

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 7th September 2016 at 7pm in the Town Hall, Market Deeping. Chairman Cllr Shelton presided over Cllrs Brookes, Gamble, Lester and Cllr Mrs Redshaw. The Deputy Clerk and six residents were also in attendance

Cllr Shelton invited the members of the public to introduce themselves and explain their reasons for attending. He reminded them that once the meeting had opened they were entitled to listen but could not speak. Two residents had come to listen on the discussion of the plans for the Larkfleet development on Towngate East. One resident who lived in Robin Close was concerned about the lamp post on Meadow Road that had been knocked down by joy riders. This was a busy road and she was concerned about how dark it gets in the winter, so would like it replaced. One resident had come to observe but was concerned about the impact of Highway issues in the High Street. Two residents from Lancaster Way were also concerned about the Larkfleet development since their properties backed onto the land. Cllr Mrs Redshaw asked them if they had put their concerns through to SKDC, which they had and they agreed to pass a copy through to the Clerks. They were concerned about the path behind their houses as well as schools and the health centre being able to cope.

7.08pm District Cllr A Baxter arrived at the meeting

Cllr Baxter informed the residents that he had telephoned the planning officer and comments could still be given. This application is likely to be discussed at the October Development Control Committee and anyone can attend. Any complaints need to show how it will be detrimental to the community. The residents asked how they would know the date of this meeting and the deputy clerk agreed to inform them once she had been notified.

7.15pm Cllr Shelton opened the meeting

1. Chairman's welcome

Cllr Shelton welcomed everyone to the meeting

2. Apologies for Absence

Apologies for absence were accepted from Cllr Miss Reed

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

There were no declarations of interest

4. Minutes from the meeting dated 3rd August 2016.

Cllr Shelton asked the committee if they were to accept the minutes of the meeting dated Wednesday 3rd August 2016. It was proposed by Cllr Lester, seconded by Cllr Gamble and **RESOLVED** unanimously to accept 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 minutes

The deputy clerk had issued the members with updates from the last meeting.

- Planning application S16/1383 is to be discussed on agenda item 10
- The clerk had sent through the comments for the SKDC Local Plan: sites and settlements consultation
- The clerk had thanked Boston Borough Council and South Holland District Council for sharing the South Lincolnshire Local Plan
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6. Correspondence.

Correspondence – Planning & Highways Committee – September 2016				
No.	Received from	Date Received	Subject	Committee Response
1	Resident	30/9/16	Enquiry about the state of the roads and footpaths	Cllr Mrs Redshaw had enquired in the past about side roads but LCC Highways had informed her that they do not come up to the criteria for repair. The Deputy Clerk was asked to write to LCC Highways and reply to the resident once she has an answer.

7. Omega Reports:- Review of performance for 2016/2017 (budget/expenditure/income)

The Deputy Clerk informed the members that a bill for £260 had come in for walking the footpaths and if another budget was under spent at the end of the financial year she would ask to move (virement) some of this to the footpath budget line. All other budgets were on target for spending.

8. Precept planning for 2017/2018. For members to agree the budgets and to discuss any additional costs that may need to be included

The Deputy Clerk asked the members to consider items that may need to be included in 2017/2018 precept. This item will be included on the next agenda

Planning

9. To consider amendments to planning application S16/0112, Northfields Road/Towngate East development of 240 houses

Cllr Mrs Redshaw informed the members that at the original consultation Larkfleet did not believe that the development would put any additional pressure onto the local amenities or infrastructure. Cllr Brookes informed the members of a number of concerns that he had with the development, which included the lack of combined pathways and cycleways and how this development links with other local developments. Cllr Lester was concerned about the footpaths leaving the development and how they would be connected to other footpaths. Cllr Gamble was concerned about the traffic on Towngate East. After a discussion it was agreed to send the following comments:

- Reiterate the comments sent in February 2016
- The pathways through the development should be combined with a cycleway.
- The pathways that leave the development when linked to the existing footpaths must be done so that they provide smooth, even and safe access.
- It is essential that the health and educational facilities are upgraded before the development is built so that the infrastructure is in place before residents move in.
- A construction haul road must be built so that all materials are transported onto the site via Northfields Road and not Towngate East.
- The DE3 (mixed use urban extension) policy states that the development will have an impact on the roundabout at the A15/A1175 and that the developers would improve this roundabout as part of the development. The councillors would like this to be enforced.

