



Leigh-on-Sea Town Council

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Chairman: Cllr Richard Herbert
Vice Chairman: Cllr Carole Mulroney
Town Clerk: Paul Beckerson

MINUTES OF THE MEETING OF THE PLANNING, HIGHWAYS & LICENSING COMMITTEE HELD ON TUESDAY, 26th April 2016 AT LEIGH COMMUNITY CENTRE, 71-73 ELM ROAD, LEIGH-ON-SEA

Present: Cllrs: Helen Robertson (Chairman), Patrick Fox, Donald Fraser, Ron Owen,

In Attendance: Abbie Cotterell (Receptionist & Junior Administrator)

The meeting opened at 7.30pm

365. In the absence of the Chairman and Vice-Chairman it was resolved that Cllr Helen Robertson would Chair the meeting.

366. APOLOGIES FOR ABSENCE

Cllrs: Caroline Parker, Richard Herbert, Carole Mulroney, Declan Mulroney

367. DECLARATION OF MEMBERS' INTERESTS

None

368. MINUTES OF THE PREVIOUS MEETING

The Minutes of the Planning, Highways and Licensing Committee Meeting held on 12th April 2016 were agreed and signed as a correct record.

369. LICENSING APPLICATIONS

None

SECTION 1

APPLICATIONS WHERE MEMBERS OF THE PUBLIC ATTEND AND REQUEST TO BE HEARD.

None

SECTION 2

APPLICATIONS OF A CONTROVERSIAL NATURE OR WITH IMPLICATIONS FOR LEIGH AS WHOLE; LARGE SCALE DEVELOPMENTS OR THOSE AFFECTING THE PUBLIC REALM.

None

SECTION 3

APPLICATIONS WHERE THE COUNCIL HAS RECEIVED OBJECTIONS FROM THE PUBLIC OR THAT HAVE BEEN "CALLED IN" BY A COUNCILLOR FOR CONSIDERATION

370. LOS/16/0116 SOS/16/00466/FULH
REAR OF 75 CRANLEIGH DRIVE, LEIGH-ON-SEA, SS9 1SX (Elms Ward)

Erect single storey rear extension, increase pitch of existing two storey rear projection, formation of green roof, alterations to elevations including juliette balconies at first floor and install solar panels to roof

Objection

The proposed development would cause a loss of privacy for neighbours, and is an overdevelopment.

371. LOS/16/01117 SOS/16/00435/FUL
ADJACANT 64 HIGH STREET, LEIGH-ON-SEA, SS9 2EP (St Clements Ward)
Erect kiosk to South West boundary.

No Objection

Leigh Town Council do wish to express concern over customers causing congestion on the public highway and alleyway.

372. LOS/16/0120 SOS/16/00553/FULH
78 HIGHLANDS BOULEVARD, LEIGH-ON-SEA, SS9 3QN (Highlands Ward)
Demolish existing garage, erect hip to gable roof extension to form habitable accommodation in roof and install Juliette balcony to rear, erect single storey rear extension, erect single storey side extension and alter east elevation.

Objection

The proposed development would be an overdevelopment in the street, as it would be the only 3 storey house in the road.

373. LOS/16/0122 SOS/16/00547/FULH
45 LEIGH CLIFF ROAD, LEIGH-ON-SEA, SS9 1DN (Leigh Road Ward)
Raise ridge height, alter hipped roof to form gable ends, erect first floor front extension and form pitch roof over existing front projection, erect part single/part first floor rear extension incorporating balcony with french doors to second floor rear.

Objection

The proposed rear dormer is over-sized, being the full height of the raised roof and would be overly dominant when viewed from neighbouring properties. It is contrary to the guidelines in D&TG 366. The balcony within it will cause real and perceived high-level overlooking of adjacent properties, especially because of the 'cutaway' of the roof at eye level.

374. LOS/16/0123 SOS/16/00518/FULH
16 MARINE CLOSE, LEIGH-ON-SEA, SS9 2RD (Thames Ward)
Increase height of existing front projection with porch canopy to front, demolish garage and erect two storey rear extension with juliette balcony at rear, single storey side extension, erect dormer and install rooflights, alter elevations (amended proposal).

Objection

This proposal will be unattractive in the roofscape and appear overbearing in the current street scene.

375. LOS/16/0127 SOS/16/0572/FULH
181 MANCHESTER DRIVE, LEIGH-ON-SEA, SS9 3EU (St James Ward)
Erect first floor side extension over existing garage and erect single storey rear extension.

Objection

This proposal will unbalance a pair of semi-detached houses.

376. LOS/16/0119 SOS/16/00423/LBC
28 LEIGH HILL, LEIGH-ON-SEA, SS9 2DN (St Clements Ward)
Alterations, repairs and new foundations (listed building consent)
- No Objection** providing it's within the Conservation area guidelines.
377. LOS/16/0121 SOS/16/00631/TPO
SALVATION ARMY CORPS ELM ROAD, LEIGH-ON-SEA, SS9 1SP (Elms Ward)
Crown reduction by 3-4m to one ash tree (t1) (works to trees covered by tree preservation order).
- No Objection** providing it's agreed with the Southend Borough Council Arboricultural.
378. LOS/16/0124 SOS/16/00505/FULH
9 THE GARDENS, LEIGH-ON-SEA, SS9 2DW (St Clements Ward)
Erect single storey side extension
- No Objection** providing it's within the Conservation area guidelines.
379. The committee had **no objections** to the following applications:
- LOS/16/0115 SOS/16/00496/FULH
34 BRAEMAR CRESCENT, LEIGH-ON-SEA, SS9 3RL (Highlands Ward)
Demolish existing single storey rear extension and conservatory and erect single storey rear extension
- LOS/16/0118 SOS/16/00508/FULH
80 CHELTENHAM DRIVE, LEIGH-ON-SEA, SS9 3EH (St James Ward)
Erect porch to side elevation.
- LOS/16/0125
43 GORDON ROAD, LEIGH-ON-SEA, SS9 3PW (Highlands Ward)
Erect single storey rear extension.
- LOS/16/0126 SOS/16/00563/FULH
36 SOMERVILLE GARDENS, LEIGH-ON-SEA, SS9 1DF (Leigh Road Ward)
Erect balcony to rear.
380. The Committee noted the following General Permitted Developments:
- None
381. The Committee noted the following Appeals lodged:
- None
382. The Committee noted the following Lawful Development Certificates:
- SOS/16/00567/CLP
92 CLIFFSEA GROVE, LEIGH-ON-SEA, SS9 1NQ (Leigh Road Ward)
Roof extension at rear to form habitable accommodation with Juliette balcony (lawful development certificate – proposed)

Meeting closed at 8.10pm