

## Market Deeping Town Council – Planning and Highways Committee

Minutes of a meeting of Market Deeping Town Council’s Planning and Highways Committee held on Wednesday 2<sup>nd</sup> May 2018 at 7.00pm in the Town Hall, Market Deeping. Chairman Cllr Shelton presided over Cllr Mrs Redshaw, Cllr Brookes, Councillor Gamble and Cllr Miss Moran. The Deputy Clerk was also in attendance. The meeting commenced at 7.03pm.

### **181. Chairman’s Welcome**

Cllr Shelton welcomed everyone to the meeting.

### **182. Apologies for Absences**

There were no apologies.

### **183. To receive declarations of interest under the Localism Act 2011**

A declaration of prejudicial interest was received from Cllr Brookes regarding planning application S18/0767.

### **184. Minutes from the meeting dated Wednesday 4<sup>th</sup> April 2018**

Cllr Shelton asked the committee if they were to accept the minutes of the meeting dated Wednesday 4<sup>th</sup> April 2018. It was proposed by Cllr Shelton, seconded by Cllr Gamble and **RESOLVED** unanimously that the minutes could be signed as a true and accurate record of the meeting. The minutes were signed accordingly.

### **185. Clerks report on matters arising from the last meeting**

Agenda item 170. The Perspex backing sheet for the timetable case near Tescos had arrived, but the whole case is now broken. The deputy clerk advised that the cost of a replacement case would be £44 and the committee agreed to purchase a new case. The cost will be submitted to the next Full Council meeting for approval.

The inaugural Leisure Centre committee meeting took place on Monday 23<sup>rd</sup> April.

The deputy clerk has chased regarding the requested TPOs in Millfield Lane again on 30<sup>th</sup> April but heard nothing further.

The deputy clerk had emailed Cllr Trollope-Bellew regarding a crossing patrol officer. Sara Bartlett from the Lincs Road Safety team had then contacted the deputy clerk to ask for further information and the details have been passed to Robin Maron, her manager, for further consideration.

### **186. Correspondence**

Correspondence – Planning & Highways Committee – May 2018				
No.	Received from	Date Received	Subject	Committee Response
1	LCC	09/04/2018	Temporary Traffic Restrictions	Noted
2	LCC	16/04/2018	Temporary Road Closure incl Market Deeping	Noted
3	SKDC	17/04/2018	Old N&P site	Noted
4	LCC	18/04/2018	Temporary Road Closure 20/052018 – Charity Run	Noted
5	LCC	18/04/2018	Carriageway Reconstruction	Noted
6	Cllr Baxter	18/04/2018	Artwork on 19 High Street – to be noted	Noted

7	LCC	25/04/2018	Temporary Road Closure Towngate East	Noted
8	Larkfleet	30/04/2018	Newsletter	Noted
9	Resident	01/05/2018	Potholes on Wellington Way	Noted

Cllr Miss Moran entered the meeting at 7.16pm.

**187. \_Omega Report: Review of performance to date, budget/expenditure/income**

The budget was discussed and there were no items to note. Cllr Mrs Redshaw reminded the committee about the request from retailers around the antiques centre for festive Christmas lights. The deputy clerk was asked to contact the manager of the antiques centre to ascertain what they would like and to let them know their request has not been forgotten. This would need to be budgeted for the 2019/20 financial year.

**Planning**

**188. To consider the planning applications received to date, including SKDC Weekly Planning lists**

Ref. no	Application details and address	MDTC response
S18/0431	Mr Mark Stewart 26A Godsey Crescent MD  Erection of a new two storey three-bedroom dwelling and associated parking spaces	There is only room for the approved plan  SKDC previously had concerns over the scale of the footprint and the plan was reduced in response to this so nothing has changed to allow a larger development  As the back lane is unadopted, it may in future become unavailable for use and impede rear access and services  If SKDC are minded to approve this, the Committee requests that it is referred to the Development Control Committee  The Deputy Clerk will contact Cllr Baxter to ask him to refer the application to the Development Control Committee also
S18/0547	Mr Richard Dawson 70 Church Street MD	Approval was received on the day of the meeting

	Fell 2 x Sycamore trees	
S18/0568	Mr Farrer 10 Rosemary Avenue MD  Fell Walnut Tree	The Committee would like to see an independent arborist's report on the tree, including comments on the health of the tree and options for safe management  No details have been given of a suitable replacement  The committee believe that the tree does have an amenity value in the immediate landscape
S18/0569	Ms Sarah Jane Ball 1 The Blades MD Dismantle 5 Lleylandii to leave stumps	For information only – permission granted
S18/0612	Ms Jessica Fraylich 4 Towngate East MD  Change of use from garage to beauty clinic including external alterations	The committee's comments are non prejudicial and non personal:  The committee has access concerns as the rear of the property is accessed via a private driveway and parking is limited  If customers park on Towngate East and enter at the front of the property their parked vehicles may cause an obstruction on an already busy road  There are concerns over the number of customers who will be visiting
S18/0523	Mr D Young The Deepings Caravan Park Towngate East MD  Formation of 4 single unit static pitches to replace 4 touring pitches	The committee has no concerns over the static pitches, but is concerned over both internal and external road access.  The committee believes a previous planning application was granted under condition that a lay by would be created for turning and access purposes,

		but does not believe this has been actioned.
S18/0755	Mr M Irvine 48 Towngate East MD  Demolition of existing dwelling and the erection of three detached two storey dwellings each having a detached garage	The committee has no objections to this application and believes it will provide attractive homes for residents.
S18/0709	Mr S Verrall 62 Meadway MD  Erection of a two storey block of two flats with associated parking and vehicular access	The committee believes the proposed development is too large for the site  There is inadequate parking  There are highways issues as the residents must reverse out of the drive onto a main road  The proximity to the bus stop with more cars needing to park and enter and exit the property will cause a safety hazard
S18/0767	Mr Pat Burke Land to west of Sunderland Rd, MD  S73 Application to vary condition 2 (approved plans) of planning permission S16/2672 to relocate access to the site from Sunderland Rd and associated amendments to layout	The committee has no objections to this application and are happy to encourage business.

