

Leigh-on-Sea Town Council

71-73 Elm Road, Leigh-on-Sea, Essex SS9 ISP | Tel: 01702 716288 council@leighonseatowncouncil.gov.uk | www.leighonseatowncouncil.gov.uk **Chairman:** Cllr Keith Evans | **Vice Chairman:** Cllr Dr. David Bowry **Town Clerk:** Helen Symmons *PSLCC*



MINUTES OF A MEETING PLANNING, HIGHWAYS & LICENSING COMMITTEE TUESDAY 25th October 2022 HELD AT LEIGH COMMUNITY CENTRE

Present: Cllrs: David Bowry, Vinice Cowell, Doug Cracknell, Keith Evans, Paul Gilson and James Preston

Absent: Cllrs: Anita Forde, Alan Hart and Emma Mills

In attendance: Helen Symmons (Town Clerk), Ingmar Lindberg-Jones (Administrative Assistant)

The meeting opened at 7.30pm

1. APOLOGIES FOR ABSENCE

Cllrs Anita Forde, Alan Hart and Emma Mills

2. DECLARATION OF MEMBERS' INTERESTS

Cllr Preston declared an interest for agenda item a) 87 Cliffsea Grove and g) 894 London Road

3. APPROVE MINUTES OF THE PREVIOUS MEETING

The minutes of 4th October 2022 were **AGREED** to have been an accurate record of the meeting and were be signed by the Chairman.

4. PUBLIC REPRESENTATIONS

The Chairman read a letter from The Society for the Protection of Undercliff Gardens which thanked the Committee for their objection decision regarding an application that had recently been turned down on appeal.

5. LICENSING APPLICATIONS

There were none

PLANNING SECTION 1

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

There were none

SECTION 2

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

There were none

PLANNING SECTION 3

Signed/Intialled

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

a) LOS/22/0263 SOS/22/01792/FUL

87 CLIFFSEA GROVE LEIGH-ON-SEA ESSEX SS9 1NG

(LEIGH ROAD WARD)

(LEIGH ROAD WARD)

Demolish existing storage buildings and erect chalet bungalow with associated amenity space and parking, extend existing crossover onto cliffsea grove.

The Committee discussed the application and resolved NO OBJECTION.

Cllr Preston took no part in the vote

d) LOS/22/0266 SOS/22/01837/AMDT (ST CLEMENTS WARD) ADJACENT 53 HIGH STREET LEIGH-ON-SEA ESSEX SS9 2EP Application to remove conditions 13 and 16 to allow seating on the public highway without restriction on

the length of time the permission would last (minor material amendment to planning permission 21/01945/amdt dated 02.12.2021)

The Committee discussed the application and **RESOLVED TO OBJECT**. The condition had been applied to protect residential amenity and the committee felt that the conditions should remain as it had been proved in the summer that their existence did cause concern for highway safety for both vehicles and pedestrians.

e) LOS/22/0267 SOS/22/01868/FULH (BONCHURCH WARD) 34 ST CLEMENT'S AVENUE LEIGH-ON-SEA ESSEX SS9 3BL

Raise ridge height, hipped to half hipped roof extensions to sides and rear with juliette balcony to rear and dormers to front to form habitable accommodation in the loftspace, erect single storey rear extension.

The Committee discussed the application and resolved NO OBJECTION.

g) LOS/22/0269

SOS/22/01791/FUL 894 LONDON ROAD LEIGH-ON-SEA ESSEX SS9 3NG

Convert existing retail store into two selfcontained flats, flat roof dormer to side and balcony to rear at first floor level, erect replacement single storey front shopfront extension, demolish remaining outside storage buildings to side, layout amenity space areas with associated boundary treatment, extend existing vehicular crossover and layout parking space to side

The Committee discussed the application and resolved NO OBJECTION.

