

Infrastructure Funding Statement (IFS) 2020/21

Planning

23 December 2021

The Council updated the Infrastructure Delivery Plan in April 2017, as part of a revision of the Local Plan taking place at that time. Further information on how CIL may be spent to support that Plan and development in the area can be found in Section 5 of the IDP found here:

https://www.richmond.gov.uk/media/14142/lbrut_infrastructure_delivery_plan_april_2017.pdf

All CIL*Includes Strategic, Neighbourhood and Administration Fee***Table 1: Income vs Expenditure**

	up to end March 2020	In 2020/21	Total
CIL Income	14,531,399.68	1,147,145.88	15,678,545.56
CIL Expenditure	10,033,971.22	1,490,503.15	11,524,474.37
CIL Outstanding Balance	-	-	4,154,071.19

* Years 1-3 Admin Fee returned to Income section

Table 2: Allocations of CIL made in 2020/21

	received up to end March 2020	Received in 2020/21	Total
Allocated			
Strategic	1,298,022.25	0.00	1,298,022.25
NCIL	303,762.00	0.00	303,762.00
Unallocated			
Strategic	2,198,605.82	922,853.24	3,121,459.06
NCIL	408,679.71	166,945.75	575,625.46

Table 3: Expenditure in 2020/21

Details of Expenditure in 2020/21	
Strategic CIL:	1,298,022.25
Neighbourhood CIL	135,134.01
Administrative Expenses	57,346.89
Administrative Expenses (as a percentage)	5

Table 4: Demand Notices Issued 2020/21

Total Demand Notices/Invoices issued in 2020/21	741,728.41
<i>(includes NCIL, SCIL, Administration Fee)</i>	

Strategic CIL

(excludes NCIL and Administration Fee)

Table 5: Cumulative Strategic CIL and Expenditure to end of 2020/21

Cumulative Strategic CIL by Year	Cumulative Income	Cumulative Expenditure	Balance	Retained from previous years	Retained from reported year
2014/15	28,262.50	0.00	28,262.50	0.00	28,262.50
2015/16	336,341.46	0.00	336,341.46	28,262.50	308,078.96
2016/17	6,185,217.04	0.00	6,185,217.04	336,341.46	5,848,875.59
2017/18	8,101,067.60	5,024,555.06	3,076,512.54	1,160,661.98	1,915,850.56
2018/19	10,308,079.99	8,440,246.26	1,867,833.73	0.00	1,867,833.73
2019/20	12,002,545.34	8,505,917.27	3,496,628.07	1,802,162.72	1,694,465.34
2020/21	12,925,398.58	9,803,939.52	3,121,459.06	2,198,605.82	922,853.24

*yrs 1-3 admin fee returned to Strategic CIL in 2020/21

Table 6: Strategic CIL Expenditure by project in 2020/21 from

Project	Of Which received prior to 2020/21	Of which received in 2020/21
Barnes High Street Work	1,787.37	0
Cycle Contraflows Phase 1	2,848.24	0
Highways & Carriageways	1,088,698.86	0
Pools on the Park - Lighting	1,681.18	0
Pools on the Park - Ventilation	5,311.55	0
Richmond Town traffic manage	3,000.00	0
Station Rd Twickenham Phase 2	93,727.27	0
Twickenham Library 1	99,760.28	0
Twickenham Library 2	1,207.50	0
Total	1,298,022.25	0

Table 7: Allocations made in 2020/21

Project	Of Which received prior to 2020/21	Of which received in 2020/21
Barnes High Street Work	1,787.37	0
Cycle Contraflows Phase 1	2,848.24	0
Highways & Carriageways	1,088,698.86	0
Pools on the Park - Lighting	1,681.18	0
Pools on the Park - Ventilation	5,311.55	0
Richmond Town traffic manage	3,000.00	0
Station Rd Twickenham Phase 2	93,727.27	0
Twickenham Library 1	99,760.28	0
Twickenham Library 2	1,207.50	0
Total	1,298,022.25	0

Neighbourhood CIL (NCIL)**NCIL Income****Table 7: Cumulative Neighbourhood CIL Income to end 2020/21**

	2014/15	2015/16	2016/17	2017/18	2018/19	2019/20	2020/21
East	0.00	47,150.00	993,445.55	1,045,707.05	1,239,549.18	1,293,579.39	1,407,612.70
West	4,987.50	12,204.38	91,609.86	395,999.16	612,185.03	872,218.59	925,131.04
Ham and Petersham (Neighborhood Plan Area)	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Total	4,987.50	59,354.37	1,085,055.42	1,441,706.20	1,851,734.20	2,165,797.98	2,332,743.74

Table 8: Neighbourhood CIL income in 2020/21

	2020/21
East	114,033.31
West	52,912.45
Ham and Petersham (Neighbourhood plan area)	0.00
Total	166,945.76

