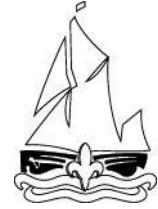


**CIRCULATED
BEFORE THE
MEETING**



**REPORT of
DIRECTOR OF STATEGY, PERFORMANCE AND GOVERNANCE**

to
**SOUTH EASTERN AREA PLANNING COMMITTEE
7 OCTOBER 2019**

MEMBERS' UPDATE

AGENDA ITEM NO. 6

Application Number	19/00722/FUL
Location	1 Kings Road, Southminster, Essex, CM0 7EJ
Proposal	Redevelopment of the site to include the conversion of the existing building to provide 4No. one-bedroom flats and the erection of a two storey side/rear extension to provide 2No. one-bedroom flats (all social rent), with associated off-street parking, amenity space, landscaping, external refuse and cycle store and external alteration (resubmission of 19/00195/FUL).
Applicant	Mr Russell Drury - MOAT
Agent	Miss Maria Cannavina - Prime Building Consultants Ltd
Target ision Date	04.09.2019 (EoT agreed: 11.10.2019)
Case Officer	Anna Tastsoglou
Parish	Southminster Parish Council
Reason for Referral to the Committee / Council	Previous Committee Decision This application was previously refused contrary to Officers' recommendation.

5 MAIN CONSIDERATIONS

5.9 Pre-Commencement Conditions

5.9.1 It should be noted that the pre-commencement conditions were agreed with the applicant on 27.09.2019.

7 CONSULTATIONS AND REPRESENTATIONS RECEIVED

7.2 Statutory Consultees and Other Organisations (*summarised*)

Name of Statutory Consultee / Other Organisation	Comment	Officer Response
Essex and Suffolk	No objection, subject to compliance with their requirements.	Comment noted.

Agenda Item no.6.

7.4 Representations received from Interested Parties

7.4.1 2 additional letters of representation were received one **objecting** and one **commenting** to the application and the reasons for objection/comment are summarised in the table below:

Objection Comment	Officer Response
Loss of privacy and overlooking.	These matters are addressed within section 5.4 of the report.

Comment	Officer Response
Although the neighbours are please for the site to be brought back into use, concerns are raised in relation to construction hours and the potential on-street parking and highway safety.	Matters relating to highway safety and parking are addressed in section 5.5 of the report. Construction working hours are not control or imposed as conditions by the Local Planning Authority. Concerns should be raised with the Council's Environmental Health Department.