

Shoebury Flood Defence – Consultation Report

The public consultation ran from 15th April 2013 – 12th May 2013 and various options were used to engage the residents/ businesses overlooking the area, residents /business of Shoebury, beach hut owners and borough wide residents.

Letters and leaflets were sent to key stakeholders and beach hut owners with leaflets being delivered to every property within the flood risk area and those overlooking the site of proposed works informing them of the consultation.

An exhibition was displayed in the Thorpedene Library during the consultation period and 2 public meetings were held on 22nd April and 29th April, where interested parties could speak and raise questions on the scheme to the Council and their Consultants Black & Veatch. An opportunity to ask questions of an option put forward by Friends of Shoebury Common was also available.

Meeting Feedback

22nd April

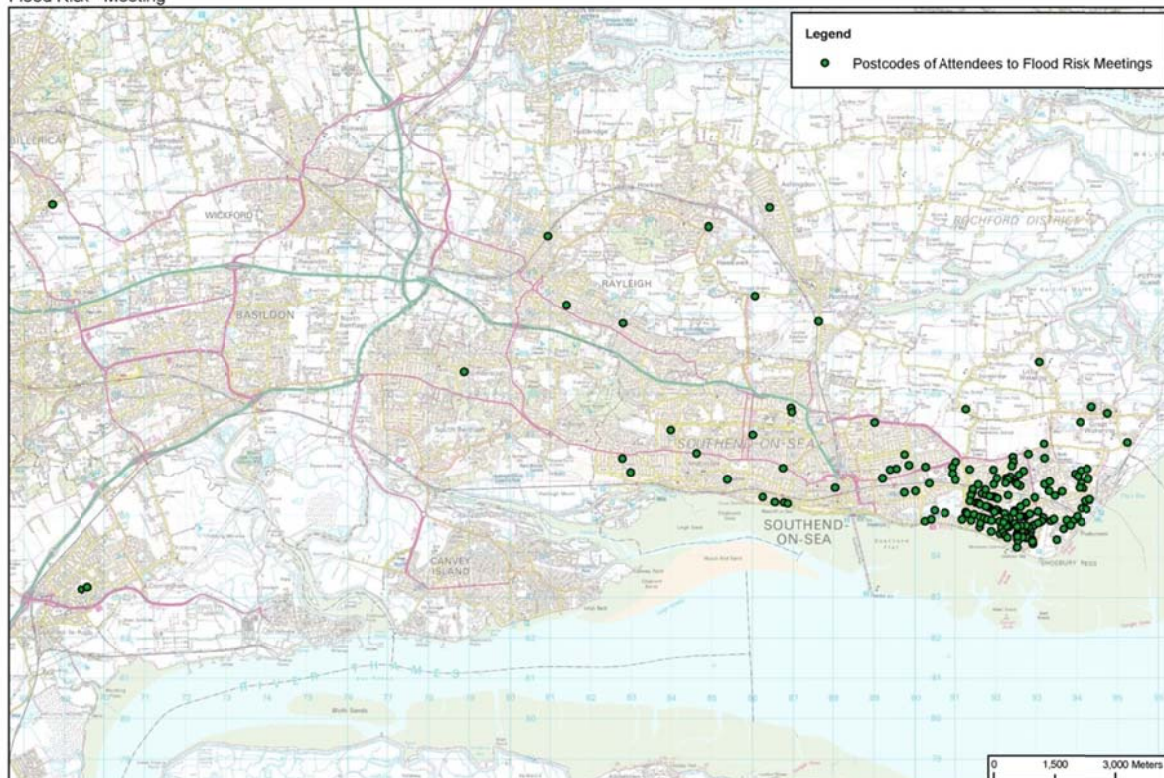
Total attendees – 298 of whom 51 owned Beach huts and 7 indicated that they owned a business within the area.

29th April

Total attendees - 140 with 17 owing beach huts and 4 business owners.

25 people attended both meetings.

Flood Risk - Meeting

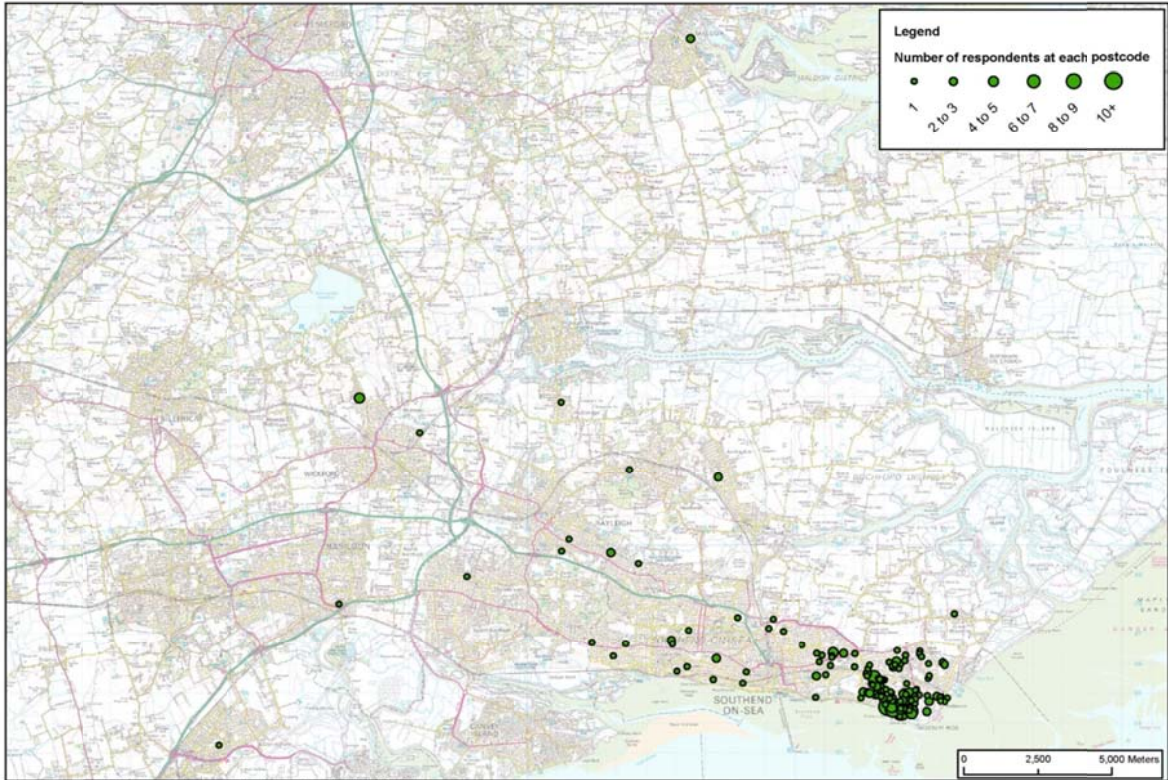


Please note this information has been taken from sign in sheets from the evenings and these numbers refer to individual postcodes submitted. Some did not sign in or supply a postcode.

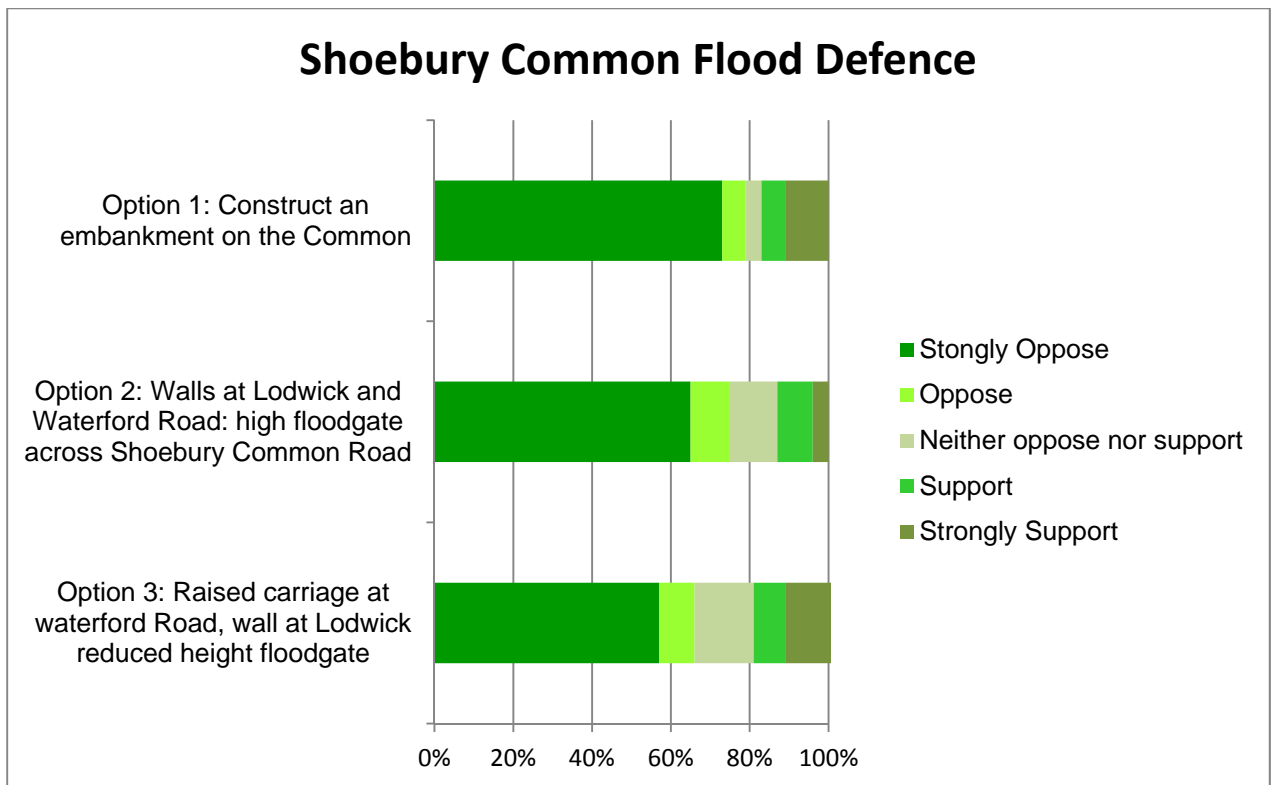
Questionnaire feedback.