**189. Planning Results Received up to 2<sup>nd</sup> May 2018**

Ref No.	Application details address	SKDC Decision
S18/0379	Mrs Kirkpatrick 1C The Avenue MD  Fell Western Red Cedar	Work allowed
S17/1728	Mr Wrench The Towngate Inn, 3 Towngate East MD  Conversion of existing public house and motel and erection of 2 buildings to create 29 dwellings, with access, car parking, and landscaping	Planning permission granted

S17/2405	Mr Lee Markey 19 High Street	Planning permission granted
S17/2406	MD	
S17/2413	Installation of 1 non illuminated fascia sign comprising of dark grey metallic letterings Alterations to a Listed building comprising of removal of internal wall and installation of signage Alterations to building and change of use from Sui Generis to A1 (Barber's Shop)	
S18/0569	Ms Sarah Jane Ball 1 The Blades MD  Dismantle five Lleylandii to leave stumps	Work allowed
S18/0547	Mr Richard Dawson 70 Church Street, MD  Fell 2 x sycamore trees	Work allowed

**190. For members to receive an update on correspondence regarding the Persimmon Estate and to decide next steps.**

Cllr Brookes advised the committee that a highways meeting had taken place early in May and work is taking place on the drains to bring them up to an adoptable order. The artwork area is also progressing.

**191. For members to discuss the lack of communication between Bidwells and the Town Council regarding the Linchfield development and to decide next steps (Cllr Mrs Redshaw)**

Cllr Mrs Redshaw felt that the Council was not being updated sufficiently on meetings that were taking place between different parties including the Neighbourhood Plan. Cllr Brookes advised that Bidwells are communicating earlier than they would normally have done before the Neighbourhood Plan was in force, and that they are doing this as they know they will have to satisfy the requirements of the Plan. Cllr Shelton advised that there have been only 2 meetings and he is going to report back to Full Council on these meetings next week. Cllr Redshaw reiterated that the Market Deeping and Deeping St James Councils have ownership of the Neighbourhood Plan and all agreed this was the case. Cllr Brookes believed we are receiving information earlier as a result of this.

**Highways**

**192. Conservation Area: for members to review any matters in the area, to include the consideration of suitable replacement signage on the roundabout.**

The deputy clerk was asked to chase Joanne Johnson's email of 17/04/2018 regarding the signage on the roundabout. Cllr Mrs Redshaw asked for the extent of the Conservation area to be considered as an agenda item at the next meeting. SKDC are extending Conservation areas in some towns, including Stamford, and the committee will consider whether to submit a request to reinstate the larger conservation area that was previously in place.

**193. For members to discuss the LCC letter regarding proposed waiting restrictions in Willoughby Avenue and to decide their response.**

The committee noted that the restriction would not stop pick up and set downs, only parking. Cllr Mrs Redshaw will contact the Headmaster of Market Deeping County Primary School to ascertain his views and will report to Full Council next week.

**194. For members to discuss the parking in the High Street (Cllr Miss Moran)**

Cllr Miss Moran advised that residents of the High Street were having great difficulty in accessing their own garages and off road parking due to inconsiderate or unlawful parking in the High Street by others. She had asked Cllr Mrs Trollope-Bellew for advice but has so far heard nothing. No enforcement officer is regularly present. The deputy clerk was therefore asked to contact LCC and enquire what would be involved in creating a restriction on parking for a specified period each day and how the council could proceed with this. Also, the Deputy Clerk is to ask how the council could create 50 yards of double yellow lines along the busiest area of the High Street from Jessica's to the bed centre.

**195. For members to receive and discuss the report on the Charter Regulation regarding two markets in close proximity (Cllr Mrs Redshaw)**

Cllr Miss Moran advised that SKDC have a copy of the Charter and are getting a translation made. Cllr Mrs Redshaw advised there was a translation in Florence Day's book about the Deepings. All discussed whether the Charter, granted in the 1200s, would be relevant or applicable in law today and Cllr Shelton believed that the legal team in Lincoln could advise us on this.

**196. For members to receive an update on footpath 4**

Cllr Brookes had attended a meeting with Bidwells, who are the agents for the Rathbone Trust, as their land will be affected by this issue on the Linchfield Road development. The positive outcome was that Bidwell's views are now in concurrence with those of the Council regarding the repositioning of Footpath 4.

**197. To update members on the information from the interactive Speed Sign (Cllr Brookes)**

Cllr Brookes had received an enquiry regarding the locations of the speed signs and asked Councillors to consider whether other locations should be introduced, for example, for traffic coming out of the industrial estate. Councillors agreed this was an area where traffic tends to travel too quickly. The deputy clerk advised that as it is now May, she is able to enrol Cllr Miss Moran and Cllr Gamble on the hand held speeding course.

There being no further business, the meeting closed at 9.02pm. The next meeting was scheduled for Wednesday 6<sup>th</sup> June 2018 at 7.00pm

**Chairman signature.....**

**Date.....**