

STATUTORY DECLARATION

I, Hannelie Smit, of 13 Southdown Road, Bognor Regis, PO21 2JS, do solemnly and sincerely declare as follows:-

1. I acquired 9 Annadale Avenue on 31 May 2019.
2. The council granted planning permission in case BR/395/06 to HMO in 2007. That case does not refer to persons but 6 bedrooms. The reality seems to be that the head count was not established.
3. There is now shown to me an exhibit marked HS1 which contains documents evidencing over 10 years use.
4. From the date of purchase from Mrs Butcher I have continued the established HMO use and her evidence under a statement of truth is within HS1.
5. The combination of HMO licences and use I believe suffices to prove the breach, if indeed there is any, is immune.
6. I confirm that this declaration was produced by Solicitors instructed by me and is based upon what I have told them.

And I make this solemn declaration conscientiously believing the same to be true and by virtue of the provisions of the Statutory Declarations Act 1835.

Signed

Ms Hannelie Smit

DECLARED at

this 14th day of

wannops LLP
8 South Pallant
Chichester
West Sussex
PO19 1th

2022

Before me



— VICTORIA KATIE MOORE

A Commissioner for Oaths/Solicitor

Address:

wannops LLP
8 South Pallant
Chichester
West Sussex
PO19 1th

STATUTORY DECLARATION

of

Hannelie Smit

EXHIBIT HS1

This is the exhibit HS1 referred to within the Statutory Declaration of Hannelie Smit

DECLARED at

wannops LLP
8 South Pallant
Chichester
West Sussex
PO19 1th

this 1st day of April 2022

Before me  - VICTORIA KATIE MOORE

~~A Commissioner for Oaths/Solicitor~~

Address:

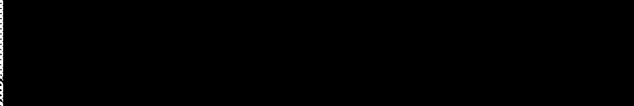
wannops LLP
8 South Pallant
Chichester
West Sussex
PO19 1th

WITNESS STATEMENT

I, Karin Butcher of 18 Arun Business Park, Shripney Road, West Sussex, PO22 9SX state as follows:-

I confirm that, with my husband, I owned 9 Annandale Avenue, Bognor Regis, PO21 2ES from 08/09/2006 until 31/05/2019 and this was used as a large HMO, housing 10 people continuously during that period as demonstrated by our Rental Income reports, and in accordance with our planning permission and HMO licence.

I believe that the facts stated in this witness statement are true I understand that proceedings for contempt of court may be brought against anyone who makes, or causes to be made, a false statement in a document verified by a statement of truth without an honest belief in its truth.