There were a total of 241 respondents who accessed the campaign, of those 131 gave other options or suggestions.

Geographical breakdown

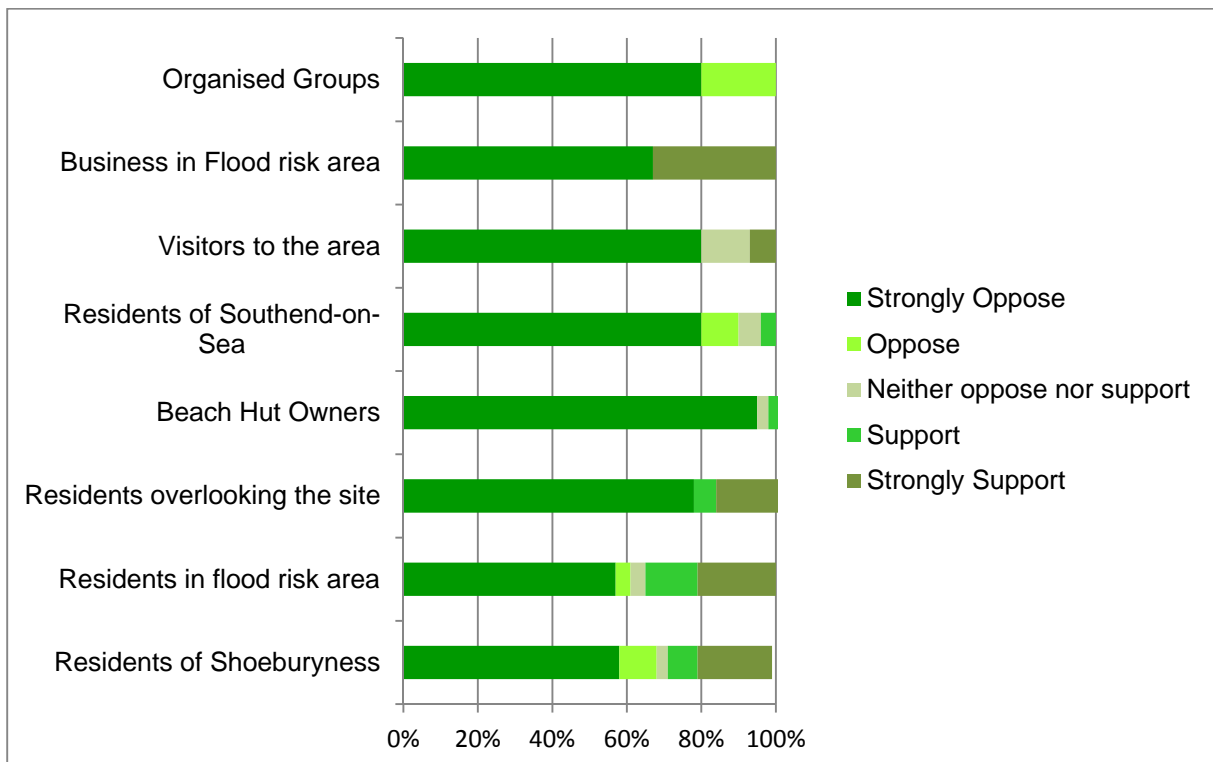


Comparison of Options

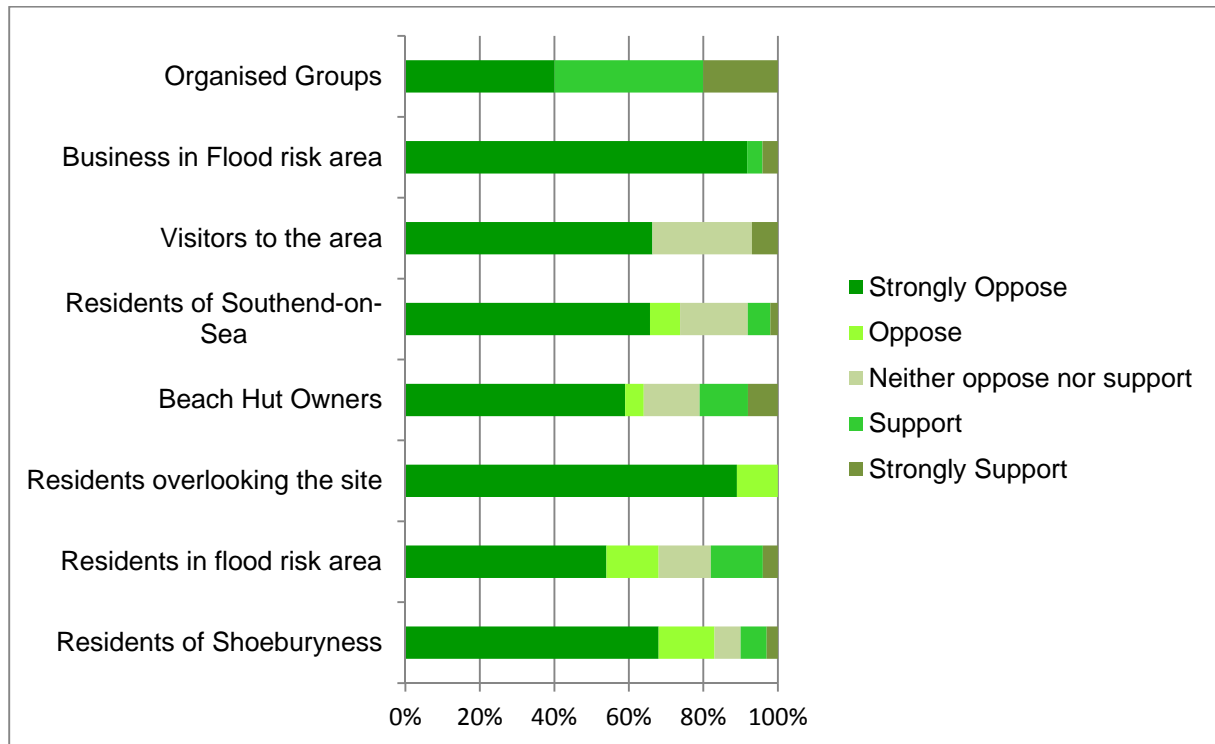


Breakdown by Interest

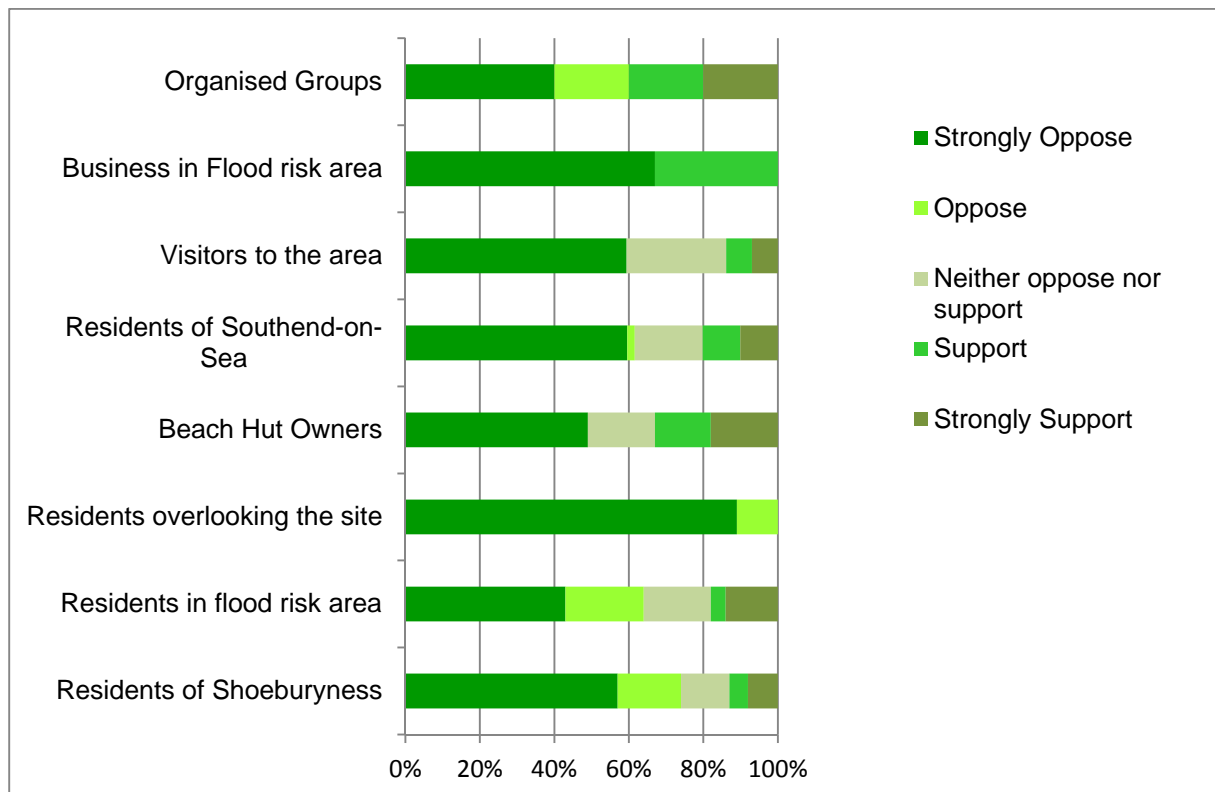
Option 1 - Construct an Embankment on the Common



Option 2 - Walls at Lodwick and Waterford Road: high floodgate across Shoebury Common Road



Option 3 - Raised carriageway at Waterford Road: wall at Lodwick, reduced height floodgate



Comments proposing further options or suggestions

Raise the existing promenade - create a marina

Completely replace existing sea wall, including foundations, to required height and raise promenade to match. Proper evaluation of Peter Lovett scheme

All schemes unnecessary, just an excuse to dump cliff soil.

alternative scheme put forward by the Friends of Shoebury common, which is a no brainer, if the existing sea wall is not high enough then simply make it higher (about 800mm),

Anything but the above, the suggestion re the promenade and beach huts being raised seems a good idea.

Anything that involves the existing primary sea flood defences and takes into consideration the views, character & uniqueness of Shoebury Common. From a cost point of view the preferred option will be the dearest in the long-term & in my business, they call this a shortsighted approach, especially when it involves public money. I have heard suggestions about floating barriers, glass sea defences, lagoons, automatic barriers etc., all of which are better than the preferred option. Raised promenades have been used in our country many times, but cannot find another secondary wall scheme, which would NEVER be used in Southend or around the Pier, so WHY Shoeburyness?

As the sea wall will have to be maintained anyway, surely the logical solution would be to spend the money on rebuilding the sea wall from scratch, renewing the foundations and if necessary raising the promenade. This would maintain and improve the flood defences whilst maintaining the natural beauty of the area. This would in the long run save money, and maintenance of the sea wall is necessary anyway.

As the sea wall will have to be maintained anyway, surely the logical solution would be to spend the money on rebuilding the sea wall from scratch, with new foundations and if necessary, raise the promenade. This would maintain and improve the flood defences whilst maintaining the natural beauty of the area. This would in the long run save money, maintenance of the sea wall is necessary anyway.

As the true direction of the flood risk has been identified as coming from Gunners Park the available soil should be used to increase the level of the land behind the houses in "the pit" from Campfield Road down to the turn off from Ness Road into the park. A further defensive wall with flood gates could then be extended from the Coastguard station wall to the same point.

Beach re-charge - this has already been done further west along the coastline near Halfway House pub, could be afforded so why not applicable to Shoebury Common.

Build a wall (lower) near the cycle track along Shoebury Common

I simply cannot understand the need for a raised flood wall in the first place. In 1953, when the area did indeed flood there wasn't a wall in place at all and now there is. I have lived in the Thorpe Bay area all my life and never have I known the water to get close to the top of the wall let alone surge over it. Unfortunately I was unable to attend either of the two meetings held at Shoebury School, but friends & neighbours went to the first and my wife went to the second. So I have a good understanding of what went on. It seems the first meeting was chaired terribly and the presentation at the second was appalling. I firmly believe that the Council need to be completely truthful and transparent about this project and to date that has not been the case. As I'm sure you are well aware there are many rumours circling as to why this is happening at all. Is it simply down to the fact that the 400 odd homes that are due to be built on the Garrison can't proceed without the proposed sea wall? Is it because the Council need to shift the London Clay that came from the Cliffs currently sitting on the Garrison? We just want the truth - nobody accepts the fact that there is an immediate danger of a flood. My property is 14 Lodwick. I bought the property last year with the purpose to redevelop the house for my personal home. I bought the property purely due to the sea view - no other reason. Therefore hopefully you can understand my frustration. I have even heard that the beach hut owners are applying for permission to raise their beach huts by 2 metres to restore the look of the promenade if the seawall actually gets built. Please can I have your assurances that this permission will not be granted as that will kill my sea view completely and surely the Council has to listen to a home owner before a beach hut owner.

