

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 5th April 2017 at 7.00pm in the Town Hall, Market Deeping. Chairman Cllr Shelton presided over Cllrs Brookes, Gamble, Lester, Cllr Miss Moran, Cllr Mrs Redshaw and the Deputy Clerk. Ian Wright (SKDC Conservation Officer was also in attendance)

Cllr Shelton welcomed Ian Wright to the meeting who had been asked to attend since the Council wished to seek advice on some buildings in the conservation area. Cllr Mrs Redshaw was asked to go through the questions that had been proposed in advance:

- Hop Kweng: it was agreed that it doesn't look good and will be discussed with the enforcement officer
- Red Brick House: the window did get permission to be changed and will check that it complies
- Beauty Retreat: a repairs notice was served and work has been done. Will check that it complies. There are adverts on posts at the back near Animates and will check if these need consent

Ian Wright informed the members that SKDC is constrained in what it can object to. There are no legal requirements for owners of listed buildings to maintain them; the district council can only serve repairs notice if it is an eyesore or a hazard to the public. They have to follow the national framework for planning and a 'position statement' can be found in the conservation area on the district council website and they work with other agencies.

Questions were asked about the preservation of Millfield Road as a lane, creating a feature of the Carr Dyke and it was suggested that these should be included in the Neighbourhood Plan.

The redundant road signs were queried but these would need to be reported to Lincolnshire County Council. A question was asked about a grant scheme for shop fronts which had been offered to Bourne and Stamford. This had now finished but the Council may be able to get some information from Historic England. A shop front design guide could also be included in the Neighbourhood Plan.

The members were informed that the Deeping Stage had been told to apply for permission for their new signage and that 'A frames' on the footpath were illegal. The conservation area is appraised regularly and Market Deeping was last appraised in 2013.

Cllr Shelton thanked Ian Wright for attending

7.28pm Ian Wright left the meeting

7.29pm the planning and highways meeting commenced

1. **Chairman's Welcome**

Cllr Shelton welcomed everyone to the meeting and welcomed Cllr Miss Moran to her first planning and highways meeting

2. **Apologies for Absence**

There were no apologies for absence

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

None received

4. **Minutes from the meeting dated Wednesday 8th March 2017**

Cllr Shelton asked the committee if they were to accept the minutes of the meeting dated Wednesday 8th March 2017. It was proposed by Cllr Gamble seconded by Cllr Mrs Redshaw and **RESOLVED** with one abstention that the minutes could be signed as a true and accurate record of the meeting. The minutes were signed accordingly.

5. **Clerks report on matters arising from last meeting**

The Deputy Clerk had issued members with updates from the last meeting:

- Posters advertising the consultation on the SKDC local plan would be placed on the notice boards and in the newsletter
- The literary festival had been informed that the bunting could be put up
- Details about the muddy footpath had been sent to LCC and the clerk was waiting a reply

6. **Correspondence**

Correspondence – Planning & Highways Committee – April 2017

No.	Received from	Date Received	Subject	Committee Response
1	SKDC	17/3/17	Reply to request for investigation into demolished garage	SKDC planning had informed the Council that since the building was outside the conservation area, it could be done under lawful development. Noted
2	Resident	23/3/17	Complaint re the dirt and weeds on the footpaths in the Market Place. It has been reported to LCC	The weeds would be weed killed by SKDC Noted
3	Resident	3/4/17	Complaint re parking in disabled parking spaces in the Market Place. Reported to LCC	Noted

7. **Dates: South East Lincolnshire Local Plan 2011-2036; Publication Version Consultation opens from 10th April to 22nd May**

The members had been issued with the website link for this consultation and were asked to look at it and bring their comments to the next meeting

Planning

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

Planning applications received up to the 5th April 2017

Ref. no	Application details and address	MDTC response
S17/0443	Mr A Salt 17 Hall Farm, MD Lawful development (proposed) for replacement roof to conservatory	Noted since allowed under lawful development
S17/0635	Mrs C Brent Market Deeping Town Council Removal of hedgerow on Glebe Field	No objection
S17/0485	Mr & Mrs J Green 97 Thackers Way, MD Erection of first floor side extension	No objection
S17/0401	Mr D Cooling The Bull, Market Place, MD Submission of details in relation to the discharge of conditions 3(materials, joinery details) and 4(extraction system) of planning approval S16/2584	Noted
S17/0402	Mr D Cooling The Bull, Market Place, MD Submission of details in relation to the discharge of condition 3 (materials, joinery details) of planning approval S16/2585	Noted
S17/0436	Mr Richard Fox The Stage, Market Place, MD Alterations to signage to front of property (Listed building consent)	Not in keeping and appropriate within the conservation area. No permission has been applied for the new signage on the side wall
S17/0439	Mr Richard Fox The Stage, Market Place, MD Alterations to signage to front of property (Advertisement consent)	As above

