

South Worcestershire Councils Community Infrastructure Levy Draft Charging Schedule Examination

Hearing 14/09/2026

Agenda

Introductions

Justification for a CIL

Industrial and Logistics Development

- Assumptions-yields, build costs, rental levels, site servicing and infrastructure, developers' return
- Sensitivity testing
- Should Two Shires Park be treated as a strategic site

Residential Development

- Are the viability assumptions reasonable
- Would the proposed rate threaten housing delivery

Are the benchmark land values justified

Application of CIL in vicinity of strategic growth areas

Any other matters

Keith Holland

Examiner

Participants

South Worcestershire CIL Authorities

Addison Rees Planning Consultancy Ltd

Homes England

LRM for Bloor Homes

Pegasus Group for Johnson Brothers