Do we really need flood defences here? Do you just need somewhere to put the mud from the cliffs? How about listening to the alternatives proposed by the residents of Shoebury and Thorpe Bay.

Ensure that the developer proposing the build 100s of new homes at the Garrison pays a significant proportion of the cost.

I believe further options need to be explored. Restoration of beach and groynes. Putting the beach behind a higher wall will destroy the appeal for all

I believe other areas are in greater need of protection than Shoebury Common which is a natural flood plain. The risk has been exaggerated due to the convenience of disposing the cliff slip soil and the possibility of many new houses being built in the Gunners Park area. I think areas which are lower along the coast should be dealt with first.

I do not believe that this work is really necessary except to allow further development of Gunners Park.

I feel that the best option would be to rebuild the seawall and raise the Promenade and beach huts. Alternatively you could move the seawall back and the beach huts forward thus retaining the common in its present form.

I fully support the proposal put forward by Friends of Shoebury Common to raise the promenade, which maintains the character and beauty of Shoebury Common.

I have since looked up information under Passive flood defence systems and I would recommend you to consider a scheme from the system. I am surprised the council did not mention any research into such method unless they have and the costs are high but I would think this could be half to three quarters of the presentation estimate.

I more strongly support the suggested option put forward by the Friends of Shoebury Common based on the design by APS Design Associates Security & Environmental & Aesthetic impact are just as important as cost the proposal meets all these criteria to a greater extent.

I much prefer your Option 3 but is it really necessary to include the floodwall along the southern limit of the Lodwick properties' gardens? Would it not be cheaper for the property owners to provide flood protection measures of their basements at the property line (i.e. at doors & windows) and allow the gardens to flood in an extreme event?

I propose option 4, Raised promenade as proposed by Friends of Shoebury Common I question the need at all in Qu5 below. If necessary, Option 3 is preferred but the cheaper Option 2 could be improved by either sinking the barriers either side of the road into the ground and raising them at times of risk, or by using folding gates which could be kept open to reduce the visual impact either side of the road. It is clearly better to use the natural ground rise between St Augustines and Maplin Way and leave these areas untouched.

I see no need for a sea defence we are not at risk at drowning! Walls are magnets for graffiti louts, do we need another blot on the landscape.

I strongly oppose any more development on flood risk land. It should not be allowed, look how many people are plagued with water these past few years. I wish to propose the peoples option. That is to raise the Beach huts on Shoebury Common also heighten the wall on Shoebury Promenade. It will be worse decision of all to let a 12ft wall go along our beautiful seafront.

I strongly support the option put forward by Friends of Shoebury Common, i.e. Raised Promenade Option as the only one to be considered which will not spoil the beauty, character and uniqueness of Shoebury Common.

I support option 5 - Raise the Promenade and beach huts replace the existing seawall.

I support the proposal put forward to raise the level of the existing sea wall, promenade and beach huts.

I support the proposal put forward to raise the level of the existing seawall, promenade and beach huts. The council is in possession of the details of these proposals.

I understand that one of the earlier proposals was to recharge the beach and strengthen/enhance the existing sea wall - if it works this would be my preference. I

assume there would still be the need to raise the promenade and beach huts - could the spoil from the Cliffs be utilised here

I wish to propose raised Promenade option

I wish to vote for a rethink and go for raising the beach huts on Shoebury Common a hideous wall round all around will look like colditz and very depressing and oppressing. - The peoples vote.

I would accept an embankment being constructed on the common provided that it was landscaped and visually acceptable.

