Chesterfield Community Infrastructure Levy (CIL)

Annual CIL Rate Summary 2027

The Chesterfield Community Infrastructure Levy (CIL) Charging Schedule took effect on 1st April 2016.

This Annual CIL Rate Summary relates to the calendar year running from the 1st January 2027 to the 31st December 2027.

It is published in accordance with CIL Regulation 121C (Annual CIL Rate Summary).

The requirement to apply an index of inflation is set out within Schedule 1 of the CIL Regulations 2010 (as amended). In relation to the calendar year 2027 and any subsequent calendar year, the relevant index is the RICS CIL Index published by the BCIS. The BCIS CIL Index figure for 2027 was published on the 27th October 2026.

The latest index figure (**412**) is an increase of 43% on the original CIL rates set on the adoption of the Chesterfield Charging Schedule in 2016.

The CIL Rates for 2027 are set out in the table below:

Development type	**CIL charge 2016 (£ per Sq.m)**	**Index rate 2016**	**Index rate 2027**	**CIL rate for 2027 (£ per Sq.m)**
Staveley & Rother Valley Corridor	£0	n/a	n/a	**£0**
Residential (C3) Low zone	£20	288	412	**£28.61**
Residential (C3) Medium zone	£50	288	412	**£71.53**
Residential (C3) High zone	£80	288	412	**£114.44**
Retail (Former use class A1- A5)	£80	288	412	**£114.44**