



Leigh-on-Sea Town Council

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Chairman: Cllr Caroline Parker
Vice Chairman: Cllr Paul Lawrence
Town Clerk: Paul Beckerson



MINUTES OF THE MEETING OF THE PLANNING & LICENSING COMMITTEE HELD ON TUESDAY, 27TH AUGUST 2013 AT LEIGH COMMUNITY CENTRE, 71-73 ELM ROAD, LEIGH-ON-SEA

Present: Cllrs: Pat Holden (Chairman), Margaret Cotgrove, Donald Fraser, Richard Herbert, Caroline Parker

In Attendance: Cllr Carole Mulroney, Sue Marx (Receptionist & Administrator), and 4 Members of the public

The meeting opened at 7.30pm

135. APOLOGIES FOR ABSENCE
Cllrs Paul Lawrence and Syrie Cox

136. DECLARATION OF MEMBERS' INTERESTS

Cllrs Donald Fraser and Carole Mulroney declared a non pecuniary interest in minute 144 as members of the Leigh Society Committee.

137. MINUTES OF THE PREVIOUS MEETING

The minutes of the Planning and Licensing Committee Meeting held on the 13th August 2013 were signed as a correct record subject to an amendment in item 112.

LICENSING APPLICATIONS

138. None

PLANNING APPLICATIONS

139. LOS/13/0192 SOS/13/01122/OUT

110 MARGUERITE DRIVE, LEIGH-ON-SEA, SS9 1NW (Leigh Road Ward)

Raise roof and convert storage units (Class B8) into 3 self contained flats (Class C3) with associated external works (Parking, Access, Refuse/Cycle Storage) (Outline).

Objection

This would cause a further loss of natural light to No. 906 London Road on top of the loss of light suffered as a result of the recent rebuilding of 910/2 London Road, next door.

It is overdevelopment, indicated by the lack of amenity space which, with the rather cramped living accommodation would result in poor living conditions for future residents.

There will be a loss of on-street parking at a location where there is high demand for it: opposite the Health Centre and next to a Chemist. There will be little on-street parking left available as most of the road has 'crossovers'.

At night, there will be considerable light pollution to the adjoining properties and gardens from the 8 roof lights on the east side of the building – contrary to saved BLP policy U2.

140. LOS/13/0196 SOS/13/01129/FULH
7 WESTCLIFF DRIVE, LEIGH-ON-SEA, SS9 2LB (Herschell Ward)
Erect single storey rear extension.

Objection

The proposal would create a 3m wide blank wall, maximum height 3.7m, directly to the south of the windows, patio doors and private amenity space of no 9 Westcliff Drive. This will block a large proportion of the sunlight and a significant amount of natural light from the living room at the rear of No 9 and its garden, which is not large.

The land at no 7 is considerably higher than that at no 5 so the, apparently even higher, blank wall to the north of no 5, will appear oppressive from the living room and east end of the garden of no 5.

141. LOS/13/0193 SOS/13/01146/FUL
85 DUNDONALD DRIVE, LEIGH-ON-SEA, SS9 1NA (Leigh Road Ward)
Demolish bungalow, erect a pair of semi detached dwellings, lay out parking, garages and form vehicular accesses onto Dundonald Drive (Amended Proposal).

Objection

The proposal will result in the loss of an attractive, traditional character bungalow.

142. LOS/13/0194 SOS/13/01158/FULH
42 WALKER DRIVE, LEIGH-ON-SEA, SS9 3QR (Highlands Ward)
Erect first floor rear extension.

No Objection

143. LOS/13/0195 SOS/13/01111/DEM
11 HAMBORO GARDENS, LEIGH-ON-SEA, SS9 2NR (Thames Ward)
Demolish existing bungalow (Application for prior approval).

Objection

This would be the loss of a particularly attractive bungalow that appears to be in a perfectly sound condition, particularly as there is no indication of any replacement property.

144. LOS/13/0197 SOS/13/01002/FUL
91 BROADWAY WEST, LEIGH-ON-SEA, SS9 2BU (St Clement's Ward)
Use Vintage Clothes Shop (Class A1) as Estate Agents (Class A2).

No Objection

145. LOS/13/0198 SOS/13/01045/FULH
35 SOUTHSEA AVENUE, LEIGH-ON-SEA, SS9 2AX (Elms Ward)
Erect outbuilding to rear boundary (Retrospective).

No Objection – subject to the outbuilding only being used as a workshop, shed or hobby room, ancillary to the residence and not as habitable accommodation i.e. Previous condition 04 from SOS/12/00302 should be imposed again on the permission, if granted.

(Once again the plans provided were very poor and the 'roof additions' could not be understood).

146. LOS/13/0199 SOS/13/01163/FUL
41A LORD ROBERTS AVENUE, LEIGH-ON-SEA, SS9 1ND (Leigh Road Ward)
Install dormer to rear (Amended Proposal).

No Objection

147. LOS/13/0200 SOS/13/01099/FULH
184 ELM ROAD, LEIGH-ON-SEA, SS9 1SB (Elms Ward)
Erect single storey side extension and alter elevations.

No Objection

148. **PROPOSED TREE PRESERVATION ORDER
99 SUFFOLK AVENUE, LEIGH-ON-SEA, SS9 3HF**

No Objection

The meeting closed at 8.40pm