Signed 

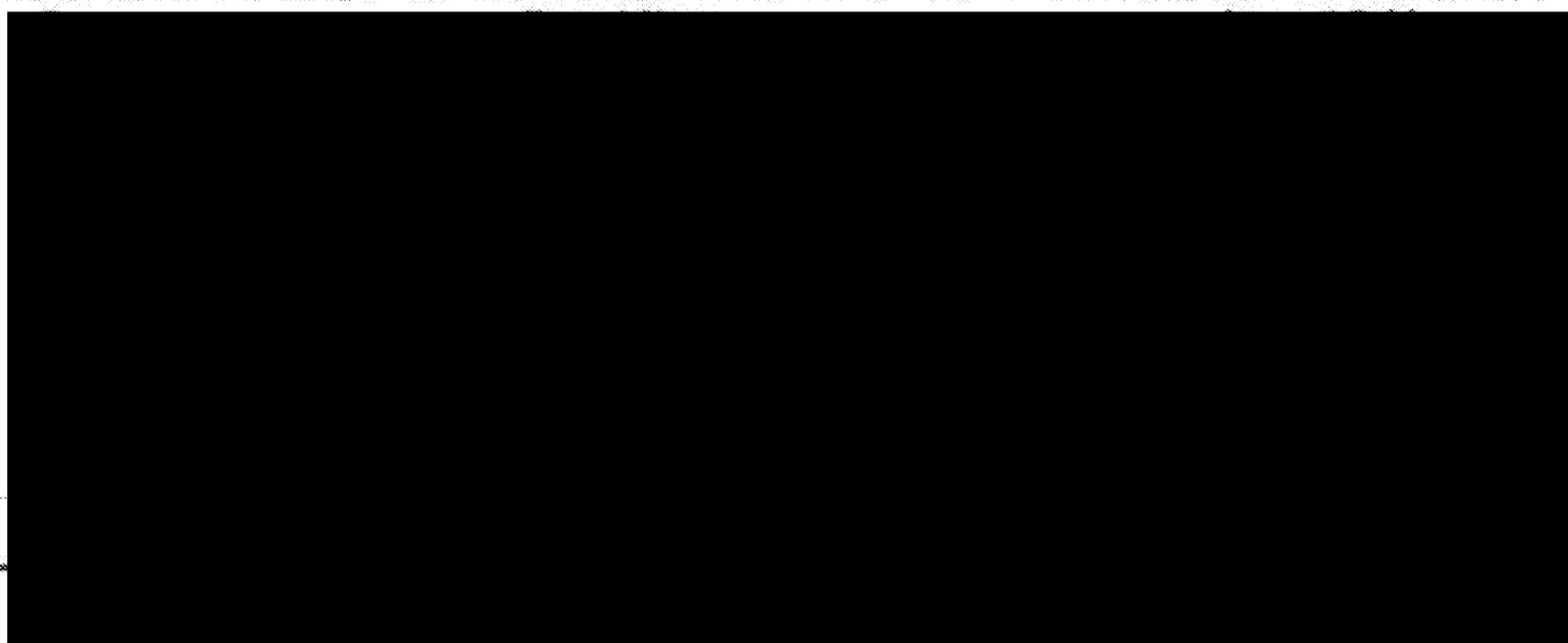
Dated: 25/3/22 2022

Rental Income Report

for the period from 06/04/2018 to 05/04/2019

Property Name: 9 Annandale Avenue

Address: 9 Annandale Avenue, Bognor Regis, West Sussex, PO21 2ES, United Kingdom

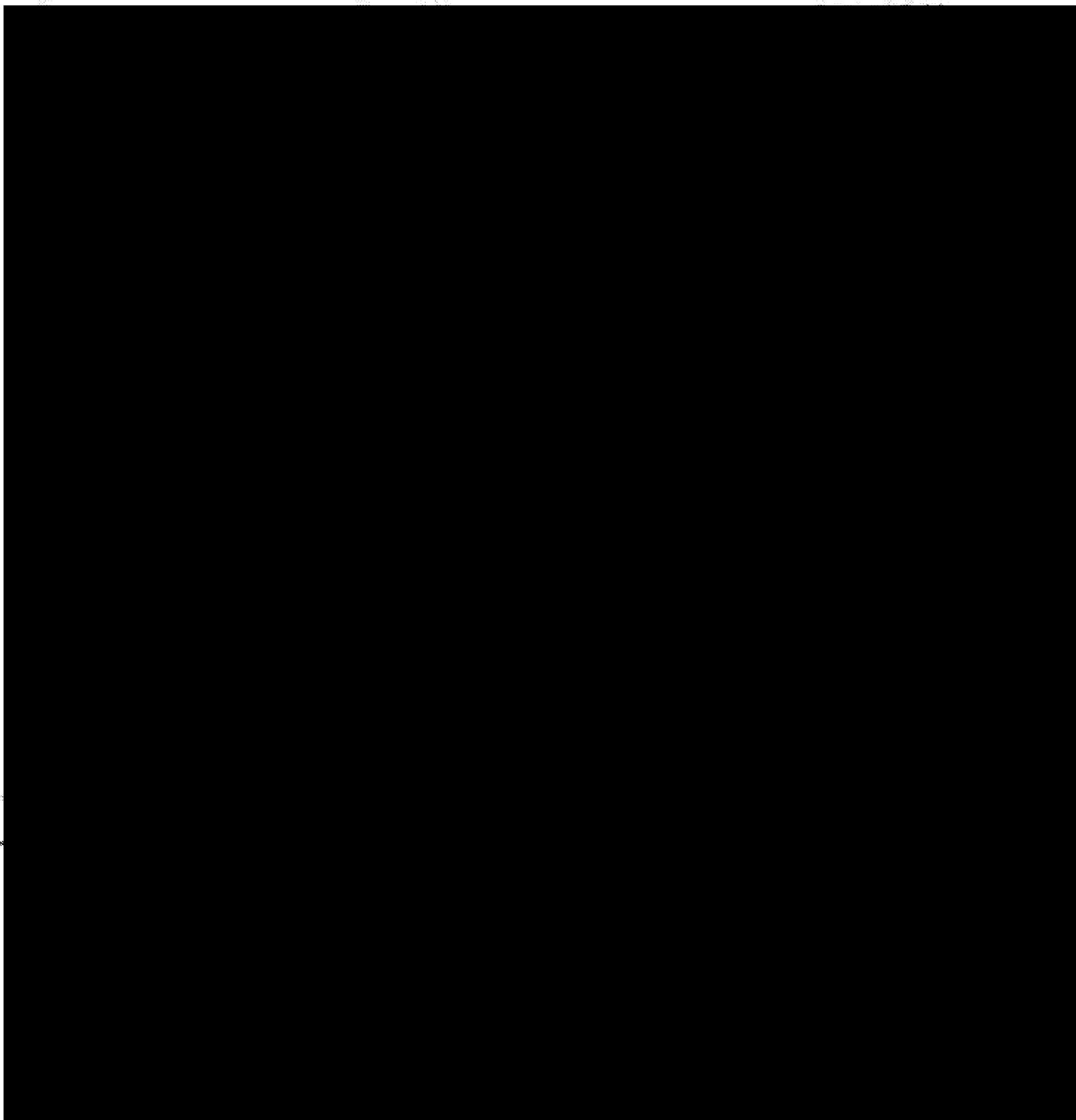


Rental Income Report

for the period from 05/04/2017 to 05/04/2018

Property Name: 9 Annandale Avenue

Address: 9 Annandale Avenue, Bognor Regis, West Sussex, PO21 2ES, United Kingdom