8.00pm five residents and Cllr Baxter left the meeting

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

Planning applications received up to the 7th September 2016

Ref. no	Application details and address	MDTC response
S16/1825	Mrs S Shields 50 Church Street, MD Removal of 1 x ash tree	Permission granted by SKDC
S16/1816	Market Deeping Town Council Cemetery Removal of 2 x leylandii trees	Permission granted by SKDC
S16/1383	Mrs M Ingram 38 Church Street, MD Relocate existing close boarded fencing and change of use from Amenity Land to residential garden (C3)	This was discussed in July P & H meeting. The councillors regretted that this fence should be erected but had no objections provided that the curve was erected as shown and there was access to the bench
S16/1828	Mr K Davenport Deeping Rangers Football Club, Outgang Road, MD Single storey extension to clubhouse to form a soccer school academy	No objections
S16/1848	Ms Jayne Reed 10 Nightingales, MD Erection of attached annexe	The councillors agreed in principle to this application as long as there were no objections from the neighbours. They would like to suggest that the gable end that faces the adjacent property should have a hipped roof to remove the expanse of masonry and make it more sympathetic.

8.15pm District Cllr Baxter returned to the meeting

Ref. no	Application details and address	MDTC response
S16/1678	Voyage Care 20 Towngate East, MD Creation of vehicular access, including dropping of kerb and formation of 2 no. on-site parking bays	No objections

11. Planning results received.

Planning applications and their results received up to the 7th September 2016

Ref No.	Application details address	SKDC Decision
S16/1617	Mr & Mrs Ford East Wing, Old Rectory Church Street, MD Remove 2 x self set sycamore trees	Work Allowed
S16/0790	Dr M Tarabad Land adjacent 6A Park Road, MD Detached dwelling and garage	Planning Permission granted
S16/1321	The MSG Group 23 Market Place, MD Discharge of Condition 3 (materials) and 4 (bin store) of S16/0109	Details approved
S16/1449	Mr J Finch 1 Nightingales, MD Single storey extension to garage and porch at front of dwelling and block pave driveway	Planning Permission granted
S16/1341	Mr M Newland Stone Loach Inn 13 Market Place, MD Installation of 6 no. seating booths	Listed Building consent granted
S16/1387	Mrs L Bamber 4A Deene Close, MD Two storey extension to the rear elevation and raise ridge height of garage to create bedroom over	Planning Permission granted
S16/0878	Mr T Evans Askrigg Lodge, 31A Towngate East, Replace front door and frame	Listed building consent granted
S16/1671	The MSG Group 23 Market Place, MD Section 73 application to allow for minor material amendments to S16/0108 (amendments to air intake and extraction system)	Planning Permission Granted
S16/1672	The MSG Group 23 Market Place, MD Section 19 application to allow for minor material amendments to S16/0109 (amendments to air intake and extraction system)	Listed building consent granted

Highways

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

Cllr Brookes informed the members that he had had difficulty in getting a new laptop but would try again. The Deputy Clerk informed the committee that the passive signs would be ordered once a cheque had been signed at council next week

13. Update on the new contract for the Christmas lights

The Deputy Clerk informed the members that representatives from 'Festive Lighting' and 'Lites' would be attending the meeting next month to discuss their quotes and give a short presentation

14. To receive the final recommendations to the electoral review for Lincolnshire County Council

It was felt that the boundary commission had listened to the concerns and although not everything had been agreed the new boundary lines were a great improvement.

15. To receive an update on the meeting with New River Retail re parking fees in the Co-op car park (Cllr Shelton/ Cllr Mrs Redshaw)

The members had received a report from Kevin Smith at New River Retail outlying the plans to charge for parking at the Co-op car park. He had also agreed to attend the council meeting on 14th September for any questions. Cllr Gamble was a little confused with the wording as to where the short stay and long stay car parks were to be. Cllr Brookes asked if this was a draft plan or an actual proposal. Cllr Mrs Redshaw believed it to be a proposal. Cllr Shelton and Cllr Mrs Redshaw updated the members on the meeting that they had attended with Kevin Smith. Cllr Brookes asked if this information was available for the public domain. Comments were made as to when the covenant between SKDC and the land purchasers expired and it was believed to be in 2024. It was agreed that the Deputy Clerk would enquire with Kevin Smith before next week's meeting as to whether this information on the parking scheme could be made public and this item would be placed on the agenda for the 14th September.

