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From: Hebe Smith <Hebe.Smith@arun.gov.uk>
Sent: 05 October 2026 14:03
To: Planning.Responses <Planning.Responses@arun.gov.uk>
Subject: FW: R/138/26/CLE

Hello,

Please can this be logged as a representation on R/138/26/CLE?

Thanks very much,

Hebe Smith (she/her)
Senior Planning Officer, Planning Department

T: 01903 737626
E: hebe.smith@arun.gov.uk

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Our priorities...



From: Anthony Stacey [REDACTED]
Sent: 04 October 2026 12:21
To: Hebe Smith <Hebe.Smith@arun.gov.uk>
Subject: R/138/26/CLE

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Dear Hebe Smith,

Once again I write on behalf of Cudlow Estate residents and in particular the elderly who reside in Cudlow Garden flats, about the intention to establish a food outlet at 55-57 Sea Lane. We, who have limited knowledge of planning law, were initially surprised that the above-mentioned application for a Lawful Development Certificate, makes no mention of restaurant or takeaway facilities, but then realised that this is an attempt to establish such a venture, via the back door so to speak.

Presumably the applicant is endeavouring to make the case that the premises on the ground floor of 55-57 Sea Lane, have been misused for general property services, for more than 10 years, in contradiction of R/321/88, **which allowed for an accountancy practice only...and that therefore continued breach of this condition, should be allowed for Class E general purposes, and thus a food outlet?**

Firstly there appears to be no reliable evidence that the condition was breached in the first place, never mind for ten consecutive years, and secondly why should such a breach be perpetuated by the very council which imposed it?

Finally, even if this application should proceed, local knowledge understands that a hot food take away is proposed at these premises(the ground floor is far too small to safely establish a restaurant) which would not be covered by Class E planning permission. Takeaway facilities would require a separate Sui Generis application and we see no mention of that.

All in all this application would seem to us as an attempt to seek further permission to breach the constraints of R/321/88 which as far as we can ascertain still apply to 55-57 Sea Lane and were imposed for very good reason.

Our view is that permission should be denied.

Thank you

ACE Stacey, on behalf of Cudlow Estate and Cudlow Garden residents
Knightscroft Avenue
Rustington
BN16 2HW