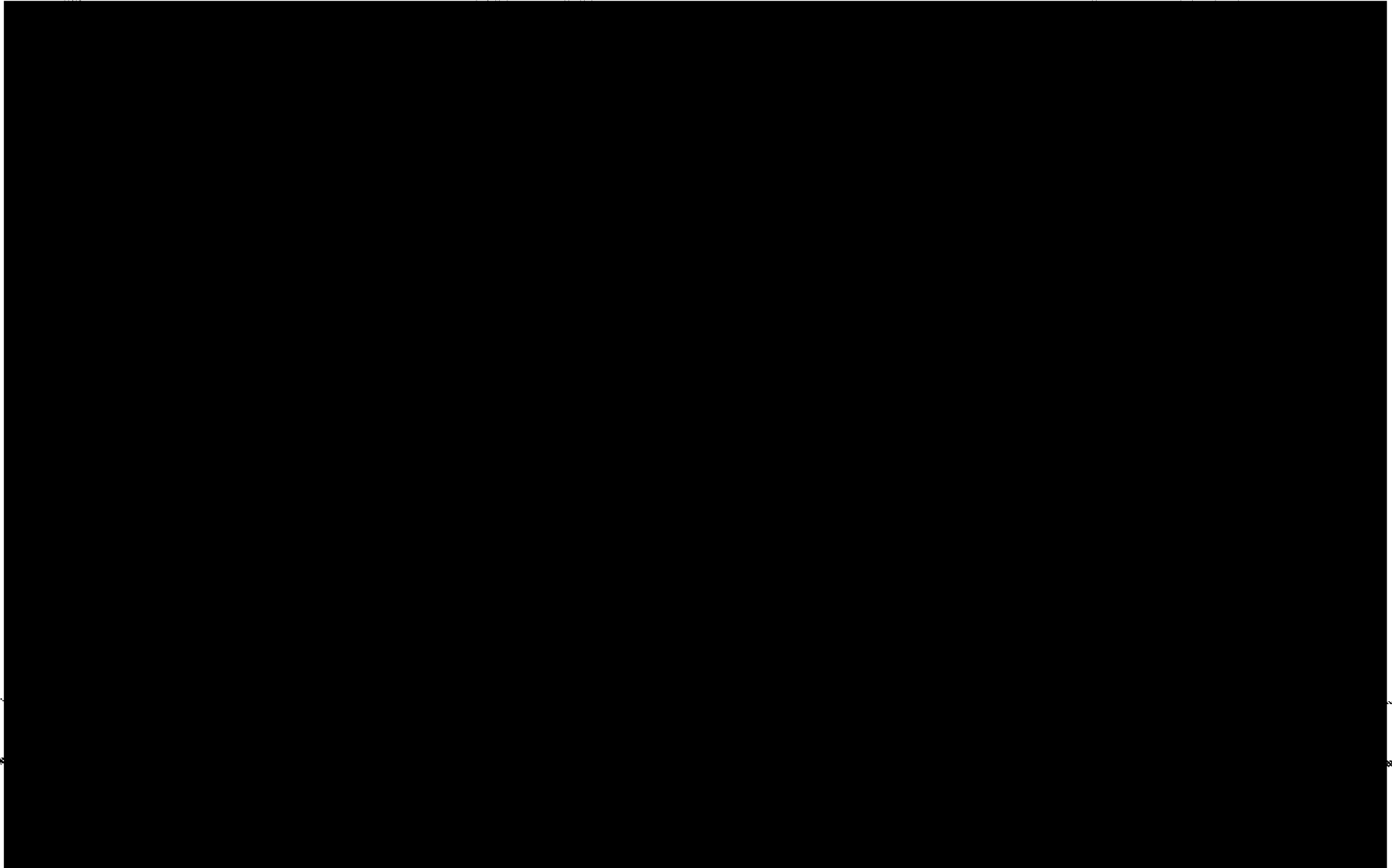


Rental Income Report

for the period from 06/04/2016 to 05/04/2017

Property Name: 9 Annandale Avenue

Address: 9 Annandale Avenue, Bognor Regis, West Sussex, PO21 2ES, United Kingdom

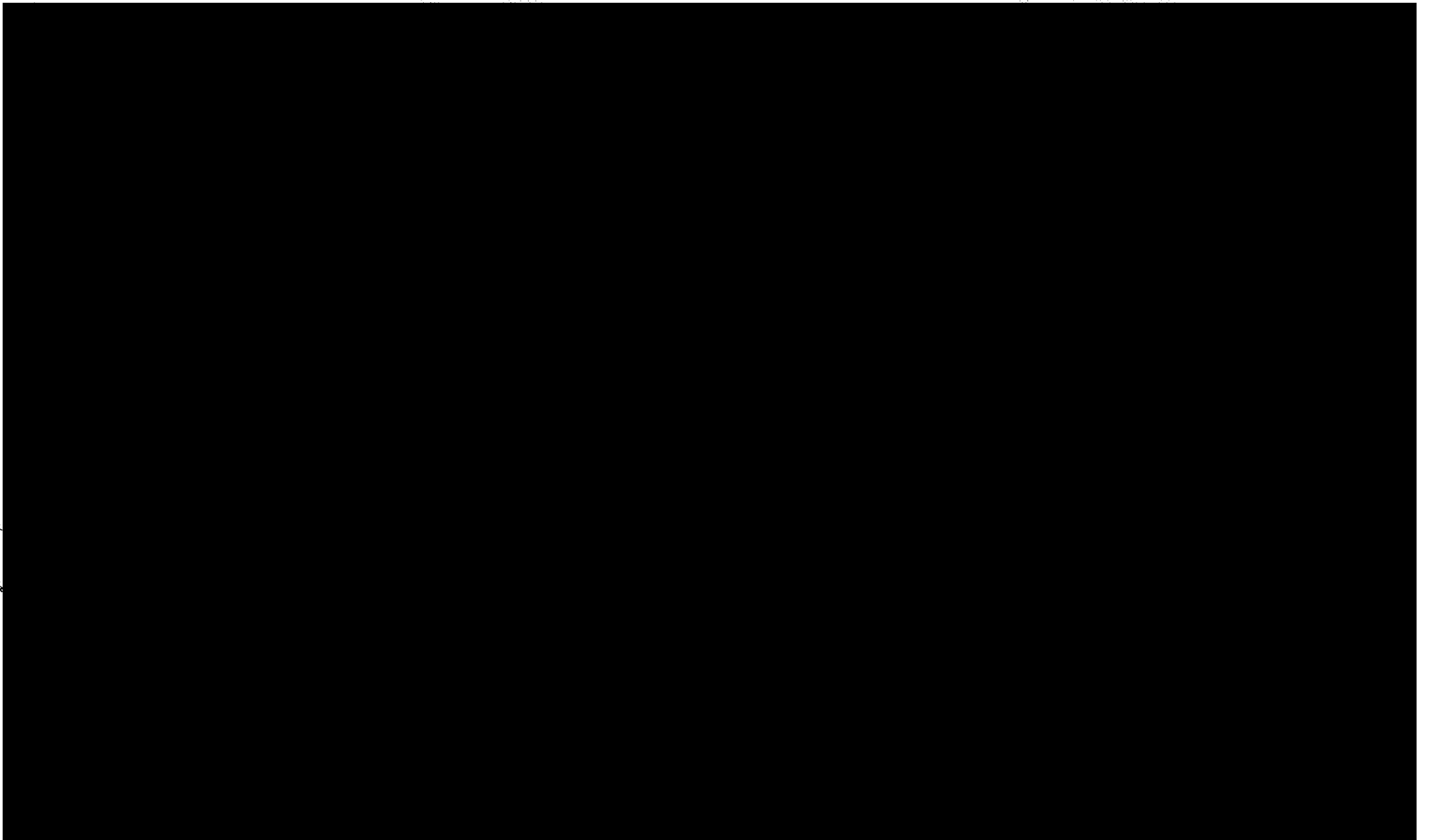


Rental Income Report

for the period from 06/04/2015 to 05/04/2016

Property Name: 9 Annandale Avenue

Address: 9 Annandale Avenue, Bognor Regis, West Sussex, PO21 2ES, United Kingdom

