spent CIL (under regulation 59E).

l) Total Local CIL Receipts

- (i) The CIL receipts for the reported year that were retained unspent at the end of the reported year (31 March 2022) excluding the 15% Local CIL portion which is retained and allocated by the Borough Council for the areas of the Borough that do not have a local council to pass the funding to under regulations 59E or 59F), was £2,183,558.05.

As the 15% that Reigate & Banstead Borough Council transfers to Salfords and Sidlow Parish Council and to Horley Town Council twice a year is transferred every September and April, as of 31 March 2022, the amount of Local CIL held by the Borough Council was actually £2,193,142.47 including the amount to be paid to SSPC and HTC.

- (ii) The total CIL receipts from previous years (up to 31 March 2021) which are retained unspent at the end of the reported year (excluding the 15% Local CIL portion which is retained and allocated by the Borough Council for the areas of the Borough that do not have a local council to pass the funding under regulations 59E or 59F) is £6,684,040.85.

As the 15% that is transferred to Salfords and Sidlow Parish Council and to Horley Town Council twice a year is transferred every September and April, as of 31 March 2022, this was actually £6,717,195.50 including the amount to be paid to SSPC and HTC.

- (iii) The CIL receipts for the reported year which are retained by the Borough Council for the areas of the Borough that do not have a local council to pass the funding to (to which regulations 59E or 59F apply) that remain unspent at the end of the reported year (31 March 2021) is £611.80.

- (iv) The CIL receipts from previous years (up to 31 March 2021) retained by the Borough Council for the areas of the Borough that do not have a local council to pass the funding to (to which regulations 59E or 59F apply) that remain unspent at the end of the reported year (31 March 2022) is £976,550.93

5. Section 106 Planning Obligations Report

- 5.1 This part of the Statement sets out Reigate and Banstead Borough Council's Section 106 Planning Obligations Report as required by Community Infrastructure Levy Regulations (2019 Amendment) Regulation 121A Schedule 2 Section 3.
- a) The total amount of money to be provided under any planning obligations entered into during the reported year is £63,250.02. This figure does not consider indexation (inflation or deflation) that may be applied when the money becomes due.
 - b) The total amount of money received from planning obligations during the reported year was £3,550,913.78.
 - c) The total amount of money received from planning obligations before the reported year (i.e., before 1 April 2021) that the Council has not allocated is £11,436,499.94.
 - d) The following non-monetary contributions have been agreed under planning obligations entered into during the reported year:
 - (i) The total number of affordable housing units to be provided is 13.
 - (ii) No education provision has been agreed under Section 106 planning obligations during the reported year, and therefore no school places will be provided as a result of planning obligations entered into during the reported year.
 - e) The total amount of money from any planning obligations that was allocated to funding infrastructure during the reported year (i.e., that was allocated to a project, in agreement with the clause in the planning obligation. "Allocation" is the step between entering into a planning obligation and then receiving the money due, but before spending the money) was £8,353,748.04. Of this allocated money, £664,095.68 was not spent during the reported year.
 - f) The total amount of money from planning obligations spent by Reigate & Banstead Borough Council during the reported year was £8,784,464.91. Of this amount, £7,879,062.00 was transferred to a third party to spend on behalf on the Council.
 - g) The infrastructure items that have had Section 106 planning obligation money allocated to them, but not spent during the reported year are listed in **Table 6** below. In this context "allocated" means S016 money received and retained by the Borough Council under a specific infrastructure project until it is transferred to the relevant delivery organisation to spend.

Table 6: Infrastructure Items to which Section 106 planning obligation money has been Allocated but not Spent during the Reported Year

Infrastructure	Allocated	Date Allocated	Unspent
Horley North West Sector Collected on behalf of Surrey County Council	£664,095.68	28 July 2021 to 08 December 2021	£664,095.68

h) In relation to Section 106 planning obligation money spent by Reigate & Banstead Borough Council during the reported year (including money transferred to a third party to spend):

(i) Infrastructure items that Section 106 planning obligation money has been spent on during the reported year and the amount spent are listed in **Table 7** below:

Table 7: Infrastructure Items to which Section 106 planning obligation money has been Spent on during the Reported Year and the Amount Spent

Infrastructure Item	Spent	Date Spent
Redevelopment of vacant RBBC land 4 x single affordable homes at Lee Street, Horley.	£223,694.60	31 March 2022
Horley North West Sector Collected on behalf of Surrey County Council for Highways Works, Public Transport and Surrey County Council's Administration cost	£1,094,812.55 *Includes Third Party spending	28 May 2021
Horley North West Sector Collected on behalf of Surrey County Council for Secondary Education, Public Transport, Post 16 Education, Cycling and Pedestrian Facilities and Youth Facilities	£7,031,944.58 *Includes Third Party spending	28 May 2021
Maintenance of the Riverside Green Chain, Tanyard Meadows	£84,013.18	22 April 2021
YMCCA towards purchase and refurbishment of 58 Massetts Rd, Horley to affordable housing for young people.	£350,000.00 *Includes Third Party spending	07 June 2021

(ii) During the reported year, no Section 106 planning obligation money was spent on repaying money borrowed.

(iii) During the reported year, no planning obligation money was spent in administration and monitoring planning obligations. To date, the Council has not introduced Monitoring Fees as a standard requirement for all S106 planning obligations. They are currently required only for the large and complex Section 106 planning obligations, or for certain clauses such as Travel Plan monitoring.

i) The total amount of money from Section 106 planning obligations received at any time which was retained by the Council at the end of the reported year is £17,175,287.86

None of this amount retained has been allocated for the purposes of longer-term maintenance of infrastructure (“commuted sums”).

