



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

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



MINUTES OF THE MEETING OF THE PLANNING COMMITTEE HELD ON TUESDAY, 11th SEPTEMBER 2012 AT LEIGH COMMUNITY CENTRE, 71-73 ELM ROAD, LEIGH-ON-SEA

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

In Attendance: Vanda Moyse (Centre Manager), Susan Marx (Receptionist & Administrator), one press officer and two members of the public

The meeting opened at 7.32pm

38. APOLOGIES FOR ABSENCE
Cllrs Alex Coulson and Richard Herbert

39. DECLARATIONS OF MEMBERS' INTERESTS
Cllr Donald Fraser declared a non-pecuniary interest in item 4) c) due to knowing the owner
Cllr Carole Mulrone declared a non-pecuniary interest in item 4) c) as a member of the Leigh Society
Cllr Pat Holden declared a non-pecuniary interest in item 4) f) due to knowing the owner

40. MINUTES OF THE PREVIOUS MEETING
The minutes of Planning Meeting held on 6th September 2012 were agreed and signed as a correct record by the Chairman.

41. PLANNING APPLICATIONS

g) LOS/12/0160 SOS/12/00946/FUL
LEIGH TENNIS CLUB, 5 ADALIA CRESCENT, LEIGH-ON-SEA, SS9 3SN (Highlands Ward)
Erect 6 Two Storey Dwelling Houses, Lay Out Refuse Store, Landscaping, 14 Car Parking Spaces and form Vehicular Accesses onto Adalia Crescent and Agnes Avenue (Amended Proposal).

The meeting was adjourned to hear from members of the public

Objections raised included:

- Refuse being close to their property.
- There appears to be a public footpath leading to the rubbish site
- Collection of refuse only once a week giving rise to smells/vermin
- Possible noise impact from lids of bins against property wall

Meeting was reconvened

Objection

- the proposal constitutes an overdevelopment of the site in terms of density of habitable space
- the design is not in keeping with the surrounding area, which is predominantly bungalows
- there is a potential for overlooking.
- the proposal would cause additional parking stress in an area already experiencing problems, especially if the entrance to, and exit from, the site require yellow lines to protect visibility,
- the entrance road is too narrow and inadequate for large vehicles, particularly emergency vehicles,
- the waste disposal facilities are too close to the neighbouring residence, 129 Highlands Boulevard, resulting in loss of amenity, including vermin, noise from bins and pedestrians using the footpath through.

Whilst it may not be a planning matter, the neighbouring residents say that the sewerage system is already overloaded and blocks periodically. Please would you pass this information to the relevant department.

- a) LOS/12/0154 SOS/12/01036/FULH
17 THEOBALDS ROAD, LEIGH-ON-SEA, SS9 2NE (Herschell Ward)
Erect single storey rear extension.

No Objection

- b) LOS/12/0155 SOS/12/01023/FULH
4 CHAPMANS CLOSE, LEIGH-ON-SEA, SS9 2XB (Thames Ward)
Install dormer window to front roof slope and alter front elevation.

No Objection

- ***Cllr Donald Fraser left the meeting***

- c) LOS/12/0156 SOS/12/01062/FUL
82 UNDERCLIFF GARDENS, LEIGH-ON-SEA, SS9 1ED (Leigh Road Ward)
Detached outbuilding (Retrospective).

- ***Cllr Donald Fraser rejoined the meeting***

Objection - As retrospective application on a sensitive site exacerbating the loss of view and we feel the site has been sufficiently developed.

- d) LOS/12/0157 SOS/12/01061/FUL
53 RECTORY GROVE, LEIGH-ON-SEA, SS9 2HA (St Clement's Ward)
Allow premises to be open to customers during the following hours: Monday to Saturdays 08:00 to 20:00 and on Sundays and Bank Holidays 10:00 to 16:00 (Variation of Condition 03 of Planning Permission 12/00774/FUL which states that the premises shall not be open to customers outside of the following hours: 08:00 hours to 18:00 hours Monday to Saturday and 10:00 to 16:00 hours on Sundays and Bank Holidays).

Objection as permission has only just been granted in line with their application and any change of hours should not take place until the development has been up and running for a period of time.

- e) LOS/12/0158 SOS/12/01137/FULH
252 WESTERN ROAD, LEIGH-ON-SEA, SS9 2QY (Thames Ward)
Erect first floor extension, erect dormer window to rear and form rooms in roof.

Objection - the application would result in over-development. The dormer is too big and high and is not incidental in the roof space. Changing the roof to gable-end will cause an imbalance to pair of houses in an area of matching pairs of semi-detached houses.

- f) LOS/12/0159 SOS/12/01012/FULH
25 WOODFIELD GARDENS, LEIGH-ON-SEA, SS9 1EW (Leigh Road Ward)
Erect single storey rear extension.

No Objection

- h) LOS/12/0161 SOS/12/01102/FULH
1 FAIRLEIGH DRIVE, LEIGH-ON-SEA, SS9 2HZ (Elms Ward)
Demolish single storey rear extensions and erect two storey side and rear extension (amended proposal).

No Objection

42. To note that Southend-on-Sea Borough Council, under powers of Section 90 A to F of the Highways Act 1980, proposes to construct round top road humps across the width of the carriageway at the common boundary of Nos 98 & 100 and 113 & 115 Tattersall Gardens, Leigh-on-Sea. Deadline for submission is 26th September 2012.

Noted

The meeting closed at 8.34pm