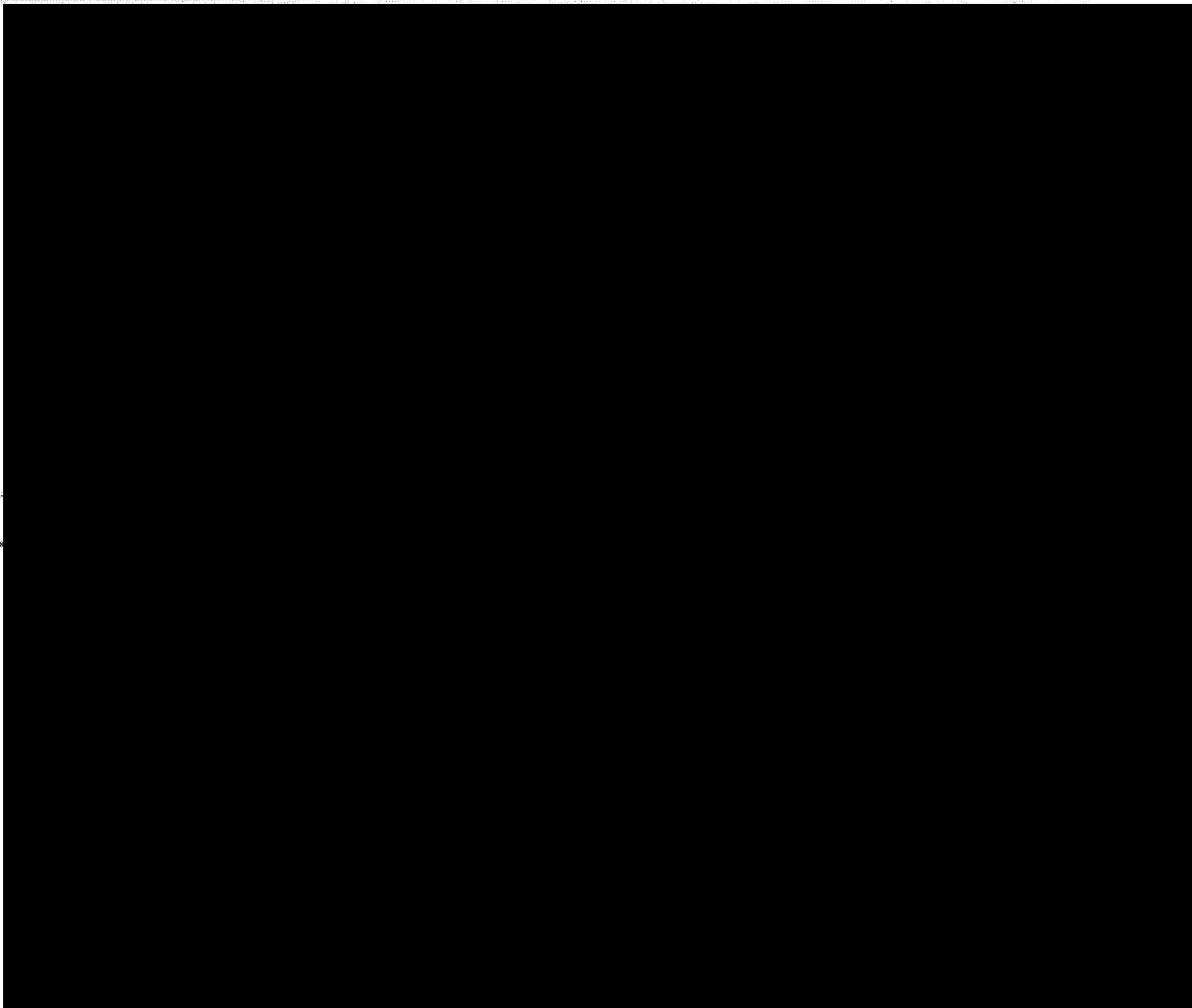


Rental Income Report

for the period from 06/04/2014 to 05/04/2015

Property Name: 9 Annandale Avenue

Address: 9 Annandale Avenue, Bognor Regis, West Sussex, PO21 2ES, United Kingdom

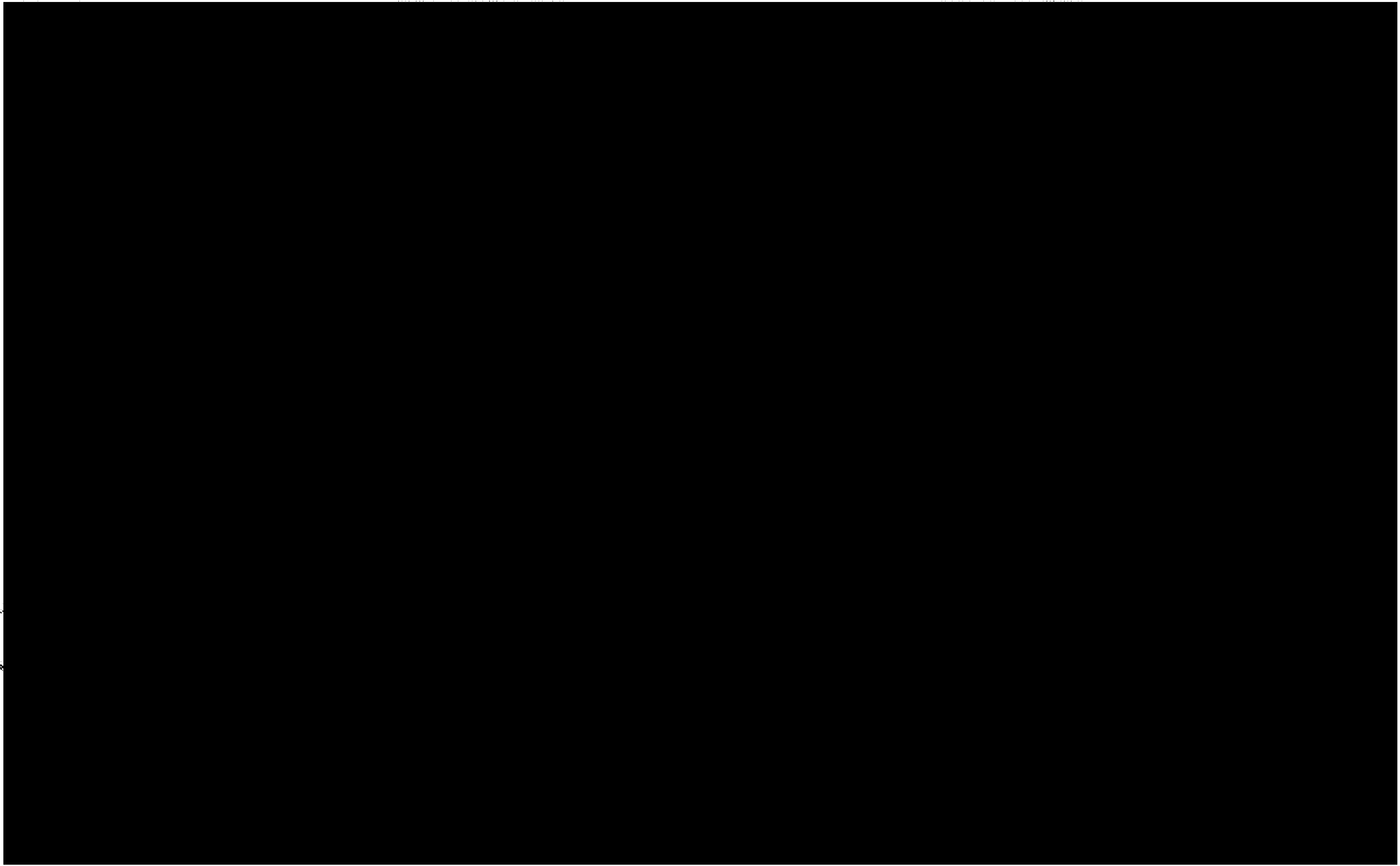


Rental Income Report

for the period from 06/04/2012 to 05/04/2013

Property Name: 9 Annandale Avenue

Address: 9 Annandale Avenue, Bognor Regis, West Sussex, PO21 2ES, United Kingdom

