

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

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LITTLEHAMPTON

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Principal Estates (Southern) Ltd
Mr K Smith
Smithy Cottage
22 Bell Davies Road
Fareham
Hampshire

8 December 2022

Your Ref:
Our Ref: CM/70/21/PL - CIL 1155

Please ask for:

Mrs J Grieves
Ext: 37448

Dear Mr Smith,

IMPORTANT - THIS COMMUNICATION AFFECTS YOUR PROPERTY

**COMMUNITY INFRASTRUCTURE LEVY, ENGLAND
AND WALES**

The Community Infrastructure Levy Regulations 2010

WARNING NOTICE

SERVED BY: **Arun District Council ("the Council")**

To: Mr K Smith, Principal Estates (Southern) Ltd, Smithy Cottage, 22 Bell Davies Road, Fareham, Hampshire.

1. THIS NOTICE is issued by the Council, in exercise of their power in Regulation 89 of the 2010 Regulations, because they consider that it is expedient that the activity specified in this notice may have to cease after 7 days of the serving of this notice unless the cleared payment described in paragraph 4 below has been received by the Council. The Council hereby give warning that a CIL Stop Notice will be served on or after the 15 December 2022 in exercise of their power in Regulation 90 of the 2010 Regulations on the land described below. Important additional information is given in the Annex to this notice.

2. THE LAND TO WHICH THE NOTICE RELATES:

Land at Wren Cottage, Horsemere Green Lane, Climping, West Sussex, BN17 5QZ, shown edged red on the attached plan (not to scale).

3. ACTIVITY TO WHICH THIS NOTICE RELATES:

Any activity whatsoever in connection with the works permitted under CM/70/21/PL: Subdivision of the plot and construction of 3 detached bungalows and associated parking, access and landscaping (resubmission of CM/17/21/PL). This application is in CIL Zone 3 and is CIL Liable as new dwellings and is a Departure from the Development Plan.

4. REASONS FOR ISSUING THIS NOTICE:

The reason for issuing this CIL warning notice is that there is an outstanding CIL payment of £47,107.58 (includes surcharge) in connection with this chargeable development granted planning permission under reference number CM/70/21/PL.

- This unpaid amount needs to be paid in full immediately.
- The collecting authority considers it expedient that development should stop until the amount has been paid.

5. WHAT YOU ARE REQUIRED TO DO:

The outstanding payment of £47,107.58 (include surcharge) is due in full with immediate effect, to the collecting authority

- A CIL stop notice will be placed on this chargeable development at any time after 15 December 2022 unless the outstanding CIL payment of **£47,107.58** (includes surcharge) is received in full immediately by the collecting authority.
- Notify cil@arun.gov.uk or call 01903 737500 x37448 to confirm that payment has been made.
- If a CIL stop notice is served, all relevant activity specified in this notice must cease.
- It is an offence to contravene a CIL stop notice, with the potential on summary conviction or conviction on indictment to a fine.
- Late payment interest will be added from the date due until the date paid and you will be issued with one final demand notice after we have received the payment above.

The collecting authority may also apply to the Courts for an injunction if necessary to enforce a CIL stop notice.

6. WHEN THIS NOTICE TAKES EFFECT

This CIL warning notice is dated 8 December 2022 and is effective immediately. If full payment of the outstanding CIL is not made immediately this CIL warning notice confirms the intention to progress to a CIL stop notice. A CIL stop notice may be

issued at any time **after 15 December 2022** – which will require all relevant activity specified in this notice to cease.

Dated: 8 December 2022

Signed: Mrs J Grieves
On behalf of the Council

ANNEX

YOUR RIGHTS OF APPEAL IF A STOP NOTICE IS SERVED IN RELATION TO THE LAND DESCRIBED IN PARAGRAPH 2 OF THE ATTACHED WARNING NOTICE.

You may appeal to the Planning Inspectorate against the issue of a Community Infrastructure Levy (CIL) stop notice (Regulation 119) where:

- The collecting authority did not serve a warning notice before imposing the CIL stop notice; or
- The development for which the CIL stop notice was imposed has not commenced.

Appeals against CIL stop notices must be made within 60 days of the date the notice takes effect.

Offence

93.-

1. A person commits an offence if the person contravenes a CIL stop notice
 - a. which has been served on that person; or
 - b. a copy of which has been displayed in accordance with regulation 90(6)
2. Contravention of a CIL stop notice includes causing or permitting the contravention of the notice.
3. An offence under this regulation may be charged by reference to a day or a longer period of time.
4. A person may be convicted of more than one such offence in relation to the same CIL stop notice by reference to different days or periods of time.
5. It is a defence for a person charged with an offence under this regulation to prove that
 - a. the CIL stop notice was not served on the person; and
 - b. the person did not know, and could not reasonably have been expected to know, of its existence.
6. A person convicted of an offence under this regulation is liable

- a. on summary conviction, to a fine not exceeding £20,000; or
 - b. on conviction on indictment, to a fine.
7. In determining the amount of the fine the court must have regard in particular to any financial benefit which has accrued or has appeared to accrue to the person convicted in consequence of the offence.

Yours Sincerely

Mrs J Grieves
Senior CIL Officer

Arun District Council Maps

