

[REDACTED]

From: Maria Tomalova
Sent: 16 August 2019 10:15
To: Planning Scanning
Subject: FW: BR/154/19/PL, 8 Mead Court

[REDACTED]

Thank you

Maria Tomalova | Senior Planning Officer, Directorate of Place, Arun District Council | Location: First Floor, Arun Civic Centre,
Maltravers Road, Littlehampton, BN17 5LF

[REDACTED]

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From: Alastair Smyth [REDACTED]
Sent: 16 August 2019 08:18
To: Chris Moore [REDACTED]
Cc: Maria Tomalova [REDACTED]
Subject: Re: BR/154/19/PL, 8 Mead Court

Hi,

The reason I applied for the license for 8 people as opposed to 6 people, in October last year (when mandatory licensing came out) Was to future proof the house/license and save the costs of re-applying for the license for an additional 2 people and to ensure licensing would also allow 8 people (it was only a small amount extra to do it at that time as opposed more expensive to do it at a later date) , if the planning application to change from 6 to 8 was granted.

To confirm it's being currently used as a 6 person HMO under PD

If the planning is granted, we will then convert the the garage (permission already granted for this) to living accommodation to gain the space, required for the 8 people.

Hope that clarifies my reasoning.

Best regards
Alastair

Sent from Alastair Smyth's iPhone

On 15 Aug 2019, at 5:57 pm, Chris Moore <[REDACTED]> wrote:

Dear Maria,

With reference to the above and your emails, I can confirm the following;

- The property is currently used as a 6 x person HMO, whilst there are 7 bedrooms, one of them is not used.

- The licence was applied for in October last year and providing planning approval is forthcoming the building (with the conversion of the garage) will then have 8 people in 8 bedrooms.

I hope this clarifies things for you. Let me know if you have further queries.

Kind regards,

Chris Moore

BSc (Hons), C.Build E MCABE
Sussex Building Consultancy Limited
3 Northcote Road
BOGNOR REGIS
PO21 5LZ



From: Maria Tomalova [REDACTED]
Sent: 15 August 2019 10:13
To: Chris Moore [REDACTED]
Subject: RE: BR/154/19/PL, 8 Mead Court

Dear Chris,

I have spoken with Environmental Health Officer about your client Licence and I am aware the licence is up to 8 people.

As you are aware, your application should be decided by the committee and it should be clear, for how many people is this HMO of 8 beds.
All legislation about HMO is dealing with number of people not bed only:
PD small HMO up to 6, Sui Generis more than 6.

If you want us to support your application you should give us this number.
On previous committee dealing with HMOs, the members asked this this question.
I am not able to finish my report without knowing how many people; if your client accommodates only 8 people within 8 bedrooms is absolutely fine, but you have to confirm it.

Kind regards

Maria

Maria Tomalova | Senior Planning Officer, Directorate of Place, [Arun District Council](#) | Location: First Floor, Arun Civic Centre,
Maltravers Road, Littlehampton, BN17 5LF



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From: Chris Moore [REDACTED]
Sent: 15 August 2019 08:48
To: Maria Tomalova <[REDACTED]>
Cc: [REDACTED]
Subject: RE: BR/154/19/PL, 8 Mead Court

Dear Maria,

In reply to your email I can confirm that the current use is a 6-Bed HMO.

Kind regards,

Chris Moore

BSc (Hons), C.Build E MCABE
Sussex Building Consultancy Limited
3 Northcote Road
BOGNOR REGIS
PO21 5LZ

From: Maria Tomalova [REDACTED]
Sent: 14 August 2019 12:47
To: Chris Moore [REDACTED]
Subject: RE: BR/154/19/PL, 8 Mead Court

Dear Mr Moore,

Working on my committee report for an above application I have learned that the proposal property obtained last year an HMO licence for 8 people what is Sui Generis.

Can you establish the existing use of this property?

Kind regards

Maria

Maria Tomalova | Senior Planning Officer, Directorate of Place, [Arun District Council](#) | Location: First Floor, Arun Civic Centre, Maltravers Road, Littlehampton, BN17 5LF
[REDACTED]

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From: Chris Moore [REDACTED]
Sent: 22 July 2019 10:17
To: Maria Tomalova [REDACTED]

Cc: 'Alastair Smyth' [REDACTED]
Subject: RE: BR/154/19/PL, 8 Mead Court

Dear Maria,

Thanks for the email – been away, now back.

The site as you will know is more than capable of taking twice the amount, however, I attach a copy of a revised site plan indicating 4 x spaces as requested – I trust that this is ok?

Kind regards,

Chris Moore

BSc (Hons), C.Build E MCABE
Sussex Building Consultancy Limited
3 Northcote Road
BOGNOR REGIS
PO21 5LZ

[REDACTED]

From: Maria Tomalova [REDACTED]
Sent: 15 July 2019 16:13
To: [REDACTED]
Subject: BR/154/19/PL, 8 Mead Court

Dear Mr Moore,

You have probably spotted that the above application has been objected by the Bognor Regis Town Council as such if we want to support it, it should be decided by the Committee.

One of the grounds was a lack of parking spaces provided.
I have been on the site and the site is big enough to accommodate 4 cars,
What is a requirement for 8- bed HMO.

It would be helpful if you can demonstrate the provision of 4 parking spaces.

In addition the closest available committee is on 4 of September 2019.

Kind regards

Maria

Maria Tomalova | Senior Planning Officer, Directorate of Place, [Arun District Council](http://www.arun.gov.uk) | Location: First Floor, Arun Civic Centre,
Maltravers Road, Littlehampton, BN17 5LF

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