I would like to strongly oppose the 1st option of the embankment on the common - I think it is just as important to protect Shoebury east beach and Shoebury Common from this kind of building work just as much as it is to protect the area from flooding. The area is very valuable due to its natural beauty and is very popular with visitors all year round. The area should be preserved as it is and other options considered.

I'd like Southend Council to work with the Residents Associations/Supporters on developing their alternative Options for flood defence.

If the area in question is only 1 kilometre why not just rebuild the seawall and raise the promenade beach huts on stilts.

If we have to have it - what a waste of money - 1 in 200 year event is not worth the time and expense

Improve and raise the existing sea wall, if the foundations are not adequate then pile as done in the seventies between Maplin Way and Thorpe Bay Yacht Club

Improve the existing sea wall, raise the promenade and raise the beach huts. This proposal has been made by the Friends of Shoebury Common. This has been the favoured action twice since 1900.

Increase the height of current sea wall. Raise height of promenade and land that beach huts sit on. Replace all the beach huts if they cannot be saved. I accept beach huts are privately owned

It would appear that no houses are at risk, or those that are having been built recently. It seems a lot of unnecessary expenditure for a small risk of localised flooding. Those who built the houses in the exposed area should be responsible, not the "ratepayers".

Just leave well alone - differing opinions re likelihood of flooding residents option as to whether they stay.

Move defence to where it's needed... Wakering down to Gunners Park. Shoebury Common and Thorpe Esplanade and not in danger.... just look at your map showing where the flood is likely to be and where you defence is marked.... it's in the wrong

place!!!! This is nothing more than the builders on Gunners Park wanting to push it through so they can sell their houses and you needing housing.... very convenient..!

My husband told me that a further option was to raise the existing wall & promenade and this makes even more sense to increase the primary line of defence rather than create secondary defences that will only be needed in the event of the primary breaking down. You must have to keep the existing wall in good repair anyway

No harm to environment or views from beach huts or road

Oh yes I would. The three options available involve a cost of Â£4-8 million to the impecunious rate payers. I have an alternative proposal which would cost a fraction of this budget (£100,000) and would add a vast improvement in the visual appearance of the area, complementing the attraction of Southend-on-Sea immensely. The proposal involves installing pumps to completely flood the area highlighted in blue in your proposal. This would create a sizeable inland lake which could be used for the purpose of: â€¢ Windsurfing, kite-surfing, rowing, sailing and pedalos. â€¢ Along the side of the lake sites will be sold for the construction of waterside gastro- pubs, restaurants, flats, boutiques and leisure uses. It is conceded that some objections may be raised from the likes of bunny huggers, newt spotters, Shoebury back-woodsmen and other anoraks, but the benefits to the town would be substantial. Southend would become and internationally recognised marine activities centre. Please let me know when this sensible proposal has been accepted by your good-selves

option 1 if this embankment is covered in grass how will this be cut etc. the area along Ness Road after the railing were removed and a bank of weeds left this looks a complete mess, would the embankment end up looking worse. Option 2 property owners along Lodwick have already built very smart walls if these had to be demolished I am sure they would require compensation which would be only right.

Option 2 - is I feel a more sensible option which will keep Shoebury Common relatively unspoilt, at this meeting no resident of Lodwick made themselves known. I would like to know the householders view on this matter. I feel the wrong decision could be made here, which would affect upcoming generations of residents, and I urge the council to give the proposal more thought. Riding roughshod against resident's opinion is wrong. So many council decisions regarding our seafront have been wrong and costly; I feel this could another one.

Raising the promenade as suggested by friends of Shoebury Common or creating a lagoon out to sea which will provide flood defence AND enhance the area of beach. Anything would be better than a huge wall along our coast line. As you have paid your consultants as so called professionals, then you should insist they come up with an aesthetically pleasing design not turn our common into a prison.

Replace all the trees that have been cut down in Gunners Park. That'll suck up a fair amount. Raise the sea wall by the small amount needed rather than a 2M high monstrosity inland. Use the excess soil to fill in all the pot holes.

Research local area more regarding potential flooding why the great rush and initial secrecy to get the flood defence plans completed? Spread the earth from the Cliffs over the hollows in Gunners Park that collect water and the boggy areas.

Sea wall improved to stay - first line of defence

Stone finish rather than brickwork walls where visible, that the structure is aesthetically pleasing and where possible blends into the existing.

Strengthen and increase existing seawall as suggested by friends of Shoebury Common

Strengthen the existing sea wall with sheet piling as done to the wall at bottom of Maplin Way in the 1970's. This would then be able to be built up to a reasonable height. If required raise the promenade and the beach huts. You can then make use of the mud pile in Gunners Park keeping the cost down. This is not just about the cheapest option, but has to be functional, aesthetically pleasing and not ruin Shoebury Common. The rest of the sea wall from the old lifeguards hut to St Augustines is already strong enough to be raised, if it is deemed really essential.

Strengthen existing seawall and raise with a bull nose to SeaWorld. Raise Promenade and beach huts on the common keeping the area much the same as it has been for many years as suggested by Friends of Shoebury Common.

Support the Raised promenade option that provides the level of protection if it proved necessary whilst maintaining the unique aspect of Shoebury Garrison. The area of land to be protected never flooded back in 1953. The sea defences erected after 1953, along the river Thames, give protection for a once in a thousand year event. Leave it as that.

The best suggestion I heard Monday 22nd April was the construction of a new sea wall. As the anticipated floods are not expected for decades this could be stretched over several years.

The Council should adopt the Raised Promenade alternative proposed by the Friends of Shoebury Common

The existing sea wall can be raised and the area behind it elevated to match, at much less cost than the proposed options. We don't want a wall of mud being dumped on our common.

The project needs to be completed once and the money spent is correctly all options should be assessed before work starts and the placed aside for this, if additional funds have to be found the work should be completed in stages until finished.

The proposal for a raised promenade instead of the options given is by far the most cost effective, longer lasting and in keeping with the existing look and feel and tradition of the common.

Think again - raise the Beach huts and the promenade wall - don't build on flood risk land.

This huge plan is seriously over the top. Some maintenance and small increase in the height of the existing walls would give more than adequate protection many years into the future. Please think again before ruining a popular and pleasant area.

Use the soil to cover the Gunners Park. This is the area most at risk as it already floods. The soil would help to absorb the water, similar to the way the beach was previously raised.

We fully support the alternative put forward by the resident's action group of raising the existing seawall, promenade and beach huts from the coast guard end up to the Yacht Club.

We wish to associate ourselves with the Beach Hut Owners' Association's proposals

Would be nice to have defences that protect the beach huts as well.

Would like Southend Council to work with Shoebury Common and Burgess Estate Supporters in developing a better solution that is not so intrusive on the landscape.

Yes - the other options put forward by Peter Lovett and Ron Woodley deserves proper consideration. Any option which maintains the general ambience and feel good factor of the promenade gets my vote. NO ugly walls next to the promenade.

Yes the Council should look further into dealing with the problem.

Yes, the alternative scheme suggested by Ray Bailey & Peter Grubb on behalf of Friends of Shoebury Common. Or otherwise, do nothing at Shoebury Common &, instead, use any available funds to improve defences at more vulnerable areas e.g. East Beach.

Raising the whole promenade would keep the current amenities and common for public use; would solve the potential flooding problem and address repairs to the existing sea wall.

Various respondents submitted the same comment

The raised promenade alternative as suggested by SBHOA.

Raise the sea wall

Raised promenade

.

Further Comments submitted via questionnaire

£5.8 million may be look most expensive but in real terms it is the best scheme and may well prove to be the cheapest in the end

Address other higher priority flooding concerns prior the Shoebury issue

All your proposals admit breaching the first line of defence (i.e. the existing sea wall) and once you allow this you have to manage the water that overflows and is trapped between the wall and your proposed secondary defences. What happens - it is pumped away? are the drains expected to cope?, or do you just wait for it to evaporate?

Also i think Black & Veatch should produce a proper scale re the flooding for Shoebury not Southend - I think you will see a big difference, also the vandals will have a screen to hide behind.

As far as I know the sea has never come over the promenade, even in extreme weather conditions. I fail to see how Lodwick Road could possibly be flooded even with rising sea levels, as it is unlikely ever to have extreme wave action in this area. Surely any searches made when the houses were being built would have shown a serious flood risk; if there had been one, (unlike the proposed building of houses on the flood plain in Gunners Park).

Can you confirm that no other parts of Shoeburyness, including East beach will not suffer from flooding? If not what is the point of the flood barrier? If developers are to build on a flood plain then they should be required to ensure that the area and all properties are safe from flooding and provide any necessary flood barrier at their own expense with no contribution from the public purse.

Changing the planning permission from Retail to Housing in the old Gunners' Park site, doesn't require extra sea defence work, which will blight the area. Why do you think that it wasn't done along with the up-dated sea defence works after the floods of 1953?

Completely opposed to this.

