

## Gulley, Nicola

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**From:** Gregory Byrne [byrne137@btinternet.com]  
**Sent:** 26 June 2013 12:33  
**To:** Local Development Plan  
**Subject:** CIL DRAFT CHARGING SCHEDULE

Hello Spatial Dev. Team

Thank you for inviting my comments on the draft CIL. I have now had the opportunity to peruse your draft document and make the following observations:

- We have an economy throughout the UK that is “flat-lining” and with little growth prospects in the foreseeable future; with the prospects for Wales in general sadly much worse – any additional “growth taxes” should be avoided, and the CIL is such a “growth tax”. Whatever RCTCBC’s own financial difficulties – the proposed CIL is a bad initiative for RCT and may cost more in lost opportunity than it generates in levy funds, I hope our local politicians can see their way to rise above a narrow self-interest for the Council.
- I see from the Map that there is a number of zones with different charging regimes, and as I fear there will not be the political vision and courage to rise above the Council’s self-interest referred to above, I suggest the following revisions: Zone 1 (Nil charge) should be extended southwards to a line approximating to Rhydfelin in Pontypridd, and the remainder of the County Borough should be classed as your proposed Zone 2. Zone 3 should be scrapped altogether as likely to be seriously detrimental to RCT’s growth prospects.

Please acknowledge receipt of this message.

Kind regards

Gregory Byrne  
Gregory Byrne and Associates

27/06/2013