

From: Kathryn Welch
Sent: 02 February 2026 09:46
To: Planning Scanning
Subject: FW: LU/256/25/DOC Conditions 4, 6, 8 and 10

Please upload. PO request.

Redacted and unredacted.

Thanks,

Kathryn Welch
Senior Planning Officer, Planning Department

Please note: My working hours are currently split between Development Management and ADC Engineers, which may result in extended response times. **Development Management:** Tuesdays and Thursdays **ADC Engineers:** Mondays, Wednesdays, and Fridays

T: 01903 737789
E: kathryn.welch@arun.gov.uk

Arun District Council, Civic Centre, Maltravers Rd
Littlehampton, West Sussex, BN17 5LF
www.arun.gov.uk



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Improving the wellbeing of Arun

Delivering the right homes in the right places

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Fulfilling Arun's economic potential

From: Kathryn Welch <Kathryn.Welch@arun.gov.uk>
Sent: 20 January 2026 14:33
To: PETER SHAW [REDACTED]
Subject: Re: LU/256/25/DOC Conditions 4, 6, 8 and 10

Hi Peter,

Further to my last email, we have also undertaken some additional checks of our own records and can confirm that we have identified evidence that the foundations were dug prior to the expiry of the application. It is noted that the foundations were laid after the expiration date; however, the legislation confirms that the digging of the foundations, rather than their laying, constitutes a material operation.

For clarity and completeness, could you please confirm in writing the date on which the foundations were dug. Subject to this written confirmation, we have agreed that the matter can be considered under this application.

Turning to the conditions, as matters currently stand, I am unable to discharge Conditions 4 and 8 due to a lack of detail. Please could you therefore provide:

- please provide specification details of the EV charger including its wattage; and
- further details of the proposed bicycle shed, including overall dimensions and an image of the structure.

I would be grateful if the above confirmation and details could be provided by **30 January**, at the latest.

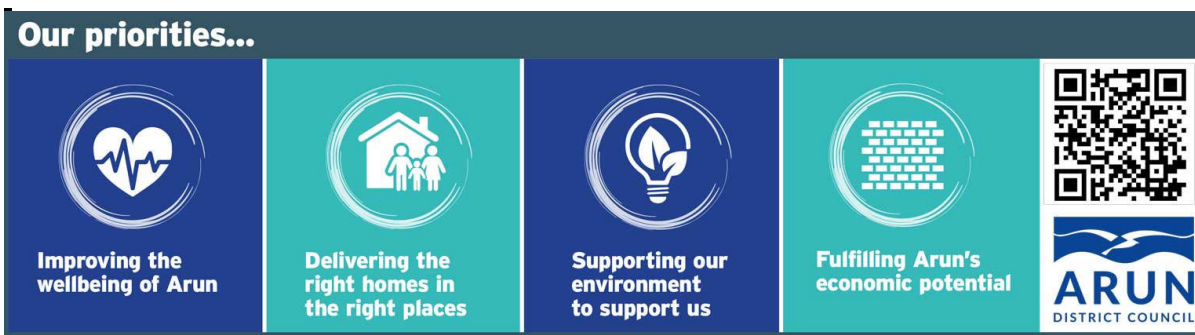
Kind regards,

Kathryn Welch
Senior Planning Officer, Planning Department

T: 01903 737789
E: kathryn.welch@arun.gov.uk

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-



From: PETER SHAW [REDACTED]
Sent: 22 December 2025 13:07
To: Kathryn Welch <Kathryn.Welch@arun.gov.uk>
Cc: Planning <Planning@arun.gov.uk>
Subject: Re: LU/256/25/DOC Conditions 4, 6, 8 and 10

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Hi Kathryn

Further to earlier discussions please see the attached showing that the work had started before August 17th.

This should be possible to cooborate with building control who would have visited prior to the concrete pour.

If you are happy with this how would you like me to proceed?

Regards,

Peter.

----- Original Message -----

From: Kathryn.Welch@arun.gov.uk
To: [REDACTED]
Sent: Tuesday, December 16th 2025, 14:57
Subject: LU/256/25/DOC Conditions 4, 6, 8 and 10

Dear Peter,

Many thanks for taking my call earlier today. As explained, it is regrettable, but I am unable to approve the discharge of conditions application currently under consideration. Unfortunately, the planning permission has expired, and it has been confirmed that works commenced after the date of expiry.

In effect, this means there is no valid planning permission for the dwelling, and I would strongly recommend that no further works are carried out on site at this time. As discussed, there may be a couple of options available to the applicant, and I would be grateful if you could keep me informed of how they intend to proceed. I can then relay any relevant information to the enforcement team to help prevent enforcement action being taken.

I would also be grateful if you could withdraw the current application otherwise I will be required to refuse them. If you could confirm your acceptance of this by the 23 December at the latest, or contact me if additional time is required.

Kind regards,

Kathryn Welch
Senior Planning Officer, Planning Department

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