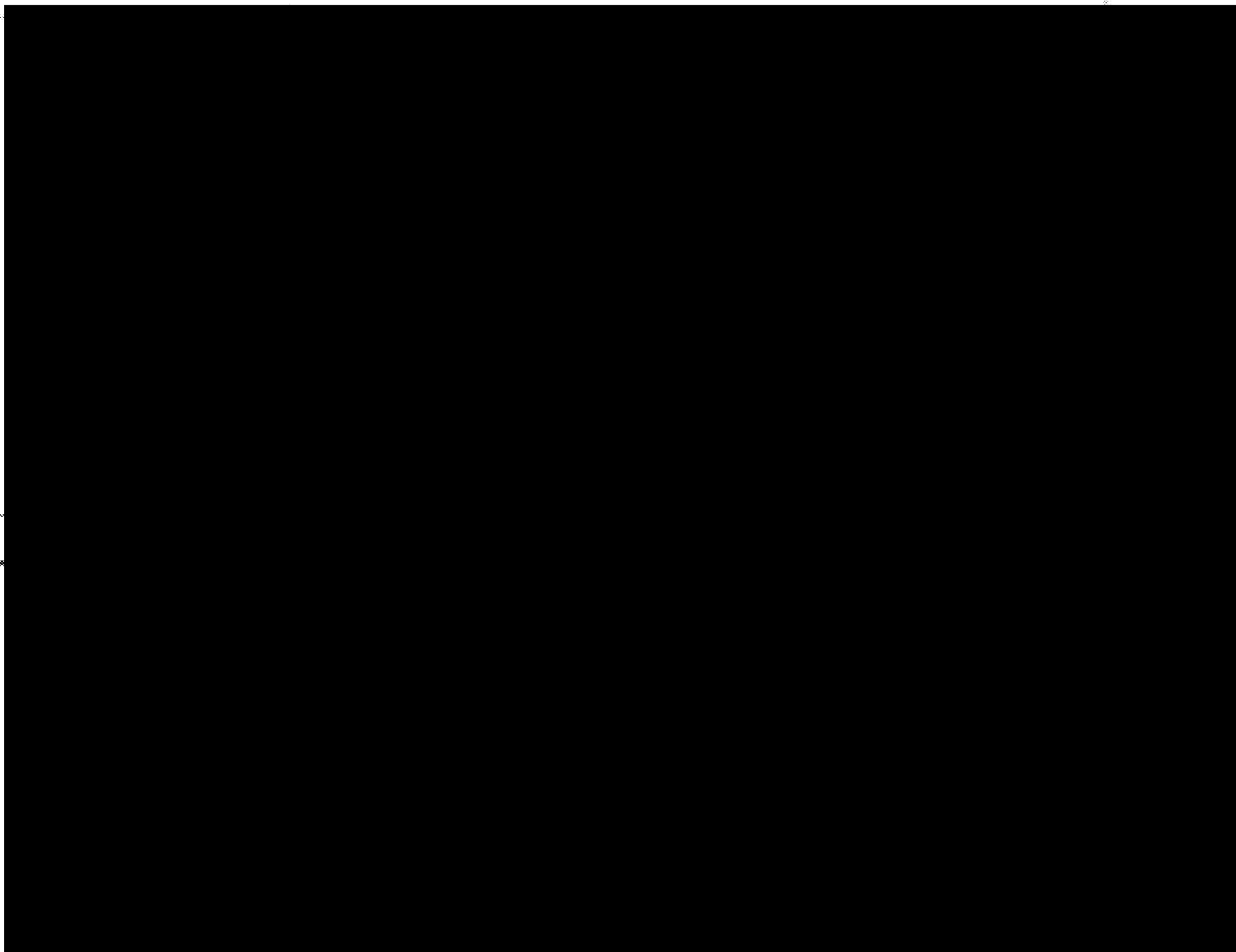


Rental Income Report

for the period from 06/04/2011 to 05/04/2012

Property Name: 9 Annandale Avenue

Address: 9 Annandale Avenue, Bognor Regis, West Sussex, PO21 2ES, United Kingdom



WITNESS STATEMENT

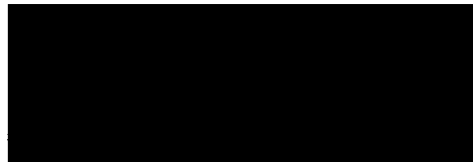
I, Rachel Tinahy, of 19 Colworth Road, Bognor Regis, PO21 5BL state as follows:-

I confirm that, with my husband, I lived at 9 Annandale Avenue, Bognor Regis, PO21 2ES from September 2012 until October 2013. At that time the house was a licenced HMO for 10 people. I know this because I had to enquire this exact information from the landlady for my husband's visa application, and it was consistent with my knowledge of the occupation of the property during that period.

I was aware of the occupants. I saw them regularly moving around the house and in the shared kitchen and garden. I was on friendly terms with a few, we had regular face to face conversation and with one we also spent some time together outside of the house.

I believe that the facts stated in this witness statement are true I understand that proceedings for contempt of court may be brought against anyone who makes, or causes to be made, a false statement in a document verified by a statement of truth without an honest belief in its truth.

Signed

A black rectangular box redacting the signature of Rachel Tinahy.

