

## Community Infrastructure Levy (CIL) DECISION NOTICE

Mr Mark Swains  
39 Vian Road  
Purbrook  
Waterlooville  
PO7 5TW

Our Ref: APP/19/00619  
Direct Line: (023) 9244 6545  
Ask For: Louise Weaver  
Email: [cil@havant.gov.uk](mailto:cil@havant.gov.uk)  
25 June 2019

Dear Sir/Madam

### THIS NOTICE RELATES TO CIL ONLY AND DOES NOT CONSTITUTE THE GRANTING OF PLANNING PERMISSION

**Description of Chargeable  
Development**

**Address**

**Planning Permission**

Demolition of existing extension at No.39 and  
construction of 1No. 2 bed dwelling with parking.  
39 Vian Road, Waterlooville, PO7 5TW  
APP/19/00619

### NOTIFICATION OF SELF-BUILD RELIEF CLAIM DECISION

Thank you for your claim for self-build relief from the Community Infrastructure Levy (CIL) dated 17 June 2019.

We have now assessed your claim and have decided to grant self-build relief for the chargeable development in question for the reason stated below.

#### HBC

| Description                         | Net Deemed Area | Rate/sqm | Index | Relief    |
|-------------------------------------|-----------------|----------|-------|-----------|
| Residential Rest of Borough - 80.00 | 71.55 sqm       | £80.00   | 1.397 | £7,998.27 |

Self Build Relief Breakdown

|                |           |
|----------------|-----------|
| Mr Mark Swains | £7,998.27 |
|----------------|-----------|

Relief Totals

|                   |           |
|-------------------|-----------|
| Self Build Relief | £7,998.27 |
|-------------------|-----------|

Site Totals (sqm)

|                   |       |
|-------------------|-------|
| Total Development | 79.00 |
| Demolitions*      | 7.45  |
| Existing Use*     | 0.00  |
| Chargeable Area   | 71.55 |

Under Regulation 54A of the Community Infrastructure Levy (CIL) Regulations 2010, 2014 Amendment:

- (1) Subject to paragraphs (10) and (11), a person (P) is eligible for an exemption from liability to pay CIL in respect of a chargeable development, or part of a chargeable development, if it comprises self-build housing or self-build communal development.
- (2) Self-build housing is a dwelling built by P (including where built following a commission by P) and occupied by P as P's sole or main residence.
- (10) An exemption for self-build housing cannot be granted to the extent that the collecting authority is satisfied that to do so would constitute a State aid which is required to be notified to and approved by the European Commission.
- (11) Where paragraph (10) applies, the collecting authority must grant relief up to an amount which would not constitute a State aid which is required to be notified to and approved by the European Commission.

The qualifying amount of self-build relief for this chargeable development is £7,998.27 of which £7,998.27 is allocated to you. The qualifying amount of relief will be deducted from the total CIL charge for the chargeable development. The total CIL chargeable amount due, including relief, will be stated in the Liability Notice.

Further, under Regulation 54D of the Community Infrastructure Levy (CIL) Regulation 2010 (as amended) whenever a 'disqualifying event' occurs before the end of the clawback period in respect of the chargeable development for which self-build relief has been granted, the self-build relief granted in respect of the relevant interest is withdrawn and the relevant person is liable to pay an amount of CIL equal to the withdrawn relief.

A disqualifying event will include the following:

- a. any change in relation to the self-build housing or self-build communal development which is the subject of the exemption such that it ceases to be self-build housing or self-build communal development;
- b. a failure to comply with regulation 54C;
- c. the letting out of a whole dwelling or building that is self-build housing or self-build communal development;
- d. the sale of the self-build housing; or
- e. the sale of the self-build communal development.

You must notify the Council in writing within 14 days of the disqualifying event. Failure to do this may result in a surcharge being applied.

If you have any queries regarding CIL please contact us at [cil@havant.gov.uk](mailto:cil@havant.gov.uk) or a member of our CIL Team on (023) 92446545.

Yours faithfully

[Planning Services](#)

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