



# Leigh-on-Sea Town Council

71-73 Elm Road, Leigh-on-Sea, Essex SS9 1SP - Tel: 01702 716288  
council@leighonseatowncouncil.gov.uk [www.leighonseatowncouncil.gov.uk](http://www.leighonseatowncouncil.gov.uk)



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

Notice is hereby given that the next meeting of the **Planning, Highways & Licensing Committee** will take place **Tuesday 9<sup>th</sup> February 2016** at the **Leigh Community Centre, 71-73 Elm Road, Leigh-on-Sea at 7.30pm** when it is hoped to transact the following business:

## AGENDA

1. APOLOGIES FOR ABSENCE
2. DECLARATION OF MEMBERS' INTERESTS
3. APPROVE MINUTES OF THE PREVIOUS MEETING
4. LICENSING APPLICATIONS  
None
5. PLANNING APPLICATIONS
  - a) LOS/16/0031 SOS/16/00031/FUL  
**THAMES DRIVE DENTAL PRACTICE REAR OF 18B THAMES DRIVE, LEIGH-ON-SEA, SS9 2XD (Thames Ward)**  
Change of use of dental surgery (Class D1) to dwelling (Class C3), install ramp and extend existing vehicular access on to Darenth Road (Amended Proposal).
  - b) LOS/16/0036 SOS/16/00060/FULH  
**23 DALE ROAD, LEIGH-ON-SEA, SS9 2RQ (Thames Ward)**  
Erect single storey side and rear extension, alter side and rear elevation to first floor (Amended Proposal).
  - c) LOS/16/0034 SOS/15/02108/FUL  
**143-145 LEIGH ROAD, LEIGH-ON-SEA, SS9 1JQ (Leigh Road Ward)**  
Erect single storey side and rear extension to form dwellinghouse and entrance to self-contained flat at first floor, extend existing vehicular crossover on to Lord Roberts Avenue and layout parking to rear.
  - d) LOS/16/0035 SOS/16/00107/TCA  
**UKPN SUBSTATION SITE, LEIGH HILL, LEIGH-ON-SEA, SS9 2EP (St Clement's Ward)**  
Prune one ash tree (works to a tree in a Conservation Area).
  - e) LOS/16/0037 SOS/16/00028/AMDT  
**THE BELL HOTEL AND LAND ADJACENT, 20 LEIGH HILL, LEIGH-ON-SEA, SS9 2DN (St Clement's Ward)**  
Application to vary condition 02 Approved Plans (Minor Material Amendment) of planning permission 13/00396/OUTM dated 25/06/2013 - to Redevelop former Bell Hotel and form five flats and erect 3 blocks comprising two, part 3/ part 4, and one 3 storey block totalling 15 flats, with balconies, amenity terrace, basement parking, and refuse storage and convert into five flats with single storey rear extension, lay out access road, cycle and motorcycle storage, amenity area, retaining walls and landscaping (outline).

- f) LOS/16/0041 SOS/16/00059/FUL  
**LEIGH WESLEY METHODIST CHURCH, ELM ROAD LEIGH-ON-SEA, SS9 1SJ (St Clement's Ward)**  
Alter existing porch to front, layout access ramp, steps, paving, boundary walls and garden area to front and alter existing ground floor side window.
- g) LOS/16/0042 SOS/16/00096/DOV  
**THE BELL HOTEL AND LAND ADJACENT 20 LEIGH HILL, LEIGH-ON-SEA (St Clement's Ward)**  
Modification of Planning Obligation (Section 106 Agreement) dated 25/06/2013 pursuant to Application 13/00396/OUTM (As varied by deed of Variation dated 17 July 2014 and 20 February 2015) to allow an extension to the development's "Completion Date".
- h) LOS/16/0043 SOS/16/00061/BC3  
**BELL WHARF HIGH STREET, LEIGH-ON-SEA, SS9 2EN (St Clement's Ward)**  
Alter elevations and internal alterations to existing WC block to form one additional WC and two shower/changing cubicles.
- i) LOS/16/0038 SOS/16/00070/FULH  
**121 LYMINGTON AVENUE, LEIGH-ON-SEA, SS9 2AL (Elms Ward)**  
Erect first floor extension, extend single storey rear extension, install Juliette balcony to rear dormer and alter elevations.
- j) LOS/16/0039 SOS/15/01848/FUL  
**129 LEIGH HALL ROAD, LEIGH-ON-SEA, SS9 1QY (Elms Ward)**  
Demolish existing bungalow and erect a pair of semi-detached dwellinghouses and lay out hardstanding.
- k) LOS/16/0040 SOS/16/00038/FULH  
**92 LEIGH HALL ROAD, LEIGH-ON-SEA, SS9 1QZ (Elms Ward)**  
Erect single storey rear extension.
6. LOWER THAMES CROSSING ROUTE CONSULTATION 2016 – Appendix 1
- Proposal for a new road which would connect the A2/M2 in Kent with a tunnel crossing east of Gravesend and Tilbury, before joining the M25 between junctions 29 and 30. There are three route options north of the river in Essex and two south of the river in Kent. Response required by Thursday, 24 March 2016
7. REQUEST FOR LAY-BY OUTSIDE LEIGH PRIMARY CARE CENTRE – Appendix 2
- Report 2582 is submitted by Cllr Parker with a note added by the Acting Town Clerk
8. GENERAL PERMITTED DEVELOPMENT APPLICATIONS – FOR INFORMATION
- a) LOS/16/0032 SOS/16/00086/GPDE  
**38 CHELTENHAM DRIVE, LEIGH-ON-SEA, SS9 3EH (St James Ward)**  
Erect single storey rear extension, projecting 5m beyond the existing rear wall of the dwelling, 3.2m high to eaves and with a maximum height of 3.2m.
- b) LOS/16/0033 SOS/16/00029/GPDE  
**47 HERSHELL ROAD, LEIGH-ON-SEA, SS9 2NH (Herschell Ward)**  
Erect single storey rear extension, projecting 5.65m beyond the existing rear wall of the dwelling, 2.85m high to eaves and with a maximum height of 3.2m.
9. APPEALS LODGED
- a) LOS/15/0260 SOS/15/01450/FULH  
**1 CHAPMANS WALK, LEIGH-ON-SEA, SS9 2UZ (Thames Ward)**  
Erect single storey side extension.

