

CIL REPORT TO FINANCE COMMITTEE

1. Introduction

- a. In July 2022 the Parish Council undertook an exercise to determine the priority for CIL projects which had been identified through the PIIP audit and village consultations. The outcome of the exercise was noted in October 2022.
- b. The following CIL projects have been **approved** and are either underway or awaiting funding:
 1. Health Centre: Heating/Cooling system (all other works completed)
 2. Chapel: redevelopment (electrical connection – on hold due to cost)
 3. Highways: safety improvements
 4. Nursery: new facility
- c. The remaining **agreed** projects were taken from the PIIP and in **priority order** are:
 1. Church: external works and internal community space
 2. Playing field: improve security
 3. New Land : develop
 4. Cemetery: accessible path
 5. Permissive path: refurbish part not included in planning application
 6. Community Centre: changing rooms & extension
 7. Court House: sound proofing
 8. Playing field: upgrade fitness track
 9. Radio Stradbroke: new studio
- d. There are also areas which need to be looked at (not funded from CIL):
 1. Health Centre car park improvements - £3980 revenue not CIL
 2. Permissive path – negotiate new agreement
 3. Neighbourhood Plan – review

2. New projects

- a. At recent Parish Council meetings Councillors have responded to requests from members of the public to look at two new projects:
 1. Additional community defibrillator
 2. Golf practice nets at the playing field
- b. The Clerk has been asked to look into the costs of both projects.

3. CIL Expenditure

The Parish Council has spent the following CIL funds on completed projects:

Health Centre: alarm upgrade	£ 2,210
Bowls Club: community facility	£ 3,400
Cricket Club: practice facilities	£ 11,780
Chapel: redevelopment phase 1 repairs	£ 14,390
Health Centre: refurbishment	£ 80,091
Health Centre: Solar PV & Battery	£ 27,700
Total	£ 139,571

4. Funding

- a. The Parish Council receives 25% of CIL from eligible developments in Stradbroke. Some recent applications are registered as self-builds and no CIL is due.

- b. Currently, the CIL fund balances are:

Actual CIL receipts	Total Spend	In year balance	Approved Spend
£ 173,660	£ 139,571	£ 34,089	£ 25,000

The approved spend is for the highways safety project currently underway (further details on this are in point 5).

- c. MSDC have advised that it is not possible to increase the claim for the solar PV panels at the Health Centre, but that a new claim can be submitted for 75% of the overspend. An additional claim for £5,753 will be submitted in early October – as this is under £10,000 it will not have to go to cabinet and can be determined by officers. If the bid is successful, then in year balance will be:

£34,089 + £5,763 = £39,852.

- d. There is also approximately £35,000 due for collection by MSDC on development underway; however this may not be paid to the Parish Council until April 2024.

- e. The **agreed** projects in the **priority order list** have estimated total costs of:

Church: external works	£ 50,000	One project, no CIL available for external works. Condition report is from 2019.
Church: community space	£ 135,000	
Playing field: improve security	£ 4,000	SPC responsibility - Parish CIL only
Playing field: develop new land		SPC responsibility
Cemetery: accessible path	£ 6,000	SPC responsibility - Parish CIL only
Permissive path: upgrade	£ 15,000	SPC responsibility - Parish CIL only
Community Centre: extension	£ 350,000	SSCC: on hold
Community Centre: changing rooms	£ 150,000	SSCC: on hold
Court House: sound proofing	£ 10,000	SCALT Grant & Parish CIL only
Playing field: upgrade fitness track	£ 6,000	SPC responsibility - Parish CIL only
Studios: Radio Stradbroke	£ 50,000	Stradbroke Media

- f. The total cost of the smaller agreed projects for which the Parish Council is **solely responsible** is: **£31,000** - playing field, accessible path, permissive path, fitness track. There is currently no estimate of costs for works on the new land.

- g. The Parish Council has previously agreed to contribute NP CIL towards the following projects which will be the responsibility of a 3rd party:

- Church – community space
- Court House – sound proofing

- h. The costs of the proposed additional projects are:

- Defibrillator: approximately £2,000 (plus ongoing revenue costs)
- Golf Practice nets: £2,000 - £3,000 (plus ongoing revenue costs)

5. Highways Project

- a. Discussions have been ongoing with the Highways Department at Suffolk County Council concerning which improvements are feasible and where the funding will come from.
- b. The Parish Council was led to believe that Highways could make a bid for CIL to fund part of the project, this advice proved to be incorrect.
- c. The Parish Council set aside £25,000 from NP CIL as a contribution to the works; however this may not be sufficient if other funding sources cannot be found.
- d. Parish Councillors are considering employing a Highways Consultant to assist with the project; this will cost approximately £5,000.

6. Matters for consideration

- a. There may be sufficient funds for the highways project. However, there is insufficient CIL currently available to fund the highways project plus all the previously agreed projects which are solely the Parish Council's responsibility; this is before any new projects are added.
- b. There should be sufficient funds for the agreed PC responsible projects, once all outstanding CIL is received in 2024 (£35,000), assuming costs have not increased significantly.
- c. The new projects have not been included in the priority list and are not funded in the current annual budget.
- d. Funding to cover the Parish Council's contribution to the solar project is currently £12,688 and could be taken from Health Centre reserves rather than CIL. This would enable CIL to be used to fund some of the other project costs.
Note: the PC contribution would reduce to £6,925 if CIL bid is successful.
- e. The remainder of the HC project is now on hold. There remains approximately £14,000 of MSDC CIL for the heating/cooling system – this is available for the project until March 2025. The PC contribution to this would be approx. £4,900.
- f. If the Parish Council's contribution to the costs of the solar project are taken from reserves rather than CIL, the balance would be: **£34,089 + £12,688 = £46,777**
- g. The cost of the highways safety improvements is not clear, as estimates given to the Parish Council previously seem to be high when compared to actual costs of similar projects in other parishes.
- h. Other than the highways project no works on any project has commenced, due to the time that the Health Centre and highways projects have taken.

- i. There should be sufficient CIL funding to progress the highways safety improvements project once the funding of the solar project is resolved.
- j. The only other funding available for both the current agreed projects and the new projects is from the existing budget or reserves. As none of the projects were budgeted in the current year, funding would have to be from reserves.

The current reserved figures are:

GENERAL RESERVES	£ 26,715
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EARMARKED RESERVES	
Health Centre	£ 23,409
Playpark equipment	£ 629
Maintenance	£ 1,623
Election Costs	£ 1,000
Community Projects	£ 405
Churchyard & Cemetery	£ 3,772
Playing Field Drainage	£ 1,950
Defibrillator	£ 115
Ditch/Tree Maintenance	£ 1,500
Total	£ 34,403

7. Committee members need to decide on the following to be proposed to full Council:

- a. Can the Parish Council's contribution to the solar project to be taken from reserves?
- b. Should the new projects be deferred until existing agreed projects are completed?
- c. If the new projects are to be taken forward, which of the agreed PC prioritised projects are to be removed and how will this be determined? Should the Diamond 9 exercise be rerun?
- d. Are reserves to be used to fund any of the projects and, if so, which reserved fund is this to come from?
- e. It is possible that some of the projects could be grant funded rather than CIL – this would take some time to investigate but is a possibility. Would Councillors like to propose this as an alternative for the newly proposed projects?