

Public Document Pack

Southend-on-Sea Borough Council

Legal & Democratic Services

Strategic Director: John Williams

📍 Civic Centre, Victoria Avenue, Southend-on-Sea, Essex SS2 6ER

☎ 01702 215000

🌐 www.southend.gov.uk

*Creating a better
Southend*
www.southend.gov.uk



12 December 2018

Dear Councillor

DEVELOPMENT CONTROL COMMITTEE - WEDNESDAY, 12TH DECEMBER, 2018

Please find enclosed a copy of the Supplementary Report considered at the meeting of the Development Control Committee held on Wednesday, 12th December, 2018.

Yours faithfully

Tim Row
Principal Democratic Services Officer

This page is intentionally left blank

SUPPLEMENTARY INFORMATION

Page 13

18/01570/BC3 **Warrior Square Car Park, Warrior Square, Southend-on-Sea**

Other Matters

Paragraph 4.34

A number of neighbour objections have raised concern that the application site is used by the Air Ambulance as a landing site during emergencies within the town. The proposed development would retain open space to the east of the skate facility of approximately 2,325 square metres which would be sufficient for the landing of emergency helicopters. The Emergency Planning Officer, NHS Ambulance Service & HART (Hazardous Area Response Team) have confirmed that as a general rule, the Air Ambulance needs approximately 20 square metres of clear space to land within (i.e. a tennis Court). However, it has been confirmed that Warrior Square has never been designated as a Helipad.

Page 31

18/01352/FUL **141 Broadway, Leigh**

9. Condition 4 – Hours of opening of external terrace

The recommended condition should correspond appropriately with the recommended Condition 15 which specifies opening hours for the building.

04. The second-floor external terrace hereby approved shall not be open for customers outside the following hours: 10:00 hours and 21:00 hours Monday to Sundays including Bank Holidays.

4. Appraisal

Design and Impact on the Character of the Area

4.47 The external cladding to the second floor extension is identified as a 'fibre cement cladding' on the submitted plan, rather than a finish with a 'standing seam'. The agent has stated that the proposal is based on a 'Marley Equitone' product which is often a grey colour. Details of materials are to be required by condition of any planning permission and this is set out at Condition 07.

7.4 Public Consultation

Two additional letters of representation have been received from residents who have previously objected but who cannot attend the meeting in person. These responses reiterate the following concerns:

- The safety and the fire risk associated with a commercial kitchen below a residential tower – will there be enough time to evacuate if there is an emergency?
- The proposal will increase the insurance premiums on the dwellings above.
- Concern over noise disturbance at night disrupting sleep.
- Concern over anti-social behaviour.
- Concerns over odour and rubbish associated with the restaurant kitchen and vermin in the yard behind.
- Deliveries will also cause a disturbance.
- Concern that this may include a takeaway service in future.
- Concern over noise and disturbance from customers.
- There are other more suitable premises in the town centre.
- The meeting time is inconvenient for those who have to work.