

## Comments summary

Dear Sir/Madam,

Planning Application comments have been made. A summary of the comments is provided below.

Comments were submitted at 30/06/2026 10:03 PM from Mr Callum Quine.

### Application Summary

|               |                                                                                                                                                                                                                                                       |
|---------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Address:      | Land And Car Parks Between 22 To 26 Upper High Street Worthing West Sussex                                                                                                                                                                            |
| Proposal:     | Erection of shipping containers over two levels to provide commercial, leisure and cafe (Class E) mixed use community hub with external access and decking, PV panels, parking and associated works in conjunction with change of use from (Class B8) |
| Case Officer: | Jackie Fox                                                                                                                                                                                                                                            |

[Click for further information](#)

### Customer Details

|          |                                           |
|----------|-------------------------------------------|
| Name:    | Mr Callum Quine                           |
| Email:   |                                           |
| Address: | Flat 1 14 Tower Road Worthing West Sussex |

### Comments Details

|                      |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  |
|----------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Commenter Type:      | Neighbour                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        |
| Stance:              | Customer objects to the Planning Application                                                                                                                                                                                                                                                                                                                                                                                                                                                     |
| Reasons for comment: | - Other                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |
| Comments:            | <p>The Planning Department<br/>Adur &amp; Worthing Councils</p> <p>FAO: Jackie Fox, Case Officer</p> <p>Re: Formal Objection to Planning Application AWDM/0539/26<br/>Land and Car Parks Between 22 to 26 Upper High Street, Worthing,<br/>West Sussex</p> <p>Dear Ms Fox,</p> <p>I write as a resident of Flat 1, 14 Tower Road, Worthing, BN11 1DP to register my formal objection to the above application and to request that the Planning Committee refuses permission in its entirety.</p> |

## Mischaracterisation of Commercial Intent

The application's persistent description of this proposal as a community initiative is a material misrepresentation. A development allocating 70% of its floorspace to commercial use is a commercial entertainment complex. That it is presented in the language of civic enrichment does not alter its nature. The Committee is invited to assess it for what it is.

The claim that this development addresses a critical gap in local provision is unsupported. Worthing already has an abundance of cafes, gyms, music venues, art studios and flexible workspaces. An established community centre operates fewer than 320 metres from the proposed site. No credible evidence of unmet need has been put forward.

## Harm to a Vulnerable Child

I am the parent of a young child who has significant sensitivities to noise and environmental stimulus. The relevance of this to the present application is direct.

For a child of this nature, sustained and unpredictable noise is not a matter of inconvenience. It causes genuine distress, disrupts the sleep upon which healthy development depends, and undermines the security a child is entitled to within their own home. The applicant's own acoustic evidence discloses noise levels from mechanical systems that substantially exceed World Health Organisation residential guidance. This is a foreseeable and entirely avoidable harm to a vulnerable child. I ask the Committee to give it the weight it requires under the Equality Act 2010 and the Council's obligations to vulnerable persons.

## The 2025 Events

The applicant relies on the temporary events of summer 2025 to support this application. As a neighbouring resident, I was directly affected by those events. The noise was sustained and inescapable. Complaints were not addressed. My family was unable to use our home as we are entitled to during their operation.

Those events did not validate this proposal. They demonstrated that this operator has already shown itself unable to manage a high-capacity venue at this location responsibly. Permanent consent would make that harm permanent.

## Highway Safety and Emergency Access

The site is served by a single access point on a narrow residential street already under considerable pressure. The applicant projects attendances of up to 2,000 persons. If that access route becomes

---

obstructed for any reason, there is no alternative available to emergency services. This is not a risk that can be managed by condition. It is a fundamental and structural failing of this application.

#### Conclusion

This application fails on residential amenity, acoustic impact, highway safety, accurate representation of the site and the protection of a vulnerable child from harm that is foreseeable, evidenced and avoidable. I urge the Committee to refuse it.

Yours faithfully,

Callum Quine  
Flat 1, 14 Tower Road  
Worthing  
BN11 1DP

30/06/26

---

Kind regards