Cons for option 1 acknowledge that the common will be changed. Surely a euphemism since as it frequently exists it will be almost a dump and that extra material is not required to add support to the wall is demonstrated when it stands alone adjacent to Maplin Way and Uncle Toms. The latter will lose much of its sunny terrace to overshadowing from the high north facing wall.

consider the public/ beach users

Councillor Lamb, who chaired the meeting, clearly needs some training in this area. I have never heard such a patronising and condescending attitude from a public servant to his voting public.... you've lost my vote next time as you have for most of

Thorpe Bay and Shoeburyness!

Do not consider this area is a high flood risk and the project suggested would, in any event, be highly unlikely to withstand a catastrophic flood which may or may not engulf our country in the next millennium

Do not see the need for such an extensive flood defence scheme.

Don't build on flood plains

East Beach and Great Wakering have more chance of flooding than Shoebury Common

From information heard at the meeting the flooding of 53 came from the Garrison / Gunners park area this should be the coastline investigated. may I suggest that all drains and ditches are deeply cleaned i.e. the drains in Leitrim Avenue outside my property take ages to clear the ditch that runs through Shoebury Park is full of rubbish and never cleaned I am sure many are in the same condition

Getting facts from our elected representatives and their officers has been like extracting teeth. Presentations and documents have been to a scale preventing scrutiny and cannot be a valid consultation. With today's technology, these should have been available on-line to allow careful consideration at leisure and with zoom to make the documents legible. At the outset, we are told it is necessary as a Duty of Care (your capitals) to residents. It is then revealed there may be a private contributor. Under duress, it is admitted this is the Garrison developers with a paltry sum of £10K to £99K against costs of £4.6M. The Echo reveals this will be conditional on planning consent for 450 extra homes on the flood plain. My long experience as an RICS Registered Valuer suggests this will add £15 to £20 MILLION to the site value of the flood plain. The sea mist surrounding this whole project is clearing. Justification for the scheme is dubious and dependent upon projections and guesswork contradicting Environment Agency data, when there have not been any flood incidents here. Limited taxpayer funds should be diverted to other more deserving schemes. If Garrison want to pursue, let them submit planning application and fund entire cost of scheme (how did they get consent to build "The Ashes" on flood plain?). Any scheme adopted should be along lines of Friends of Shoebury proposals -no public funding needed if your valuers liaise with your planners. Careful public monitoring of proposals essential in view of scope for corruption.

I am a beach hut owner and abhor any walls that will spoil the seafront that we enjoy. I am not against protecting people's homes in the flood risk area and I'm sure there is a better solution than the ones put before us. We would suffer all sorts of damage and wrecking of our huts as the vandals have carte blanche to do as they will. I beg the council to go for the people's option and tell the property developer to build somewhere else. Houses should not be built on flood risk land. Look at the last few years of those poor people losing everything through terrible floods on flood risk land -

it should not be allowed.

I believe this provides the best option to protect vulnerable property and preserve the natural beauty of Shoebury Common

I believe there are council covenants to protect the beach huts and owners. Surely the 3 options would be breaking the covenants thus the council would be breaking the law by proceeding with any of the three options. The council should listen to the residents, visitors and beach hut owners who have the knowledge.

I believe there are Council covenants to protect the beach huts and the owners. If so, surely the council will be breaking the law by proceeding with any of the 3 options. The council should listen to the residents, visitors and beach hut owners. People come from miles around to enjoy the beauty of the area and the tourist industry of both Shoebury and Southend will be ruined forever if any of the options go through. The tourist industry is an important consideration. The Council should listen to the public and not use the public consultation as a sop to the public and continue with the 'preferred option' (the Council's 'preferred option' NOT the residents). The Council should be open and transparent and REALLY LISTEN to the options that the residents are making and REALLY take them into consideration, the other options that have not already been taken into consideration may even be better and more cost effective! Surely the council must really now take on board the strong opposition of the public, who come from all walks of life, some of whom have the engineering experience that can make a difference. PLEASE LISTEN TO THE RESIDENTS AND PUBLIC AND BE PREPARED TO CHANGE THE OPTIONS

I believe this is the best scheme and provides protection for vulnerable homes whilst preserving the natural beauty of Shoebury Common

I can see that at least 2 items would cover Thorpe Bay Yacht slipway and the eastern access alongside MOD wall and at say 40-50mtr section of a straight run waterproof joint will accommodate a lamp standard at each 2mtr sections of lower base would cover beach access at least well done Cockermonth it looks impressive. If you think it's worth putting forward please do so on behalf of friends of Shoebury Common and BERA and other council members on the basis that there is no need to change an existing view, as for that heap of soil how about it going towards the new bridge at the airport roundabout across to Rochford with connection to Journeymans Way/ Sutton Road, the River Roach banks and that area requires a 1 metre raise on which to sit a road, we at this end of the town need another access west and all parts of the A127 changes at least football supporters would have 200yds less to walk than from Prittlewell Station.

I cannot believe that you are still considering proceeding with your preferred option, when you have so many people against. I have not heard one person state they are in favour of this wall, even at the consultation meeting. I for one will certainly consider

this arrogant attitude by local councillors when it comes to the next local elections.

I do not feel there will be any need for beach recharging as stated as long shore drift will continue.

I feel the building of all the flood plain in Shoebury Garrison ground has been the big mistake, use the area already created for a flood if one ever happens

I have seen this raised promenade details and certainly feel this is the best option and the most attractive from the point of view of retraining the point of view of the retaining the area at Shoebury Common for the leisure and safety from flooding

I lived in Shoeburyness as a child and still visit my family as it is very convenient for parking with the beach and common for children to play on. All this will be ruined with sea defences running behind huts and halving the playing area, and cutting off Uncle Toms Cafe. Whoever decided on this plan cannot visit the area very often and has not spoken to local people or visitors. Why rush for a flood barrier.

I see no reason to spoil the existing seafront vista, and cannot understand how on earth the water would flow UPWARDS towards the area of Lodwick Road and Ness Road!

I Strongly object to the underhand , devious and 'cloak and dagger' manner in which councillors, officers have apparently handled this issue

I strongly object to the underhand devious 'cloak and dagger' manner in which Councillors and officers apparently handled this issue. The mismanagement of the consultation process, exhibitions and public meetings also suggest a dangerous of incompetence.

i think the council has already decided what they are going to do, this is just lip service

I think the Council has done well to consult and inform interested parties. The flood defence improvement Shoebury Common is or will be necessary, but please DON'T just go for the cheapest option, option 3 will still keep the character of the area. I was around in 1953 & if my memory is correct when the sea came over by Plas Newydd & Warwick Road 1963 (3). The wall along there was subsequently raised.

I was disappointed at how biased the audience was at the meeting on 22 April 2013. I had to stop nearby hecklers interrupting the experts who were briefing us on why better sea defences were needed and the pros and cons of the options. The majority of the audience was older rather than younger and I felt many did not want any change as they believed that there would be no flooding in their lifetime; a younger audience may have taken the long term view. We don't want to wait until Shoebury has flooded, that is too late and the Council would be castigated by the same hecklers. Insurers would also stop insuring properties in the flood area if sea defences were not improved. I fully support the Council in their objective but would suggest Option 1 only be adopted if it has widespread support. Options 2 & 3 - especially 3 - do seem to have the advantage of preserving views from the promenade and thus keeping the residents happy and the tourists coming (although the only businesses really affected by tourists in that area are quite small or am I missing something?). I know that this would disrupt my journey to work but I prefer this to gain a long term better outcome.

I wish to know why SBC intend to go ahead with this project when there has been no coherent logical argument put forward in support of this. There are clearly other sections of the Southend foreshore which are in greater need of protection. Please refer to the flooded areas in 1953 - as we mere local residents have done, to clearly see that the proposal is flawed.

I would prefer to see the reinforcing of the existing sea wall, running a canal into Gunner's park which could also accommodate moorings and be more of a feature than an eyesore! It also addresses the real issue of relieving the River Shoe that is the main hazard of flooding.

If we have to go along with one of the 3 Council proposals then I would be more likely to support the council's preferred option 1. However, I am concerned about the very serious safety issues in the void between the raised walkway and the back of the beach huts. This area is already frequented by dubious characters and, if this proposal were to go ahead, they would be able to continue with their anti-social/criminal behaviour hidden from view. This could easily become a no-go area. I don't believe that cameras and lights would do much to help. Cameras would need to be manned round the clock with response personnel on hand to tackle any problems. Very costly and would probably be phased out. Who is the private contributor and why are they contributing? Where exactly are the 500 properties? The cost quoted last year was in the region of £2.5m, it is now £4.8m. Are we likely to see further cost escalations on this scale? What is to be done to prevent flooding from the North Sea/River Shoe across Gunners Park and onto Ness Road? The sea wall defences along this stretch appear to be inadequate. Could a barrier be formed on the boundary of Gunners Park/Ness Road? How has the recent development at the Garrison affected plans?

