

## West Berkshire CIL Guidance - permitted development/prior approval developments and CIL

Development permitted under a 'general consent' such as permitted development or prior approval is CIL liable if a new dwelling is being created (even if this is through a change of use) or if more than 100 sqm of new residential or Class A1–A5 use floor space is being created.

If you intend to commence development under a general consent and it is CIL liable you will need to submit a Form 5: Notice of Chargeable Development to the Developer Contributions Team before you commence development. **This notice should be received and acknowledged by the Developer Contributions Team before any work commences on the site.**

- [Form 5: Notice of Chargeable Development](#) (Planning Portal form)

The notice must be accompanied by

- A plan which identifies the land to which the notice relates
- Floor plans and elevations of any buildings in use on that land which are to be demolished before the completion of the chargeable development;
- Floor plans and elevations of any buildings in use on that land which will be part of the chargeable development on completion, and
- Floor plans and elevations of any additional floorspace being created
- The description of the development which is the subject of the notice.
- Evidence that the existing floorspace has been in use for six months in the three years prior to the date of the submitted Form 5.

Further information may be required if we are unable to determine the CIL liability from the information submitted.

If you are unsure if your development is CIL liable please contact the Developer Contributions Team at [cil@westberks.gov.uk](mailto:cil@westberks.gov.uk) who will be able to advise further.