9. Planning results received

Planning applications and their results received up to the 8th March 2017

Ref No.	Application details address	SKDC Decision
S17/0229	Taylor Wimpey South Midlands Land to rear of 20 Chatsworth Close, MD Crown reduction of 20% to Ash tree	Work allowed
S16/2672	Mr P Burke Land to west of Sunderland Road, MD	Planning Permission Granted
S16/2319	Mr T Robinson Land to the rear of 20 Glebe View, 14 Courtfields and 12-17 Kingsgate (with access from Towngate East adjacent Karamanda), MD Erection of four x dwellings	Planning Permission Granted
S16/2692	Mr Rawding 48 Dixons Road, MD Replacement of 7 windows and 2 doors	Consent granted
S17/0210	Mrs J Kevan Market Deeping Health Centre, MD Section 73 application to vary Condition 2 (approved plans) of planning approval S15/3086	Planning Permission Granted
S17/0300	Mr Alexander 9 Eastfield, MD Removal of two hawthorn trees	Consent granted

10. Update on the consultation for the proposed development on land off Linchfield Road (Cllr Shelton)

Cllr Shelton informed the members that a meeting had taken place on 4th April with members of Market Deeping Town Council, Deeping St James Parish Council and Deepings First, to discuss a response to be made to this consultation. After a discussion it was agreed that the response would be sent to the landowners, the agent and SKDC. Cllr Shelton informed the members that he was willing to draft a letter, circulate it to members ready to be presented at next week's full council meeting which was then proposed by Cllr Lester, seconded Cllr Miss Moran seconded and **RESOLVED** unanimously for Cllr Shelton to do this.

Highways

11. Conservation Area: for members to review any matters in the area

The Deputy Clerk informed the members that she had enquired about the 'A frame' outside Dominoes and it was illegal to have them on the footpath. It had been suggested by LCC that this council could inform them of this but by then the signage had been removed. The Deputy Clerk was asked to write to all the businesses in the Market Place to inform them that 'A frames' must not be placed on the footpath

12. To update members on the information from the interactive Speed Sign

Cllr Brookes informed the members that he had downloaded the information but had not had time to look at the information. The sign did have a cut off at 40 mph but still recorded vehicles travelling faster and due to the length of time the Council had owned the sign, there should be trends showing on the reports. He agreed to provide a report for the next meeting

13. Update on the contract for grass cutting the verges (Cllr Shelton)

Cllr Shelton informed members that he had provided them with a report that would go in the newsletter and be shared at full council. He informed the members that currently the grass cutting was being paid for by LCC with a reduced number of cuts, but the contractor would try to do extra ones in this area. The report would be displayed around the town so that residents were aware of the situation.

14. Walking the footpaths: for members to discuss an alternative venue for the buffet after the walk on 11th July

The Deputy Clerk informed the members that the Bull public house would be closed on 11th July for its building work. Suggestions were made for the Thai on the Square, The Coach House, The Vine or The Iron Horse. The Deputy Clerk was asked to arrange the buffet with one of these.

15. For members to receive an update on the 100 bus and to decide the next steps

The Deputy Clerk informed members that the timetable cases had been received and the park keepers would install them on Church Street (outside Chesters), Godsey Lane south (by the health centre) and Godsey Lane south (by Tesco's). She would enquire about the timetables being installed

16. Footpath 1: For members to receive an update

The Deputy Clerk had been in touch with Gordon Smith who had enquired with the Environment Agency Estates Surveyor in August 2016. The land was rented and the tenant was concerned about his sheep getting out. Gordon Smith had agreed to chase the issue and would forward any response.

17. Footpath 4: For members to receive an update on the consultation plans for the extinguishment of part of this footpath and creation of footpath no. 1108

The members had been issued with a reply from Sharon James of LCC stating since the planning consent for the site had been implemented and the footpath obstructed, the recently constructed footpath was an acceptable replacement and that an extinguishment and creation order would be given and advertised. Cllr Lester asked if a reply could be sent thanking LCC but that the Council were perplexed that they had not taken note of their comments. Cllr Shelton enquired as to whether legal action should be taken. Cllr Brookes believed that LCC now wished to legalise the new route and if the Town Council continue with their objection but do not respond reasonably then they may incur costs. It was suggested that specialist advice be sort and the Deputy Clerk was asked to enquire with LALC or NALC as to where to get such advice. After a discussion it was proposed by Cllr Lester, seconded by Cllr Brookes and unanimously **RESOLVED** to get specialist advice.

Cllr Gamble brought to the members attention a letter received from a resident and the Deputy Clerk was asked to reply

There being no further business, the meeting closed at 8.35pm. The next meeting was scheduled for Wednesday 3rd May at 7.00pm

Chairman signature.....

Date.....