In place of Uncle Tom's cabin let's have a nice restaurant/cafe down this end - along the lines of Ocean Beach.

Instead of wasting money on this project why not re-instate the Southend Airshow - demolish that eyesore (half demolished) building on the old gasworks site.

It is blatantly obvious that options being put forward by the council are nothing to do with the best way to solve the threat of flood to the area and everything to do with trying to find a way to dump soil from the cliffs at least expense. The Council's behaviour over this matter is reprehensible.

Main consideration should be given to residents who could be affected by flooding e.g. Admirals Estate. We are the people who would be affected by higher insurance premiums.

More in depth information regarding flood risk should be explored. The Council's so called experts presentation was extremely poor and unprofessional bearing in mind the importance and cost of the proposed project.

My principle objection to option 1 is the detrimental impact west of Maplin Way - options 2/3 avoid this but the height of the gate/barrier in option 2 is not acceptable

Option 1 - has been well thought out and is clearly the best option for directly affected homes. Well done Southend Council, I look forward to having better insurance terms.

Option 3 is estimated to be about 15% more expensive than Option 1. However, I doubt that it would be more expensive if the proposed protection of the Lodwick properties' gardens is excluded from the scope of work. Also, are the contingency sums the same in the estimated costs of all three Options? It would be unreasonable to choose Option 1 because excessive contingency had been included in the Options 2 & 3 estimates for potential difficulties with the highway and buried services that might not be realised.

Other than the council / councillors - NO body wants this wall and most council members in favour do not even live in the area. Some high ranking officers do not even live in Southend. The only one councillor, who actually overlooks the site, is selling his house to get away from the eyesore, before it reduces the value of his house. It is a terrible waste of money for such a low risk area. The information given by the council is full of holes and lacks transparency and consistency, so I am not even convinced about the reasons given for this project and have started looking for ulterior motives

Please don't ruin our seafront.

Please listen and act upon the feedback of those most affected by these proposals i.e. local residents and local businesses, not financially motivated Property Developers

Please note that option 1 creates the ability for the public to overlook into the gardens of Lodwick through the introduction of the high walkway.

Pleased that Black & Veatch have modified the plans to take into consideration access by disabled people. I thought this would be mandatory. Why is it intended to build more houses on Gunners Park. It permanently flooded and boggy in the winter and not from the sea. In 1953 the old caravan site flooded from the sea (now the admirals estate) presumably all the occupants knew this on purchasing the houses and pay accordingly in their insurance.

provides least effect on views, etc. for residents and visitors

Publish results of this survey.

Pumps to pump out water

Serious doubts as to whether any sea defence scheme at Shoebury Common is essential at this stage since greater risk of flooding arises from sea and river flooding of Gunners Park area

Shoebury Common is an area popular with locals and visitors who come from Romford, Ilford and other inland areas on a regular basis to spend a day on the beach, walk the prom, etc. Option 1 will ruin the charm of the area. Beach huts will be unseen from the road and thus be more prone to vandalism, particularly during the evenings (summer) and 24 hours per day (winter). There is no lighting on the prom at Shoebury Common. Passing cars and cyclists currently have a clear view of the huts which deters bad behaviour. Those who wish to visit their beach hut alone will feel rather vulnerable - especially ladies - even during daylight hours. Car parking will be lost. Uncle Toms Cabin will not attract as much custom. Basically Option 1 is an eyesore. Poorly thought out and giving no consideration to the charm and tranquillity of the area. Cheapest is not necessarily best.

Shoebury East Beach and Shoebury common are very valuable places in this area and have a lot of natural beauty. It's not just the flooding the area should be protected against but also any kind of building work.

Southend Council needs to listen to what the people of Shoebury require and not be blinkered, steaming ahead with a proposal as they have done so often in the past, example - shared space on Marine parade.

The Council's apparently preferred solution entirely negates the purpose of the existing flood plain. The flood plain should be allowed to function and a raised portion of road near the Shore House pub and suitable gates will provide complete protection for all vulnerable areas.

The Environment Agency encourages full and early participation of residents in any project development. There has been a complete lack of participation from residents with the Council proposal. Everything has been presented as a "done deal". The Council need to follow the guidelines of the Environment Agency.

The fact that Shoebury Brook/Stream regularly each year floods Campfield Road even after work has been carried out on it, surely this would affect any new houses in the same flood plain. As has been mentioned by Council officials it has too shallow a fall as this is impossible to change how can housing or any building in this area be contemplated? This would need to be rectified before any proposed building just look at Hinguar School and answer why it's on stilts? Another consideration has Shoebury got the infrastructure to cope with more housing, local schools are near capacity.

The highest tides we have had in the last four years have been an anticipated 6.4 metres, still well over a metre away from the top of the sea wall. If a bund is built behind the beach huts and the water does top the wall then all the beach huts would suffer, at present the water will drain away onto the common. To affect the houses in Waterford and Leitrim it would have to be higher by about two metres. Lodwick could be protected by a wall to the rear of their properties, geography does the rest.

The option to raise the whole promenade should be correctly costed and recognised as a valid option.

The option will keep the area involved as near as possible as it is today with leisure facility still intact and the flood barrier in place as needed. The bay has its own unique quality of beauty and needs to be preserved for future residents and visitors alike.

The other options show it would be more appropriate in keeping the first line of defence the first and only line of defence.

The other options such as beach recharge have not been seriously put forward as options or costed. Why not? By not doing so. This is a serious flaw in the consultation it is customary to seek public opinion before putting forward proposals and to cover fully ALL options, not just favoured by the Council. Nor information should be provided on the degree of risk of flooding given that Shoebury Common was not affected significantly during the 1953 floods.

The paper questionnaire states the consultation runs to 12th May. I was therefore angry to see that online you state the consultation closes at 5pm on 10th May.

The problem of Shoebury Brook/Stream is more of a matter for concern as it regularly floods Campfield Road, even since work has been carried out on it, surely any building would be at risk from these floods is the Environmental Agency being made aware of this? The council officer informed us to the fact the Brook has too shallow a fall and silts up, how can this fall be altered? It would be better to spend money in this way before any new building takes place. Why has Hinguar School been built on stilts? Could Shoebury infrastructure take any more housing? I.e. school are almost at capacity already.

The proposal to build more houses on an already recognised flood area is totally irresponsible endangering more homes and lives. Build the wall then reassess the further building on Gunners park.

The proposals to spend nearly Â£5 million are based on out-dated information / on the advice of Council's specialist advisors who are unnamed and have unknown qualifications and authority. Until there is proper scrutiny of this advice the proposals would seem to be NOT economically sound.

The risk of flooded homes is not great if development of flood plain sites is not undergone. Gunners Park should be just that - A PARK!! Cease the backhander mentality and pandering to greedy developers, who only want to profit from despoliation of our environment.

The Thorpe Bay/Shoebury Esplanade is a beautiful recreational area used by many people. There MUST be a more sympathetic way to preserve this beautiful area at the same time as protecting homes. Building more houses on a flood plain is also wrong. Anyone who supports this plan is wrong.

The true intention of the Council was revealed at the first Public Meeting when it became apparent that 450 of the 500 houses "at risk" had yet to be built, and that a private developer had offered funding help. This is obviously about future rateable income. This land is a flood plain and should not be built on. To announce that 500 houses are at risk when most have not been built, treats ratepayers with contempt, and insults their intelligence. It was also admitted at the first meeting that the entire matter had been brought forward by about 5 years because the spoil was available from the Cliffs. That was tantamount to admitting that Option 1 was only there to get rid of the spoil. I wonder if Black and Veatch would have designed Option 1 if the spoil were not available. The cons set out in the literature against each Option refer to not protecting beach huts. None of the Options do that, so those references were deceptive. My view is that SBC have seen a way of getting greater rateable income from housing development by creating a flood risk scare, getting private and Government funding to pay for it, and conveniently getting rid of unwanted spoil at the same time. I have lived within a mile of my current address for over 64 years and this section of seafront has never come close to flooding. The risk is only of wave topping at spring tides coupled with flood surge weather conditions and the risk is limited to

perhaps 30 minutes either side of high water. Let us hope that sense prevails and the entire matter is dropped following the revelations re possible private development. Let us also hope for a more open and honest Local Authority in the future.

There have been too many holes in the case being presented at the consultation meetings. Too many 'facts' have been manipulated to justify this work which is officially designated low risk. Black & Veatch should have a larger remit including the flooding problems of the River Shoe. The local population is not convinced by the Council's arguments and would be horrified to see the common desecrated.

This proposal will totally ruin the natural and much loved Shoebury Common. As our Council you have a duty of care to this unique site and I cannot understand why you are prepared to ruin it for floods that may or may not happen within the next 50 years. Also a brick wall alongside the road on the seaward side would be a totally unacceptable eyesore and would be hated by everyone.