Dated: 23 March 2022



Arun District Council
Arun Civic Centre
1 Maltravers Road
Littlehampton
West Sussex BN17 5LF

Tel: (01903) 737755

Fax: (01903) 723936
DX: 57406 Littlehampton
Email: publichealth.housing@arun.gov.uk

Licence to use a property as a House in Multiple Occupation

Number: 7530

Housing Act 2004

The House in Multiple Occupation situated at:

9 ANNANDALE AVENUE
BOGNOR REGIS
PO21 2ES

is licensed by Arun District Council in accordance with the provisions of Part 2 of the Housing Act 2004 from

29 March 2017
until
28 March 2022

Subject to the conditions required by Schedule 4 of the Act and any additional conditions imposed by virtue of Section 67 of the Act which form part of this licence

The Licence is issued to: **Mrs K Butcher** (The Licence Holder)

The maximum number of households is: 6

The maximum number of occupants is: 10
Licence Number: 7530

Signed:
For Head of Housing

Date: 15th May 2017.....

Conditions of Licence



Arun District Council
Civic Centre
Maltravers Road
Littlehampton
West Sussex BN17 5LF

Tel (01903) 737755

Mr. & Mrs. N. Butcher
12 The Saddlers
Westhampnett
Chichester
West Sussex
PO18 0PR

Fax: (01903) 723938

DX: 57406 Littlehampton

Minicom: (01903) 732765

web: www.arun.gov.uk/eh

email: publichealth.housing@arun.gov.uk

1 February 2007

Your Ref:

Our Ref: EH/LK/HMOLICENSING/meo

Please ask for:

Malcolm Oliver

Environmental Health

Direct Line: (01903)737572

Dear Mr & Mrs Butcher

Housing Act 2004

Property Address: 9 Annandale Avenue, Bognor Regis

Further to our telephone conversation today, the following points are confirmed.

The revised plans, showing room sizes, recently deposited with the Planning Department have been viewed by Environmental Health (Housing) in order to determine that as a licensable House in Multiple Occupation there will be sufficient facilities and amenities for the number of persons who will occupy the building. From this it has been determined that for eleven persons there are insufficient baths/showers. In order to remedy this situation the following are offered:-

1. Reduce the maximum number of persons in the building from 11 to 10.
Or
2. Convert the Wc at second floor level to a shower.
Or
3. Make alterations to the large first floor room that contains both a bath and a shower to form two separate units.

Should you require any further information or advice please do not hesitate to contact me.

Yours sincerely

Malcolm Oliver
HMO Officer

Ian Sumnall Chief Executive, Strategy Director • Colin Rogers Services Director • Nigel Croad Resources Director

www.arun.gov.uk



• Environmental Health

• Littlehampton and Bognor Regis Customer Services Help Point

DRAFT

Licence to use a property as a House in Multiple Occupation

Number: 7530

Housing Act 2004

The House in multiple occupation situated at:

9 ANNANDALE AVENUE
BOGNOR REGIS
PO21 2ES

is licensed by Arun District Council in accordance with
the provisions of Part 2 of the Housing Act 2004 from

29 March 2007
until
28 March 2012

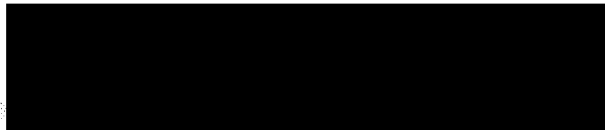
Subject to the conditions required by Schedule 4 of the Act and any additional
conditions imposed by virtue of Section 67 of the Act which form part of this licence

The Licence is issued to: MRS K BUTCHER (The Licence Holder)

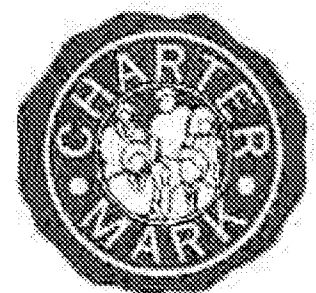
The maximum number of households is: 6

The maximum number of occupants is: 10

Licence Number: 7530

Signed: 
Head of Environmental Health

Date: 1st MARCH 2007



CUSTOMER SERVICE EXCELLENCE



Arun District Council
Civic Centre
Maltravers Road
Littlehampton
West Sussex
BN17 5LF

Tel: 01903 737755
Fax: 01903 723936

Web: www.arun.gov.uk/
Email: licensing@arun.gov.uk

Housing Act 2004

**Licence to use a Property as a
House in Multiple Occupation**

Licence Number: 112187

The House in Multiple Occupation situated at:

9 Annandale Avenue, Bognor Regis, West Sussex, PO21 2ES

is licensed by Arun District Council in accordance with the provisions of Part 2 of the Housing Act 2004 from

31 May 2019
until
30 May 2024

Subject to the conditions required by Schedule 4 of the Act and any additional conditions imposed by virtue of Section 67 of the Act which form part of this licence

The Licence is issued to: Many Rooms Limited (The Licence Holder)

The maximum number of households is: 6

The maximum number of occupants is: 10

Signed:

Principal Environmental Health Officer
Dated: 09 August 2019