



# Leigh-on-Sea Town Council

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Chairman: Cllr Richard Herbert  
Vice Chairman: Cllr Syrie Cox  
Town Clerk: Paul Beckerson



QUALITY  
TOWN  
COUNCIL

MINUTES OF THE MEETING OF THE PLANNING & LICENSING COMMITTEE HELD ON  
TUESDAY, 25<sup>th</sup> NOVEMBER 2014 AT LEIGH COMMUNITY CENTRE, 71-73 ELM ROAD,  
LEIGH-ON-SEA

Present: Cllrs: Pat Holden (Chairman), Margaret Cotgrove, Donald Fraser, Valerie Morgan,  
Richard Herbert (to minute 224), Jane Ward

In Attendance: 2 Members of Public (for Minute 221), Sue Marx (Clerk)

***The meeting opened at 7.30pm***

217. APOLOGIES FOR ABSENCE

Cllrs: Syrie Cox, Paul Lawrence

218. DECLARATION OF MEMBERS' INTERESTS

***Cllr Donald Fraser declared a non-pecuniary interest in minutes 222, 223, 224, 225 and 231 as a member of The Leigh Society Committee.***

219. LICENSING APPLICATIONS

None

220. MINUTES OF THE PREVIOUS MEETING

The minutes of the Planning and Licensing Committee Meeting held on the 11<sup>th</sup> November 2014 were agreed and signed as a correct record.

PLANNING APPLICATIONS

221. LOS/14/0314 SOS/14/01534/FULH  
**3 BUXTON SQUARE, LEIGH-ON-SEA, SS9 3UD (Highlands Ward)**  
Erect two storey and single storey rear extensions.

**No Objection** subject to a condition that the flat roofs created should not be used as sitting-out areas without prior planning permission.

***Members of public departed from meeting.***

222. LOS/14/0309 SOS/14/01753/FUL  
**THE PETER BOAT INN, 27 HIGH STREET, LEIGH-ON-SEA, SS9 2EN (St Clement's Ward)**  
Erect single storey extension to rear.

**No Objection**

223. LOS/14/0310 SOS/14/01662/BC4  
**LAND REAR OF COCKLE ROW, ROW 5 TO 15 HIGH STREET, LEIGH-ON-SEA, SS9 2ER (St Clement's Ward)**  
Erect five single storey buildings to house 12 containers (Part Retrospective).

**No Objection**, but it is requested that any un-permitted containers and surplus equipment and materials are removed and the site is kept as tidy as possible.

***Cllr Richard Herbert left the meeting at 7.55pm***

224. LOS/14/0305 SOS/14/01796/TCA  
**26 SEAVIEW ROAD, LEIGH-ON-SEA, SS9 1AT (St Clement's Ward)**  
Prune various mixed fruit trees and shrubs in rear garden (Works to Trees in a Conservation Area).

**No Objection**

225. LOS/14/0306 SOS/14/01797/TCA  
**16 SEAVIEW ROAD, LEIGH-ON-SEA, SS9 1AT (St Clement's Ward)**  
Prune Sycamore tree (T1), Ash Tree (T2), Holly Tree (T3) and reduce and reshape one Bay tree (T4) in rear garden (Works to Trees in a Conservation Area).

Note. The Committee considered the revised description which is:

Fell sycamore tree (T1), ash tree (T2), holly tree (T3) and reduce and reshape one bay tree (T4) in rear garden (Works to trees in a conservation area)

**No Objection**

226. LOS/14/0308 SOS/14/01754/FULH  
**25 HERSCHELL ROAD, LEIGH-ON-SEA, SS9 2NH (Herschell Ward)**  
Erect first floor side extension.

**No Objection**

227. LOS/14/0311 SOS/14/01720/FULH  
**102 KINGSWOOD CHASE, LEIGH-ON-SEA, SS9 3BG (Bonchurch Ward)**  
Loft conversion with new gable end to roof and rear dormer. (Amended Proposal).

**Objection**

This amended proposal is not significantly different from the previous refused application. The proposed large box style dormer is still not incidental in the roof slope; it is not set well below the ridgeline or well above the eaves and is only slightly set in from both sides (DTG para 366). The dormer on the adjoining semi appears more modest.

The large patio doors in the dormer look oversized and top-heavy compared with the windows on the first floor and will result in an unprecedented loss of privacy in the neighbouring gardens because of the full height glazing at 2<sup>nd</sup> floor level. It is requested that the Juliet balcony should be obscure glazed, if allowed, to avoid this invasion of privacy of the neighbours.

228. LOS/14/0315 SOS/14/01697/FULH  
**100 THAMES DRIVE, LEIGH-ON-SEA, SS9 2XE (Thames Ward)**  
Erect roof extensions and alterations to form rooms in roof and erect part single/part two storey rear extension with Juliette balconies (Amended Proposal).

**No Objection**

229. LOS/14/0316 SOS/14/01799/FUL  
**22 STATION ROAD, LEIGH-ON-SEA, SS9 1SU (Elms Ward)**  
Erect front dormer in roof with balcony.

**No Objection**

230. LOS/14/0317 SOS/14/01686/FULH  
**7 FORFAR CLOSE, LEIGH-ON-SEA, SS9 3SD (Highlands Ward)**  
Erect single storey side and rear extension.

**No Objection**

231. LOS/14/0318 SOS/14/01727/FUL  
**1 WEST STREET, LEIGH-ON-SEA, SS9 1QG (St Clement's Ward)**  
Erect first floor decking area with canopy and replace front façade on Leigh Broadway at first floor level.

**No Objection** and the Committee welcome the design of the proposed façade as a great improvement in the Conservation Area.

232. BUDGET 2015/ 16 - APPENDIX 1

The Committee resolved to **Recommend** the Budget 2015/16 for approval by F&GP and Council.

***The meeting closed at 8.23pm***