Cllr Preston took no part in the vote

(ST CLEMENTS WARD) h) LOS/22/0270 SOS/22/01867/FUL PETER BOAT CAR PARK HIGH STREET, LEIGH-ON-SEA, ESSEX, SS9 2EN Erect glass collection station in front car park (retrospective)

The Committee discussed the application and RESOLVED TO OBJECT. By reason of its size, bulk and mass it does not contribute positively to the space between buildings and its relationship to the public realm. This additional building creates a significant pinch point during busy periods at the premises which could result in highway safety concerns with the overspill of customers combined with a busy pedestrian thoroughfare. The proposal also conflicts with the character of the local area in its design. The application is therefore contrary to DM1 and DM3 of the Southend Development Management Document (2015).

q) LOS/22/0279 (ST CLEMENTS WARD) SOS/22/01924/TCA 39 HADLEIGH ROAD LEIGH-ON-SEA ESSEX, SS9 2HR

Reduce by 2m one Oak Tree (T1), one Crab Apple Tree (T2) and one Sycamore Tree (T3) to front (Application for works to trees in a Conservation Area)

The Committee discussed the application and resolved NO OBJECTION.

- 11. The Committee had **NO OBJECTION** to the following applications:
 - LOS/22/0264 SOS/22/01811/AMDT (HIGHLANDS WARD) • 12 EWAN CLOSE LEIGH-ON-SEA ESSEX SS9 3RB Application to vary condition 02 (approved plans) replace plan number (22) 02/20 pl02 reva with plan number (22) 02/20 pl02 revc - retain front chimney, additional rear roof light, change to type of front rooflight, side windows added to ground floor front bay and omission of roof level window to side (minor material amendment of planning permission 22/00704/fulh dated 06.06.2022) LOS/22/0265 SOS/22/00908/FULH (HERSCHELL WARD) . 1268 LONDON ROAD LEIGH-ON-SEA ESSEX SS9 2UB Form new vehicle crossover onto Burnham road LOS/22/0268 SOS/22/01860/FULH (ST JAMES WARD) . 63 OLIVIA DRIVE LEIGH-ON-SEA ESSEX SS9 3EF Erect single storey rear and side extensions and porch to front. LOS/22/0271 SOS/22/01892/AD (THAMES WARD) • 93 CRESCENT ROAD LEIGH-ON-SEA ESSEX SS9 2PG Application for approval of details pursuant to condition 03 (details of materials) of planning permission 22/01114/fulh dated 26.07.2022 SOS/22/01907/AD LOS/22/0272 (ST CLEMENTS WARD) 74 - 76 BROADWAY LEIGH-ON-SEA ESSEX SS9 1AE Application for approval of details pursuant to conditions 03 (secure covered cycle storage) and 04 (waste storage scheme) of planning permission 21/00341/pa3cou dated 12.04.2021 LOS/22/0273 SOS/22/01916/FULH (HIGHLANDS WARD) 9 ORMONDE GARDENS LEIGH-ON-SEA ESSEX SS9 3RG Erect infill extension to rear/side, alterations to fenestration to rear and side and install rooflight. LOS/22/0274 SOS/22/01922/FULH (LEIGH ROAD WARD) 68 CLIFFSEA GROVE LEIGH-ON-SEA ESSEX SS9 1NQ Raise ridge height and erect hip-to-gable roof extension to rear, pitched roof side dormers and install rooflights to form habitable accommodation roof. . LOS/22/0275 SOS/22/01923/FUL (LEIGH ROAD WARD) 180 PALL MALL LEIGH-ON-SEA ESSEX SS9 1RB Change of use of ground floor unit from office/educational use (class f1(a)) to one selfcontained flat (class c3) and alterations to front and side elevations (LEIGH ROAD WARD) LOS/22/0276 SOS/22/01804/FULH . 107 WOODFIELD ROAD LEIGH-ON-SEA ESSEX, SS9 1ET Erect single storey rear extension and relocate house entrance, solar panels to extension roof, replace existing window with sliding doors and install balcony to side elevation at first floor level, alterations to landscaping, erect masonry boundary wall to side elevation and alter elevations. LOS/22/0277 SOS/22/01829/FULH (THAMES WARD) 19 HAMBORO GARDENS LEIGH-ON-SEA ESSEX SS9 2NR Erect part single/part two storey side and rear extensions. LOS/22/0278 SOS/22/01831/FULH (LEIGH ROAD WARD) 8 WOODFIELD GARDENS LEIGH-ON-SEA ESSEX, SS9 1EW Erect part single/part two storey rear extension with balcony to first floor, raised deck and steps to garden

The meeting closed at 20.01pm