



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



MINUTES OF THE MEETING OF THE PLANNING & LICENSING COMMITTEE HELD ON TUESDAY, 17TH DECEMBER 2013 AT LEIGH COMMUNITY CENTRE, 71-73 ELM ROAD, LEIGH-ON-SEA

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

In Attendance: Sue Marx (Clerk)

The meeting opened at 7.30pm

245. APOLOGIES FOR ABSENCE
Cllr Carole Mulroney

246. DECLARATION OF MEMBERS' INTERESTS

Cllrs Donald Fraser declared a non-pecuniary interest in minute 258 as his son owns a neighbouring property.

247. MINUTES OF THE PREVIOUS MEETING

The minutes of the Planning and Licensing Committee Meeting held on the 26th November 2013 were signed as a correct record.

LICENSING APPLICATIONS

248. None

PLANNING APPLICATIONS

249. LOS/13/0272 SOS/13/01484/FULH
101 WESTERN ROAD, LEIGH-ON-SEA, SS9 2PB (Thames Ward)
Erect part rear/part side single storey extension with pitched roof.

Objection

The proposed development would be an over development of a narrow plot and the rear extension, being deep and on the boundary, would appear obtrusive from both the garden and the rear ground floor windows of no. 103.

250. LOS/13/0273 SOS/13/01662/FUL
1564 LONDON ROAD, LEIGH-ON-SEA, SS9 2QW (Thames Ward)
Convert existing bungalow into two bungalows, erect single storey front and rear extensions, alter elevations and form vehicular access onto Berkeley Gardens.

No Objection in principal. However, there are concerns with the new vehicular access onto Berkeley Gardens being in close proximity to the junction with the busy A13.

251. LOS/13/0274 SOS/13/01644/FUL
73 EATON ROAD, LEIGH-ON-SEA, SS9 3PG (Highlands Ward)
Erect replacement two storey dwellinghouse.

No Objection subject to confirmation that the west elevation windows are fitted with obscure glazing as indicated on application drawing 1A.

252. LOS/13/0275 SOS/13/01572/FUL
THE WINE RACK, 1418 LONDON ROAD, LEIGH-ON-SEA, SS9 2UL (Thames Ward)
Use Part Retail Unit (Class A1) as self contained flat (Class C3), alter side and rear elevations, remove existing external staircase to first floor, erect garage at rear, alter elevations, erect refuse and cycle store and layout landscaping.

No Objection

253. LOS/13/0276 SOS/13/01658/FUL
50 BRAEMAR CRESCENT, LEIGH-ON-SEA, SS9 3RJ (Highlands Ward)
Erect first floor extension to form two storey dwellinghouse and alter elevations.

No Objection but the Committee regret the loss of yet another bungalow.

254. LOS/13/0277 SOS/13/01647/FULH
54 BRAEMAR CRESCENT, LEIGH-ON-SEA, SS9 3RJ (Highlands Ward)
Erect single storey rear extension, install dormer to rear and form hipped roof to gable end.

Objection

The proposed rear dormer is too large and is not incidental in the roof space; it does not appear to follow D&TG recommendations para 366.

255. LOS/13/0278 SOS/13/01688/FULH
165 MARINE PARADE, LEIGH-ON-SEA, SS9 2RA (St Clement's Ward)
Erect single storey rear extension, dormer window and balcony with glazed balustrade to front elevation.

No Objection

256. LOS/13/0279 SOS/13/01675/FUL
1026 LONDON ROAD, LEIGH-ON-SEA, SS9 3NE (Elms Ward)
Demolish existing workshop and erect 3 storey extension to front side and rear, erect balconies and alterations to commercial shop frontage and form six residential units, erect two storey building with rooms in the roof to the rear to form three flats and one duplex flat (Amended Proposal).

Objection

This is an area of retail and other businesses which rely on a supply of short-stay on-street parking; also the many car sales showrooms in this area use many parking spaces on the streets around. This application increases the number residential units on site from 2 up to 10 with only 2 parking spaces, whilst *removing* the casual parking spaces it had for the garage use. This will result in a requirement for more on-street parking in an area of parking stress; all roads in the area have extensive parking restrictions near the A13, and much on-street parking is lost to cross-overs.

The design of the development fronting Leigh Hall Road draws no reference from the existing properties and will look incongruous in the street scene.

257. LOS/13/0280 SOS/13/01263/FULH
35 ST DAVID'S DRIVE, LEIGH-ON-SEA, SS9 3RE (Highlands Ward)
Demolish conservatory and erect single storey rear extension and raised decking (Amended Proposal).

No Objection

Cllr Donald Fraser left the meeting.

258. LOS/13/0281 SOS/13/01513/AMDT
116 UNDERCLIFF GARDENS, LEIGH-ON-SEA, SS9 1ED (Leigh Road Ward)
Relocate building footprint 2.00m to the east of the approved location (Minor amendment to Planning Permission 13/00309/FUL dated 29/5/13).

No Objection

Cllr Donald Fraser returned to the meeting.

259. LOS/13/0282 SOS/13/01565/FULH
42 WALKER DRIVE, LEIGH-ON-SEA, SS9 3QR (Highlands Ward)
Erect first floor rear extension (Amended Proposal).

No Objection

260. **Southend Airport Sponsor Consultation.**

The Committee thanked Councillor Cliff Passmore for his report and comments, which were noted.

261. A discussion followed on the review of the budget for 2014/2015, in particular staffing costs and the Neighbourhood plan. It was agreed to leave the budget as it stands

The meeting closed at 8.30 pm.