

13th May 2025

Eastmere Paddocks Ltd
Mr C Monk
Shopland Gray
Quarry Lane
Chichester

CIL Officer
Planning Policy and Conservation
Arun District Council
Arun Civic Centre
Maltravers Road
Littlehampton
West Sussex
BN17 5LF

Tel: 01903 737500 ext. 37448
Email: cil@arun.gov.uk
Website: www.arun.gov.uk/cil

Community Infrastructure Levy (CIL)

Liability Notice

Regulation 65, Community Infrastructure Levy Regulations (2010), as amended

1. **Date Issued:** 13th May 2025
2. **CIL collecting authority:** Arun District Council, Arun Civic Centre, Maltravers Road, Littlehampton, West Sussex, BN17 5LF
3. **Name and address of liable recipient:** Mr C Monk Shopland Gray Quarry Lane Chichester
4. **Details of chargeable development to which this liability notices relates:**
 - a. **Planning Permission Reference:** BN/128/24/RES
 - b. **Liability Notice Reference** 1626
 - c. **Site address:** Eastmere Stables Eastergate Lane Eastergate PO20 3SJ
 - d. **Development of Description:** Approval of reserved matters (other than access) following the grant of BN/99/22/OUT (APP/C3810W/22/3312864) for 9 No. dwellings. This application is in CIL zone 3 and is CIL liable as new dwellings.
5. **CIL Liability**

£123,026.50 of Community Infrastructure Levy is payable to Arun District Council as the CIL collecting authority, on commencement of development on planning permission BN/128/24/RES. This charge has been levied under Arun District Council's CIL charging schedule and s211 of the Planning Act 2008.

Further details on payment procedures can be found at point 8.

I acknowledge receipt of Form 2 (Assumption of Liability), therefore the person stated at paragraph 3 is liable to pay CIL and will receive the Demand Notice

6. How we calculated this figure

We calculated this figure from the following information:

Dev. Type CIL Rate £	Floorspace m2	TPI Used	Calculated Date	CIL Amount
Zone 3 Res <= 10 CIL Rate 150.00	Gross: 1478 Demolished: 759 Retained: Increase: 719	381	13-01-2025	£123,026.50

7. Are you eligible for Exemption or Relief from CIL?

In accordance with the CIL Regulations 2010 (As amended), you no longer meet the criteria for exemption and full payment is required immediately. Exemption claims must be submitted prior to commencement taking place. For further information, please see the Ministry for Housing, Communities and Local Government's guidance: <https://www.gov.uk/guidance/community-infrastructure-levy#relief-and-exemptions>

8. When will this CIL amount be due for payment?

In accordance with Regulation 71 of the CIL Regulations 2010 (as amended), the above amount is due immediately, you will receive a separate Demand Notice alongside this Liability Notice which will provide further detail on how much and when to pay.

In light of the Covid-19 situation the government is proposing to publish temporary amendments to the CIL Regulations to allow for the relaxation of CIL enforcement processes including the deferral of CIL payments. Therefore, in light of the government's approach, the collecting authority will not apply the relevant discretionary surcharges in this instance, and will allow for your payment to be made in 3 equal instalments - **payable 60, 120 and 180 days from the date of the Demand Notice.**

Some, or the entire amount, may also be paid by transferring land to the CIL charging authority or another beneficiary agreed with the charging authority. [See the CIL guidance on Payment in kind for more information.](#)

Consequences of non payment

Failure to pay CIL liabilities in accordance with the Demand Notice may result in the collecting authority imposing surcharges, serving a CIL stop notice prohibiting further development on the site and/or taking action to recover the debt due. [Please see the guidance published by the Department for Communities and](#)

[Local Government for more information.](#)

9. The amount of CIL liability in this notice is a local land charge

This CIL liability has been registered as a local land charge against the land affected by the planning permission in this notice. This charge will be removed on full payment.

10. New liability notices may be issued

Any change in the details contained in this notice (including calculation of the chargeable amount or amount of relief granted) will lead to the collecting authority issuing a new liability notice.

11. Do you think we have made a mistake in our calculations?

You may submit a request for us to review it under Regulation 113 of the CIL Regulations 2010 (as amended) within 28 days of the date issued. If you are unhappy with the calculation following this review, you can appeal to the Planning Inspectorate. [View further details of CIL appeals.](#)

This notice has also been copied to the following recipients:

Name and address of other recipient(s) of this notice	Category of recipient
Mr J Shopland Eastmere Paddocks Ltd NJS Quarry Lane Chichester West Sussex PO19 8NY	Applicant on 1st PP
Mrs S Leeson 32 North Street Chichester West Sussex	Agent
Arun District Council	Land Charges

Yours faithfully



Neil Crowther
Group Head of Planning