This survey is very vague as to exactly what it is asking residents. "Construct and embankment on the common". Where exactly? How high? On the grass verge near Uncle Tom's? On the beach? Where? All of the options are entirely too vague to the point of worthlessness. Consultation should be thorough. I'm yet to be convinced of the need of any significant wall whatsoever and am inclined to think that this is due to the need of the council to do something with the soil being removed from the cliffs at Southend. The only "flooding" I've ever seen is in Gunners park (which is ruined for the sake of the road access to the garrison) behind the park fence by the road near the doctors where currently sits the mounds of earth.

Too much consideration is being given to the effect on the beach huts. Homes are more important than any recreational huts.

Unfortunately I was one of the unlucky ones that were turned away from the meeting on 22nd as was unable to attend the 29th. I gather from the article in the Echo that there is now a further proposal to raise beach huts and nearby ground using council soil. If this is option 4 then I strongly support this possibly in favour of Option 3 but then final drawings of this need to be made public too.

We are disgusted that the council would even consider giving planning permission to build a further 450 homes on the flood plain at Gunners Park.

We feel we are wasting our time.

We should have access to the Environment Agencies reviewed figures before any further decisions are made. The shared construction cost 'a private contributor' who is this? What interest do they have in the project? Even on the highest tides and strongest winds the water level would need to rise by at least five feet to come over the existing wall at TBYC - at the current rate of sea levels rising this is a very way long way ahead.

What is done now will be in existence for many years. We owe it to our children and theirs to get it right.

What ridiculous plans the council have yet again spending an exorbitant amount of money. The danger is not from over the sea wall at all nor will it be in the next fifty years. The money could be put to better use. As the council wishes to spoil the view the homes on the seafront have, and also have paid a high premium for that privilege, are they proposing to reduce the council tax band greatly I doubt it. Every coastal town in the UK have seafront homes which gives the locality prestige and make them desirable neighbourhoods, this wall will remove this desirability and we will be another ugly Canvey Island. In my opinion which will be ignored of course, the threat in me and my children's lifetime is minimal, so let the thereafter look at the problem, we are so short of money right now, this is an indecent waste of it. I liken it to space exploration we who are living today 0-100years old will never ever live up there so let's stop spending on it whilst the country is on its knees financially put all the money to better use. However YOU WILL NOT FOR THAT I AM 100% POSITIVE. Ludicrous decision making. p.s. you do know we don't have tsunamis in England don't you?

Where on the noticeboards were the counter arguments and ideas put forward by the Beach hut Association.

Why are there no considerations being given to the Shoebury High street area?

Why do Black & Veatch only give tide figures up to 1983 surely we need to look more at the last 30 years? My tide tables show no real increase in tide heights in the past 5 years. How many houses are in danger that are actually already built and with people living in them? If you lose the private investor will the project be able to go forward? We all like to live beside the sea and have to all take some of the potential problems that go with this. If the council allow the area to be spoilt will they compensate house owners for potential loss of value to properties?

Why should residents of Shoebury and Thorpe Bay have to have the ugliest scheme just because the council says it's cheaper we all have to live here and pay our council tax? Any of the three council schemes would spoil this area forever - ps take your spoil heap back to the Cliffs back to the Cliffs now it has been stabilised.

Will SBC prioritise the Kursaal/Southchurch Park/Northwest Thorpe Bay area for improvements to sea defences as the EA flood map shows this area, with a far higher population than Shoebury Common, has the same low risk of flooding? n

With regard to the proposed building of houses and land between Hinguar School and Ness Road - I am concerned that this would cause considerable road congestion on the roads which carry traffic towards Southend. Also, do we have sufficient services in place, e.g. health clinic, schools etc. I feel this scheme has been very badly handled by the council.

With the other interested party being identified as the potential developer for the new homes, I think that the council's action can be summarized as trying to get government funding to make the development proposition look more commercially attractive. I don't necessarily have a problem with this, but do object to their cavalier attitude to trashing the common as a means to raising the profile, and presumably the requested funding, of the solution.

Without suitable diagrams the embankment on the common sounds daft - what will stop the water from merely running around the outside of it?!

5.8 million may be look most expensive but in real terms it is the best scheme and may well prove to be the cheapest in the end

Shoebury Flood Consultation Breakdown by Street Name

Street Name	Postcode	Number of Respondents
Online Questionnaire		
Within the Borough		
Acacia Drive	SS1 3JX	2
Admirals Walk	SS3 9FN	2
Admirals Walk	SS3 9HP	1
Admirals Walk	SS3 9HR	1
Admirals Walk	SS3 9HS	3
Admirals Walk	SS3 9HT	1
Antrim Road	SS3 9LH	1
Arlington Road	SS2 4UN	1
Barnstaple Road	SS1 3PB	1
Barnstaple Road	SS1 3PB	1
Bishopsteignton	SS3 8AF	1
Buckland	SS3 8BD	1
Bulwark Road	SS3 9RT	1
Bunters Avenue	SS3 9NF	1
Burges Road	SS1 3JP	1
Campfield Road	SS3 9BX	1
Caulfield Road	SS3 9LT	1
Caulfield Road	SS3 9LU	1
Church Road	SS3 9EU	2
Church Road	SS3 9EX	2
Church Road	SS3 9EY	1
Colne Drive	SS3 8XP	1
Daines Way	SS1 3PF	2
Dungannon Chase	SS1 3NJ	2
Dungannon Drive	SS1 3NQ	1
Eastern Close	SS2 5QY	1
Elm Grove	SS1 3EZ	1
Elm Road	SS3 9RD	1
Ennismore Gardens	SS2 5RA	1
Fairview Gardens	SS9 3PE	1
Fallowfield	SS3 8DF	1
Fremantle	SS3 9HU	4
Glenbervie Drive	SS9 3JT	1
Glynde Way	SS2 4TS	2
Grand Parade	SS9 1DX	1
Grange Park Drive	SS9 3JZ	1
Green Lane	SS9 5AP	1
Hamstel Road	SS2 4PF	1
Hayes Barton	SS1 3TS	2
High Street	SS3 9AJ	1

Horseshoe Crescent	SS3 9WL	1
Imperial Avenue	SS0 8NE	2
Kingfisher Close	SS3 9YB	2
Kingsteignton	SS3 8AY	1
Knollcroft	SS3 9JY	1
Leitrim Avenue	SS3 9HD	3
Leitrim Avenue	SS3 9HE	1
Leitrim Avenue	SS3 9HF	5
Linton Road	SS3 9HY	1
Lodwick	SS3 9HW	7
Maitland Place	SS3 8UF	1
Maplin Mews	SS3 9ED	1
Maplin Way	SS1 3NB	1
Maplin Way	SS1 3NN	12
Maplin Way North	SS1 3NT	1
Marcus Avenue	SS1 3LA	1
Marcus Avenue	SS1 3LB	1
Marcus Avenue	SS1 3LE	4
Marcus Avenue	SS1 3LQ	1
Marcus Chase	SS1 3LG	1
Milton Road	SS0 7JP	1
Mount Avenue	SS0 8PT	1
Mountbatten Drive	SS3 8UY	1
Ness Road	SS3 9DB	1
Ness Road	SS3 9DL	1
Noredale	SS3 9JZ	1
Olive Avenue	SS9 3QE	1
Parkanaur Avenue	SS1 3JA	1
Parkanaur Avenue	SS1 3JB	1
Parkanaur Avenue	SS1 3JD	6
Parkstone Drive	SS2 6NX	1
Pelham Road	SS2 4UH	1
Pentland Avenue	SS3 9NE	1
Raphael Drive	SS3 9UP	1
Raphael Drive	SS3 9UW	2
Richmond Avenue	SS3 9LE	2
Richmond Avenue	SS3 9LF	1
Royston Avenue	SS2 5LA	1
Rutland Avenue	SS1 2XN	1
Selwyn Road	SS2 4DR	1
Shillingstone	SS3 8BY	1
Shoebury Common Road	SS3 9HG	1
Shoebury Road	SS1 3TT	1
Smith Street	SS3 9AL	1
Southchurch Boulevard	SS2 4UL	1
Southchurch Boulevard	SS2 4UX	1
Southchurch Road	SS1 2PP	1
St Andrews Road	SS3 9HX	1

