



Leigh-on-Sea Town Council

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Chairman: Cllr Carole Mulrone
Vice Chairman: Cllr Caroline Parker
Town Clerk: Paul Beckerson



MINUTES OF THE MEETING OF THE PLANNING COMMITTEE HELD ON TUESDAY 14th AUGUST 2012 AT THE COUNCIL OFFICES, 67 ELM ROAD, LEIGH-ON-SEA

Present: Cllrs: Pat Holden (Chairman), Margaret Cotgrove, Syrie Cox, Donald Fraser, Richard Herbert, Paul Lawrence and Carole Mulrone

In Attendance: Vanda Moyse (Office Administrator)

The meeting opened at 7.30pm

26. APOLOGIES FOR ABSENCE
Cllrs Alex Coulson and Caroline Parker
28. DECLARATIONS OF MEMBERS' INTERESTS
28. MINUTES OF THE PREVIOUS MEETING
The minutes of Planning Meeting held on 24th July 2012 were agreed and signed as a correct record by the Chairman.
29. PLANNING APPLICATIONS
 - a) LOS/12/0143 SOS/12/00719/FUL
GRAND HOTEL BROADWAY LEIGH-ON-SEA ESSEX SS9 1PJ (St Clements Ward)
Erect two storey rear extension to form 2 additional bedrooms and enlarged kitchen facilities, form basement spa, alter car parking at rear and form new vehicular accesses (Amended proposal)
No Objection
 - b) LOS/12/0138 SOS/12/00935/FUL
128 OAKLEIGH PARK DRIVE LEIGH-ON-SEA ESSEX SS9 1RU (Elms Ward)
Install dormer to rear, rooflights to front, erect staircase to rear and alter elevations
Objection due to the dormer being too high in the roof space (contrary to the Design and Townscape Guide), irrespective of the existing similar dormer next door. The Council would also request that the external stairs are not used for a sitting-out balcony.
 - c) LOS/12/0139 SOS/12/00941/FULH
66 RECTORY GROVE LEIGH-ON-SEA ESSEX SS9 2HJ (Elms Ward)
Erect single storey rear extension
No Objection.
 - d) LOS/12/0140 SOS/12/00942/FULH
58 CHELTENHAM DRIVE LEIGH-ON-SEA ESSEX SS9 3EH (St James Ward)
Erect single storey side extension
No Objection

- e) LOS/12/0141 SOS/12/00954/TCA
13 LEIGH PARK ROAD LEIGH-ON-SEA ESSEX SS9 2DU (St Clement's Ward)
Cut to ground level one Bay tree and one Elm tree (Application for works to trees within a conservation area)

Objection to the removal of the elm tree due to the rarity of elm trees in Leigh.
No Objection to the removal of the bay tree.

- f) LOS/12/0142 SOS/12/00943/FULH
37 HILLSIDE CRESCENT LEIGH-ON-SEA ESSEX SS9 1EP (Leigh Road Ward)
Demolish existing conservatory and erect single storey rear extension

No Objection subject to it not affecting the light to the lower windows of the flats to the east.

- g) LOS/12/0145 SOS/12/00928/FUL
85 DUNDONALD DRIVE LEIGH-ON-SEA ESSEX SS9 1NA (Leigh Road Ward)
Demolish bungalow, erect a pair of semi-detached dwellings, layout parking, garages and form vehicular accesses onto Dundonald Drive.

No Objection but the Council requests the addition of the condition that the front soft landscaping is retained.

- h) LOS/12/0146 SOS/12/00965/FUL
ST MARGARET'S CHURCH HALL LIME AVENUE LEIGH-ON-SEA SS9 3PA (Highlands Ward)
Replace existing windows and doors and alter elevations

No Objection

- i) LOS/12/0147 SOS/12/00932/FUL
105 LEIGHAM COURT DRIVE LEIGH-ON-SEA ESSEX SS9 1PT (Elms Ward)
Demolish existing bungalow and detached garage, erect 2 two storey semi-detached dwellinghouses with roof accommodation, lay out two car parking spaces and form vehicular access onto Leigham Court Drive (Amended proposal)

Objection due to loss of a bungalow in row of traditional bungalows; the Town Council has a policy to protect bungalows in areas of predominantly traditional bungalows, to preserve the diversity of the housing stock. Also the committee felt it was important to retain examples of this type of bungalow throughout Leigh.

Also the roof height of the proposal fails to allow for the considerable fall in the road towards the north - the roof-line of the rest of the street falls with the ground level. This would make the proposal even more obtrusive in the street-scene and to the neighbouring bungalow; it would also cut even more light from the bungalow, which lies to the north and down the hill from the proposal site.

- j) LOS/12/0148 SOS/12/00963/FUL
45 BROADWAY WEST LEIGH-ON-SEA ESSEX SS9 2BX (St Clements Ward)
Use shop (Class A1) as tanning, health and beauty salon (Class Sui Generis)

No Objection and the Town Council welcome the preservation of the original shop front.

- k) LOS/12/0149 SOS/12/00968/FULH
2 SEA REACH LEIGH-ON-SEA ESSEX SS9 1BL (St Clements Ward)
Erect conservatory to rear

Objection due to the proposal being obtrusive in the street scene and spoiling the estuary vista for the public going down the hill.

- l) LOS/12/0150 SOS/12/01017/FULH
38 CHAPMANS WALK LEIGH-ON-SEA ESSEX SS9 2XA (Thames Ward)
Erect single storey side and two storey rear extension

No Objection

The meeting closed at 8.39pm