

Key Decision Details

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| Decision Name | CIL Governance - Phase 2 - Strategic Allocation |
| Date of Decision | 10 February 2026 |
| Decision maker | Cabinet |
| | The Cabinet has |
| | (1) noted the paper and the alignment of the approach with the existing CIL Governance arrangement; |
| | (2) agreed the approach to the Strategic Allocation of CIL funds as set out in the submitted report forms the Strategic Priority Programme to be delivered as part of the next stage of CIL Governance (approved in 2024); |
| Describe the Decision taken | (3) agreed the suggested approach in respect of use and assignment of CIL funding, or 'forward funding' towards projects which form part of the Councils wider Capital Programme, where those projects would align with the adopted CIL Governance; |
| | (4) agreed to retain a minimum level of CIL funding of £3-5m, in order to maintain a level of funding available to support future funding rounds; |
| | (5) noted that the use of CIL funds does not preclude the Council from utilising other funding approaches for future projects should this be required in future; |

in all cases, this would be subject to detailed assessment at the relevant time;

- (6) delegated authority to the Corporate Director (Place) and the Corporate Director (Finance and Resources and Section 151 Officer) in consultation with the Leader, Executive Councillor for Finance, and Executive Councillor for Planning to determine the level of allocation of CIL funding to be awarded towards projects which form part of the Councils agreed Capital Programme, based on the principles set out in the submitted report; and
- (7) delegated authority to the Corporate Director (Finance and Resources and Section 151 Officer) to undertake all necessary actions to ensure that appropriate governance and financial reconciliation measures are in place.

What were the reasons for taking the Decision?

The proposals within the paper represent Stage 2 of the CIL Governance proposals which were approved in June 2024.

The proposals respond to the changing landscape created by planning reform, and LGR; and seek to propose an approach which continues to align with the core principles of the CIL Governance that has been approved.

The Strategic Approach seeks to establish a programme-led, evidence-led process for

funding projects at scale and creation of a pipeline; and would also allow scope for 'forward funding' of infrastructure, and other solutions to funding approaches.

The use of CIL for projects in the Councils Capital Programme represents an agile, responsive and responsible approach to the application of CIL funds towards projects which would benefit the District and the best use of money that is available to the Council to support the District. The approach would allow scope for the use of Council funds (including CIL) to be looked at in the most appropriate way, to ensure best use of public funds; and would also allow different solutions to be found, including forward funding.

The proposals would not change mechanism in collecting CIL; in the distribution of the meaningful proportion of CIL to Towns and Parishes; nor interfere or undermine the continued approach to supporting Parishes and Stakeholders delivering their infrastructure ambitions to support growth through bids to the strategic CIL 'pot'. Smaller projects (under £100k requests) can also continue to come forward and be determined quickly.

For the reasons set out throughout the report, the proposals and recommendations seek to provide a solution for the

coming 2 years, during the transition connected with LGR, to the strategic allocation of CIL and the distribution of CIL towards projects which will benefit the District through the Councils Capital Programme

What alternative options were considered and rejected?

As outlined within the report.

Conflict of interest and dispensation

Is the decision a Key Decision?

Yes

Was the decision included in the Forward Plan

Yes

Was the decision subject to the urgency proceedings?

No

List the background papers to any report considered by the Decision Taker

Person Making this report

Mike Gildersleeves, Corporate Director - Place, Lydia Morrison, Interim Corporate Director - Finance & Resources

Decision will be effective the day after call-in expires. Call-in expires on

18 February 2026

Accompanying Documents

4. CIL Governance – Phase 2 (Strategic Allocation)
4. CIL Governance - Phase 2 - Strategic Allocation O&S Comments