5.2 During the reported year the Council has not entered into any highway agreement under section 278 of the Highways Act 1980 to provide infrastructure or to fund the provision of infrastructure.

6. Further Information

- 6.1 We hope that you have found the Council's third Annual Infrastructure Funding Statement informative and interesting. The format and scope of subsequent years' annual Infrastructure Funding Statement will evolve as the national specifications for Infrastructure Funding Statements changes, further guidance is made available and as good practice evolves.
- 6.2 If you have any comments or questions about this Infrastructure Funding Statement, or about developer contributions in general, contact us by email at CIL@reigate-banstead.gov.uk, or by phone on 01737 276178
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Appendix 1 – Reigate and Banstead Borough Council Website News

https://www.reigate-banstead.gov.uk/news/article/325/88m_funding_boost_for_improvements_to_facilities_and_local_services

£8.8m funding boost for improvements to facilities and local services

Published Thursday, 29th July 2021

Investment in health services, school expansion, new footpaths, cycleways, and open space enhancements are among the projects funded from over £8.8 million of developer contributions.

The money has been collected by Reigate & Banstead Borough through the Community Infrastructure Levy (CIL), a charge imposed on new developments since 2016, to contribute to infrastructure and services needed to support them.

The majority of the CIL (80%), known as the 'strategic element', must be spent on major infrastructure projects, which are nominated by infrastructure providers and decided by the Council's Executive.

Among the completed schemes CIL has contributed to are:

- £500,000 towards the expansion of secondary school provision at St Bede's School in Redhill and Oakwood School in Horley.
- £51,700 towards new facilities at Tattenham Health Centre to enable the GP surgery to extend its patient list and host other health services.
- £72,000 for creating a shared footpath and cycleway on the A240 between the Preston regeneration area, The Beacon School and Banstead Town Centre as part of the Preston regeneration, delivered by Surrey County Council.
- £49,000 to restore the footpaths at popular Earlswood Common, to complement the other improvement works carried out by the Borough Council.

Future schemes earmarked for a share of the £7.4 million strategic pot in the Council's current five-year funding programme (2017–2022), include:

- £307,000 to help fund a new 'Make Ready Centre' for ambulances as part of SECAMB's new regional HQ facility in Banstead.
- £308,000 towards Surrey County Council's refurbishment plans for Redhill Library.
- £500,000 towards the Environment Agency's flood alleviation measures for the Redhill and Burstow Stream.
- £370,000 towards improvements to the A23 junction with Three Arch Road and Maple Road, Redhill for vehicles, pedestrians and cyclists working with Surrey County Council.
- £370,000 for improving walking and cycling connectivity between Redhill, Reigate, Merstham and Horley.
- £340,000 for new bus shelters in Preston.

Nearly £1.5 million of the money collected is for smaller neighbourhood projects, nominated by residents, local groups and infrastructure providers. This 'Local Fund' makes up 15% of CIL receipts with the amounts available to spend in each area dependent on how much development happens there. Projects must reflect community priorities, with local Councillors for the area recommending which projects to support.

So far, 44 projects have received funding and a further 82 bids have funding allocated towards them. Among the projects receiving funding are:

- improvements to Nork Park, with a new outdoor gym, picnic benches, tree planting and pathway resurfacing
- additional parking bays at village shopping parades at Waterhouse Lane, Kingswood and Nork Village
- new planters in Banstead High Street and improvements to Banstead Library Garden by Banstead Village in Bloom
- a new radio transmitter for Susy Radio
- new benches and bins at Redhill Common, Wray Common and the entrance to Tunnel Road, Reigate
- two buggy shelters outside the Merstham Hub
- resurfacing and widening the footpath from Hatch Gardens on to and across Burgh Heath
- funding towards the refurbishment of the Hooley Village Hall's toilet facilities
- replacement planters and benches in the courtyard at Kiln Walk, Whitebushes
- planting of 12 new trees on Waterhouse Lane, Kingswood
- replacement of South Park Sports Association's goals with new FA approved ones.

Cllr Richard Biggs, Executive Member for Planning Policy and Place Delivery, said: "The amount that we have collected in CIL funding over the last five years is almost double that which we anticipated when the scheme began. It has helped to fund a huge array of important projects to provide better services and facilities for the benefit our communities - from major infrastructure schemes such as school, health and transport improvements to small local projects requested by our residents, like enhancements to local parks and green spaces, village shopping parades and valued community facilities. It also helps organisations to leverage important match funding from other sources needed to deliver the schemes which benefit the borough.

"If you have an idea for a specific project, you can submit your suggestions via the form available on our website."

Suzanne Moore, GP Partner at Tattenham Health Centre, one of the funded projects, said: “We are sincerely grateful for the contribution that CIL funding has made to our health centre. The new prefabricated building has enabled the practice to increase its patient list from 6,000 to over 7,000 patients and provide more appointment for patients, as well as a training room for our doctors.

“During Covid, it has been invaluable for face to face patient consultations as it provides segregated working areas, helping to keep our workforce and patients safe, as well as providing easy access for our frail and disabled patients.”

In late 2016, applications were invited from infrastructure providers for the Strategic Infrastructure Programme 2017-2022. A review of the programme will take place in the autumn with new bids invited for the 2022-2027 programme, from July 2022.

The Council is also keen to hear the local community’s ideas on improvements for their area. Ideas for the Local Fund can be submitted on the Project Suggestion Form, available on the our website at www.reigate-banstead.gov.uk/CIL, which can be emailed to CIL@reigate-banstead.gov.uk.

The full list of projects included in the Strategic Infrastructure Programme (SIP) 2017-2022 are outlined in the [schedule](#).