St Andrews Road	SS3 9JN	1
St Augustines Avenue	SS1 3JF	1
St Georges Lane	SS3 9QH	1
St James Avenue	SS1 3LH	3
St James Avenue	SS1 3LW	3
St James Avenue	SS1 3LN	1
St James Gardens	SS0 0BU	1
The Campions	SS1 3TZ	2
Thorpe Bay Gardens	SS1 3NS	1
Thorpedene Gardens	SS3 9JD	2
Thorpedene Gardens	SS3 9JE	2
Tudor Gardens	SS3 9JG	1
Tudor Gardens	SS3 9JH	1
Tyrone Road	SS1 3HF	3
Ulster Avenue	SS3 9HL	2
Wansfell Gardens	SS1 3SW	2
Waterford Road	SS3 9HH	2
Waterford Road	SS3 9HJ	1
Weare Gifford	SS3 8AB	2
West Road	SS3 9DP	1
Westcliff Avenue	SS0 7QR	1
Western Road	SS9 2PL	1
Outside Borough		
Chester	CH3 5QB	1
Chelmsford	CM2 0BY	1
Chelmsford	CM9 5HG	2
East London	E8 4OG	1
Farnborough	GU14 7DB	1
Leicester	LE9 8JZ	1
Norwich	NR15 1HP	1
Bicester	OX25 5JX	1
Romford	RM14 3DC	1
Melksham Wiltshire	SN12 6LY	1
Wickford	SS11 8NH	1
Pitsea	SS13 3BG	1
Thurrock	SS17 7BN	1
Rayleigh	SS6 7QU	1
Rayleigh	SS6 8PB	1
Benfleet	SS7 3HL	1
Benfleet	SS7 7BN	1
Incomplete Postcode's		
	SS1	1
	SS2	1
	SS3	16

Meeting Attendee by Road over the course of both meetings

Acacia Drive	SS1 3JX	1
Admirals Walk	SS3 9FN	1
Admirals Walk	SS3 9HR	1
Admirals Walk	SS3 9HS	1
Admirals Walk	SS3 9JX	1
Anson Chase	SS3 9RG	1
Antrim Road	SS3 9LH	1
Appledore	SS3 8UW	1
Ashanti Close	SS3 9RQ	1
Aylesbeare	SS3 8AE	1
Barnstaple Road	SS1 3PA	1
Barnstaple Road	SS1 3PN	1
Beaufort Street	SS2 4NQ	1
Belle Vue Road	SS2 4JF	1
Bishopsteignton	SS3 8AD	1
Bishopsteignton	SS3 8AF	1
Bishopsteignton	SS3 8AR	1
Blackgate Road	SS3 9SG	1
Brigadier Way	SS3 9WN	1
Broadclyst Gardens	SS1 3QP	1
Bunters Avenue	SS3 9NF	1
Burges Road	SS1 3AX	1
Burges Road	SS1 3HU	1
Burges Road	SS1 3JL	1
Campfield Road	SS3 9BX	1
Capadocia Street	SS1 3AQ	1
Caulfield Road	SS3 9LL	1
Caulfield Road	SS3 9LP	1
Caulfield Road	SS3 9LU	1
Caulfield Road	SS3 9LW	1
Challacombe	SS1 3TY	1
Church Close	SS3 9FB	1
Church Road	SS3 9EU	1
Church Road	SS3 9EX	1
Church Road	SS3 9HA	1
Colbert Avenue	SS1 3BH	1
Colbert Avenue	SS1 3BW	1
Connaught Gardens	SS3 9LR	1
Connaught Gardens	SS3 9LS	1
Cranley Avenue	SS0 8AH	1
Crescent Road	SS9 2PF	1
Dalwood	SS3 8UP	1
Dungannon Drive	SS1 3NQ	1
Earls Hall Avenue	SS2 6NS	1

Eastern Esplanade	SS1 3AA	1
Elm Grove	SS1 3EZ	1
Elm Road	SS3 9RD	2
Elmer Avenue	SS1 1NB	1
Fairfax Drive	SS0 9RQ	1
Fallowfield	SS3 8DF	1
Fermoy Road	SS1 3HA	1
Fortescue Chase	SS1 3SS	1
Fremantle	SS3 9HU	1
Grosvenor Road	SS0 8EP	1
Gunfleet	SS3 9PT	1
Gunners Rise	SS3 9BY	1
Gunners Road	SS3 9SD	1
Hayes Barton	SS1 3TS	1
Hayes Barton	SS1 3TZ	1
Herongate	SS3 9SJ	1
High Street	SS3 9AJ	1
High Street	SS3 9AP	1
High Street	SS3 9AS	1
High Street	SS3 9AT	1
Hobleythick Lane	SS0 0RJ	1
Hogarth Drive	SS3 9TH	1
Holland Road	SS0 7TE	1
Horseshoe Crescent	SS3 9WL	1
Jackdaw Close	SS3 9YQ	1
Knollcroft	SS3 9JY	1
Ladram Road	SS1 3PY	1
Leitrim Avenue	SS3 9HD	1
Leitrim Avenue	SS3 9HE	1
Leitrim Avenue	SS3 9HF	1
Linton Road	SS3 9HY	1
Lodwick	SS3 9HW	1
London Road	SS9 3NF	1
Lovelace Gardens	SS2 4NT	1
Maitland Place	SS3 8UF	1
Maplin Mews	SS3 9ED	1
Maplin Way	SS1 3LX	1
Maplin Way	SS1 3NA	1
Maplin Way	SS1 3NB	1
Maplin Way	SS1 3NE	1
Maplin Way	SS1 3NF	1
Maplin Way	SS1 3NN	1
Marcus Avenue	SS1 3LA	1
Marcus Avenue	SS1 3LB	1
Marcus Avenue	SS1 3LE	1
Marcus Avenue	SS1 3LQ	1
Marine Parade	SS9 2NL	1
Moat End	SS1 3QA	1

Mount Avenue	SS0 8PT	1
Ness Road	SS3 9DG	1
Ness Road	SS3 9DJ	1
Ness Road	SS3 9ES	1
New Garrison Road	SS3 9BF	1
Noredale	SS3 9JZ	1
Parkanaur Avenue	SS1 3HX	1
Parkanaur Avenue	SS1 3JA	1
Parkanaur Avenue	SS1 3JB	1
Parkanaur Avenue	SS1 3JD	1
Pentland Avenue	SS3 9ND	1
Pentland Avenue	SS3 9NE	1
Picasso Way	SS3 9XA	1
Poynters Lane	SS3 9TY	1
Rampart Terrace	SS3 9AD	1
Raphael Drive	SS3 9UP	1
Raphael Drive	SS3 9UR	1
Raphael Drive	SS3 9UW	1
Rembrandt Close	SS3 9TB	1
Richmond Avenue	SS3 9LE	1
Royston Avenue	SS2 4BT	1
Rutland Avenue	SS1 2XL	1
Sandringham Road	SS1 2UG	1
Seaforth Road	SS0 7SJ	1
Sharnbrook	SS3 8YE	1
Shoebury Common Road	SS3 9HG	1
Shoebury Road	SS1 3TT	1
South Avenue	SS2 4HR	1
Southchurch Boulevard	SS2 4UL	1
Southchurch Boulevard	SS2 4UX	1
Southchurch Road	SS1 2EB	1
Southsea Avenue	SS9 3BJ	1
St Andrews Road	SS3 9JL	1
St Augustines Avenue	SS1 3JE	1
St Augustines Avenue	SS1 3JH	1
St Clement's Drive	SS9 3BJ	1
St James Avenue	SS1 3LH	1
St James Avenue	SS1 3LJ	1
St James Avenue	SS1 3LL	1
St James Avenue	SS1 3LN	1
St James Avenue	SS1 3LW	1
Station Road	SS1 3JY	1
Stroma Gardens	SS3 9JW	1
The Broadway	SS1 3HH	1
The Champions	SS1 3TZ	1
The Leas	SS0 7SZ	1
Thorpe Bay Gardens	SS1 3NP	1
Thorpe Bay Gardens	SS1 3NW	1

Thorpedene Gardens	SS3 9JB	1
Thorpedene Gardens	SS3 9JD	1
Thorpedene Gardens	SS3 9JE	1
Tudor Gardens	SS3 9JG	1
Tudor Gardens	SS3 9JH	1
Tudor Gardens	SS3 9JQ	1
Tyrone Road	SS1 3HD	1
Tyrone Road	SS1 3HE	1
Tyrone Road	SS1 3HF	1
Ulster Avenue	SS3 9HL	1
Ulster Avenue	SS3 9HN	1
Vermeer Crescent	SS3 9TJ	1
Wansfell Gardens	SS1 3ST	1
Wansfell Gardens	SS1 3SW	1
Warrior Square Road	SS3 9PZ	1
Waterford Road	SS3 9HH	1
Waterford Road	SS3 9HJ	1
Watson Close	SS3 9PQ	1
Weare Gifford	SS3 8AB	1
West Road	SS3 9DR	1
Whistler Rise	SS3 9TG	1
Woodgrange Close	SS1 3EA	1
Outside Borough1		
Chelmsford	CH11 2SD	1
Chelmsford	CM11 2SD	1
Basildon	SS13 9EX	1
Stanford Le Hope	SS17 7BN	1
Stanford Le Hope	SS17 7BW	1
Rochford	SS4 1HQ	1
Rochford	SS4 1PB	1
Rochford	SS4 3AR	1
Hockley	SS5 4HE	1
Rayleigh	SS6 8DB	1
Rayleigh	SS6 8PB	1
Benfleet	SS7 3AZ	1
Incomplete Postcodes		
SS0		2
SS1		7
SS2		1
SS3		17
SS9		4