

## **Trafford Council Annual CIL Rate Summary 2026**

In accordance with Regulation 121C of the Community Infrastructure Levy (CIL) Regulations 2010 (as amended), Trafford Council as a CIL charging authority is issuing this Annual CIL Rate Summary. Annual rates are shown for.

- Borough CIL adopted 6<sup>th</sup> April 2014 (Table 1), effective 6<sup>th</sup> April 2014.
- Borough CIL charging schedule for the current year effective 01<sup>st</sup> January 2026 (Table 2)

The Community Infrastructure Levy (CIL) is subject to indexation which allows the rates to be increased or decreased keeping the rates responsive to market conditions, reflecting inflation. The Department for Levelling Up, Housing and Communities (DLUHC) developed and introduced an annual index rate, effective following the changes to the CIL Regulations in September 2019. More information on this is available on RICS website: <http://www.rics.org/uk/products/data-products/ric-community-infrastructure-levy-index/>

The tables below set out the original CIL charging schedule rates, and the subsequent annual rates taking account of indexation. BCIL1 rates are applicable to CIL liable planning applications approved from 6 April 2014. The rates for 2023, 2024, 2025 and 2026 are also included for reference.

Use Class / Development type	Charging Schedule 2014	Indexed Rate 2023	Indexed Rate 2024	Indexed Rate 2025	Indexed Rate 2026
<b>Private Market Houses in:</b>					
Cold charging zones	£20.00	£29.80	£31.80	£32.72	£33.47
Moderate charging zones	£40.00	£59.60	£63.60	£65.44	£67.00
Hot charging zones	£80.00	£119.20	£127.20	£130.88	£133.89
<b>Apartments in:</b>					
Cold charging zones	NIL	NIL	NIL	NIL	NIL
Moderate charging zones	NIL	NIL	NIL	NIL	NIL
Hot charging zones	£65.00	£96.85	£103.35	£106.34	£108.78
Retail Warehouses	£75.00	£111.75	£119.25	£122.70	£125.50
Supermarkets outside of defined town centres	£225.00	£335.25	£357.75	£368.10	£376.57

Supermarkets within the defined town centres of Altrincham, Sale, Stretford and Urmston	NIL	NIL	NIL	NIL	NIL
Public/Institutional Facilities as follows: education, health,	NIL	NIL	NIL	NIL	NIL
community & emergency services, public transport	NIL	NIL	NIL	NIL	NIL
Offices	NIL	NIL	NIL	NIL	NIL
Industry and warehousing	NIL	NIL	NIL	NIL	NIL
Leisure	£10.00	£14.90	£15.90	£16.36	£16.70
Hotels	£10.00	£14.90	£15.90	£16.36	£16.70
All other development	NIL	NIL	NIL	NIL	NIL

**Table 1.** Borough CIL 1 (adopted 6 April 2014)

**Calculation:** Indexation is applied to the adopted add link for [charge rate](#) rates using the formula set out in CIL Regulation 121C paragraph 2(e)(iii):  $(R * IY) / IC$

**Where:**

- **R** is the CIL rate when the Charging Schedule took effect.
- **IY** is the index figure for the given calendar year (see table 1a).
- **IC** is the index figure for the calendar year in which the Charging Schedule took effect.

**Table 1a.** RICS published index figures for relevant calendar year:

	2022	2023	2024	2025
IY (for relevant calendar year)	355	381	391	400
IC (Index figure for 2014)	239	239	239	239

**Table 2.** Borough CIL (adopted 24 July 2014 and current year 2026)

Use Class / Development type	Charging Schedule 2014	Indexed Rate 2026
<b>Private Market Houses in:</b>		
Cold charging zones	£20.00	£33.47
Moderate charging zones	£40.00	£67.00
Hot charging zones	£80.00	£133.89
<b>Apartments in:</b>		
Cold charging zones	NIL	NIL
Moderate charging zones	NIL	NIL
Hot charging zones	£65.00	£108.79
Retail Warehouses	£75.00	£125.50
Supermarkets outside of defined town centres	£225.00	£376.57
Supermarkets within the defined town centres of Altrincham, Sale, Stretford and Urmston	NIL	NIL
Public/Institutional Facilities as follows: education, health, community & emergency services, public transport	NIL	NIL
Offices	NIL	NIL
Industry and warehousing	NIL	NIL
Leisure	£10.00	£16.70
Hotels	£10.00	£16.70
All other development	NIL	NIL

**Calculation:** Indexation is applied to the adopted [charge rate](#) rates using the formula set out in CIL Regulation 121C paragraph 2(e)(iii)

$$\frac{R \times IY}{IC}$$

Where:

- **R** is the CIL rate when the Charging Schedule took effect.
- **IY** is the index figure for the given calendar year.
- **IC** is the index figure for the calendar year in which the Charging Schedule took effect.

**Table 2a.** RICS published index figures for relevant calendar year:

	October 2025
IY (for relevant calendar year)	400
IC (Index figure for 2014)	239