10. LAWFUL DEVELOPMENT CERTIFICATES – FOR INFORMATION

- a) SOS/16/00069/CLP  
**121 LYMINGTON AVENUE, LEIGH-ON-SEA, SS9 2AL (Elms Ward)**  
Extend existing rear dormer (Lawful Development Certificate – Proposed).



Helen Symmons  
Acting Town Clerk  
4<sup>th</sup> February 2016

**Any member who is unable to attend the meeting should send their apologies before the meeting**

## **Lower Thames Crossing Route Consultation 2016 – Have Your Say**

### **Consultation closes on Thursday 24 March 2016**

We are pleased to notify you that Highways England has today launched a public consultation on proposals for a Lower Thames Crossing, a new road crossing of the River Thames connecting Kent and Essex.

The proposal is for a new road which would connect the A2/M2 in Kent with a tunnel crossing east of Gravesend and Tilbury, before joining the M25 between junctions 29 and 30. There are three route options north of the river in Essex and two south of the river in Kent.

### **Find out more and have your say**

**This is your opportunity to let us know your views before we make our recommendations to the Department for Transport later this year. If you would like to find out more please visit our website [www.lower-thames-crossing.co.uk](http://www.lower-thames-crossing.co.uk) where you can:**

- **View and download maps and other information about our proposals**
- **Provide your views by completing our online questionnaire**
- **Find out about one of our events where members of our team will be on hand to answer your questions.**
- **Find out where you can view the proposals at a location in your area where copies of consultation materials, maps and questionnaires are available.**

Alternatively, you can call us on **0300 123 5000**.

Please feel free to forward this email to any interested parties. This will help to ensure that those interested or impacted by the Lower Thames Crossing are aware of the consultation, know how to access further information and know how to respond.

Your views are important to us. Please provide your response by **24 March 2016**. We look forward to receiving your response.



Martin Potts  
Consultation Manager  
Highways England

### **NOTE FROM ACTING TOWN CLERK:**

**Due to the size of this document, a hard copy is available for viewing at the office or you can view via the website link**



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## CHAIRMAN OF PLANNING, HIGHWAYS & LICENSING REPORT 2582/CP

### REQUEST FOR LAY-BY OUTSIDE LEIGH PRIMARY CARE CENTRE

I have been approached by a Leigh Resident to request (from SBC) a lay-by on the London Road in front of the care centre.

This care centre is home to 2 doctors' surgeries, a blood test unit, a chiropodist, a hearing centre, ulcer clinic and a dentist. It is very heavily used. Pall Mall surgery alone has 15,000 patients on its books.

I have been informed, taxi companies are complaining about dropping off and picking up customers without proper allocated space, especially on a busy road such as the London Road/A13. Additionally I was told disabled patients have been refused transportation by certain taxi companies because of the dangers of picking-up and alighting on this road.

The pavement is wide enough to accommodate a lay-by for this purpose.

I myself, my family, neighbours and a few residents I've spoken with are in full agreement the installation of a lay-by is important in the interest of health and safety.

Cllr C. Parker  
Chairman: Planning, Highways and Licensing

#### **Note to report from Acting Town Clerk:**

Two local taxi firms were contacted following this report with both stating they would never refuse pick up or drop off at the Centre.

One stated that it is difficult to pick up customers from the Centre if they are not already waiting outside but they do pull into the Centre's car park. That said they felt a lay-by would be very helpful.

The other taxi firm had no issues dropping off or collecting however the double yellow lines and zebra crossing nearby are an issue and they are always concerned about the council surveillance car with camera. They thought a lay-by was a good idea.

