

From: Simon Davis
Sent: 25 January 2018 11:52

Subject: 92-94 Aldwick Road, Bognor Regis, West Sussex. PO21 2PD - BR.311.17.PL

Dear Mr Paine,

I have been asked to email you regarding this application and specifically the submitted legal document. Our solicitor has found a number of problems with the deed as follows:

- 1) The Undertaking defines the Property by reference to a plan, which is not attached, Therefore please contact the applicant and request a new undertaking with the plan attached. (The plan can be the two Land Registry Plans or the block plan);
- 2) The application is on behalf of UK Car Park Management Limited ("the Company"), and Certificate A in the Application states that the Applicant has been the Owner for 21 days. The Undertaking, however, is stated to be made by Lukhbir Gohler and James Randall in favour of the Council. If the Applicant and Owner of the property is the Company then the Undertaking needs to be made by the Company.
- 3) The Undertaking is signed by Lukhbir Gohler and James Randall in their personal capacity and not as Directors of the Company. If the Application is made by the Company and the Company is the owner then the Undertaking needs to be signed by two Directors or one Director and the Secretary on behalf of the Company.
- 4) The Official Copy of Register of Title are both out of date, being dates 02.10.2013 and both show the Proprietor to be Premila Sewpaul. Therefore an up to date Official Copy of Register of Title for each property is required.

Please therefore provide a new undertaking with the plan attached, and an up to date Official Copy of Registers of Title.

I look forward to hearing from you.

Kind Regards

Simon J Davis MRTPI | Principal Planning Officer, Planning Department, Directorate of Place, Arun District Council |
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