NCIL Projects and Expenditure**Table 9: Cumulative Neighbourhood CIL expenditure to end 2020/21**

	2014/15	2015/16	2016/17	2017/18	2018/19	2019/20	2020/21
East	0.00	0.00	0.00	194,260.00	401,413.75	810,359.57	837,455.41
West	0.00	0.00	0.00	49,475.00	252,565.43	354,638.02	462,676.19
Ham and Petersham (Neighborhood Plan Area)	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Total	0.00	0.00	0.00	243,735.00	653,979.18	1,164,997.59	1,300,131.60

Table 10: Neighbourhood CIL Expenditure by project in 2020/21

	£
East	
<i>Richmond Town Centre Improvements</i>	4,150.00
<i>Imp to Suffolk Rd Rec ground Barnes (Barnes, East Sheen & Mort)</i>	15,345.84
<i>Feasibility study for Step free access at Kew Gdns Station KS003</i>	7,600.00
West	
<i>Hampton Wick Association - Bullen Hall HW002</i>	7,210.17
<i>Twickenham Green Pavilion Refurbishment</i>	20,407.00
<i>The Bungalow MTV Youth (Hampton, Hampton Hill etc)</i>	4,500.00
<i>A place to go (Hampton, Hampton Hill etc)</i>	45,921.00
<i>St Michael and St George's Church - Fulwell HH004</i>	30,000.00
Total	135,134.01

Table 11: Neighbourhood CIL retained at end 2020/21

	£	Of Which received prior to 2020/21	Of which received in 2020/21
East	570,157.29	456,123.98	114,033.31
West	462,454.84	409,542.40	52,912.44
Ham and Petersham Neighbourhood Forum Area	0.00	0.00	0.00
Total	1,032,612.13	865,666.38	166,945.75

Table 12: Neighbourhood CIL allocated to projects in 2020/21

	£
East:	
<i>Green Hubs - Habitats and Heritage</i>	29,940.00
<i>Refurbish Youth Centre - AAC Mortlake Power Stn</i>	41,946.00
West:	
<i>Disabled Access ETNA - Community Centre</i>	34,046.00
<i>Cycling Infrastructure / Access - Hampton Pool Trust</i>	19,500.00
<i>Sheddington - refurbishment of St Mark's Hall for DIY Centre</i>	26,100.00
<i>Playcentre Refurb / Playground - Marble Hill Playcentre</i>	24,688.00
<i>Pavillion Ext - Kneller Gdns</i>	68,500.00
<i>Skatepark Refurb Heathham House Youth Centre</i>	36,739.00
<i>Muga Refurb - Heathfield Rec</i>	22,303.00
Total	303,762.00

Section 106**Table 13: S106 Income vs Expenditure**

	End of 2020/21
S106 Income	4,396,383.04
S106 Expenditure	454,343.21
S106 Outstanding Balance	15,313,704.28

Table 14: S106 Financial Contributions secured, allocated or unallocated

	End of 2020/21
Total secured through S106 agreements signed in year	5,654,309.81
Total allocated contributions unspent at end of year	15,313,704.28
S106 contributions unallocated from previous years	0.00
Unspent S106 allocated for longer term maintenance (commuted Sums)	0.00

Table 15 : Expenditure in 2020/21, summary of projects:

	End of 2020/21
<i>Heath Road CCTV</i>	25,620.30
<i>Affordable Housng - Land at Craig Road</i>	125,000.00
<i>Affordable Housng - Extension Programme</i>	40,000.00
<i>Affordable Housing - Salaries</i>	120,221.58
<i>S106 Monitoring</i>	£143,501.33
Total	£454,343.21

Table 16: Allocations Summary

	End of 2020/21
Education	375,026.89
Environment	2,998,249.07
Health	339,135.89
Housing	11,392,154.61
Monitoring	209,137.82
Total	£15,313,704.28

Table 17: Non Financial Contributions secured in 2020/21

Total number of affordable housing units to be provided	43
Number of school places and in what category of school	0
Other non-financial obligations:	
<i>Affordable House</i>	11
<i>Air Quality</i>	1
<i>Car Club</i>	8
Community Use of Facilities	3
<i>Controlled Parking Zone</i>	37
<i>Council Covenants</i>	1
<i>Development Management (e.g. viability appraisals).</i>	31
<i>Provisions of Health Facilities to Shell and Core</i>	1
<i>Highways</i>	17
<i>Joint implementation of the development (where more than one is permitted)</i>	1
<i>Local Employment</i>	4
<i>Occupation or Use restriction</i>	1
<i>Parking restrictions</i>	1
<i>Public Open Space</i>	4
<i>Public Transport</i>	1
<i>Submission of Notices</i>	120
<i>Workspace</i>	6
<i>Traffic Management Order</i>	1
<i>Travel Plan</i>	18
<i>Waste Removal</i>	1
Total	268