



Leigh-on-Sea Town Council

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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

Dated

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 **(LEIGH ROAD WARD)**
[87 CLIFFSEA GROVE LEIGH-ON-SEA ESSEX SS9 1NG](#)
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 **(LEIGH ROAD WARD)**
[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

- h) LOS/22/0270 SOS/22/01867/FUL **(ST CLEMENTS WARD)**
[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 SOS/22/01924/TCA **(ST CLEMENTS WARD)**
[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.**