8.40pm one resident left the meeting

16. Update on the meeting with Richard Paul from LCC Highways regarding the moving of the bus shelter from Towngate East to Towngate Inn

Cllr Shelton, Cllr Mrs Redshaw and the Deputy Clerk had attended a site meeting with Richard Paul. The Deputy Clerk informed members that he had verbally agreed that the bus shelter could be moved and she had received a form to apply for this. Cllr Mrs Redshaw felt that it may be costly to move a shelter and it may be cheaper to install a new one. The shelter would need to be facing away from the road due to the winds. It was agreed that the Deputy Clerk would get quotes for new shelters to be supplied and installed and report back to the committee.

8.50pm District Councillor Baxter left the meeting

17. For members to receive a report on the costs of cleaning the bus shelters and to decide the next steps

The members had received a report on the cost of cleaning the bus shelters which had not been done for nearly two years. After a discussion it was felt that there was much sticky

tape on them which was left from posters and this would need to be removed. Cllr Gamble informed the members that Deeping St James parish council had placed notice boards on their bus shelters to provide a place for posters. The Deputy Clerk was asked to look into this for the next precept. It was proposed by Cllr Lester, seconded by Cllr Gamble and **RESOLVED** unanimously that the Deputy Clerk would enquire if Cleaner and Clearer would be able to remove the sticky tape and if the cost was less than £390 she was to proceed with the work.

18. Update from Deepings Heritage as to whether any buildings in the conservation area should be listed with Historic England

Cllr Shelton informed the members that he had enquired at Deepings Heritage but they felt that there were no further buildings in the conservation area that needed to be listed. It was agreed to keep an agenda item of conservation area on future agendas.

19. For members to discuss the re-installment by LCC of a street light in Meadow Road

Cllr Lester believed that the resident had a valid point wanting this street light replaced. The clerk had reported this issue to LCC but they had replied stating that their priority currently was installing new equipment for the efficiency of street lights. After a discussion it was felt that since there was a light in this area before, LCC must have thought it necessary to light the area so the Deputy Clerk was asked to write to LCC emphasising that this street light needed to be replaced since it was a health and safety issue.

20. Update on the pedestrian crossing on Godsey Lane (near to the primary school / John Eve Field) regarding children's safety when using the crossing.

The Deputy Clerk informed the members that she had been informed that the upgrade would be done in the summer holidays. Since this had not been done she had contacted LCC Highways who had stated that the work had been delayed and would be completed in the next few months. The Deputy Clerk was asked to write to LCC Highways stating that there had been a long wait for this work and that the council would like it to be completed as soon as possible.

21. Footpath 4: Update on the condition and progress being made by SKDC following a meeting with Andy Savage on 27th July

The members were updated on a meeting attended by Cllr Mrs Redshaw, Cllr Brookes and the Deputy Clerk with Andy Savage. After a discussion it was agreed that the council must still insist that this footpath is improved. An illegal diversion had been made and that the developer and /or land owner must rectify this problem as well as install a suitable pathway. It was proposed by Cllr Lester, seconded by Cllr Mrs Redshaw and unanimously **RESOLVED** that the Deputy Clerk would write to SKDC, LCC and John Hayes MP stating the council's concerns.

22. Flooding in High Street: Request from business owner to enquire for either emergency road closure or presence of PCSO in times of severe weather conditions.

The Deputy Clerk informed members that whilst a local business, during the heavy rain two weeks ago had been putting out sandbags, the traffic had failed to slow down and drenched them. Cllr Gamble informed the members that he had witnessed this. Cllr Lester stated that this issue had been discussed previously and on enquiring with LCC they were informed that the Town Council had no powers to close a road. Cllr Brookes informed the committee that LCC had recently stated that from the next financial year they would only be clearing the road gully's where they knew there to be a problem with flooding. After a discussion it was proposed by Cllr Brookes, seconded by Cllr Lester and unanimously **RESOLVED** that the Deputy Clerk would write to the internal drainage board and LCC informing them of the recent problems. She would ask if this area was included in the annual gully cleaning for

LCC. The Deputy Clerk was also asked to reply to the business stating that the council had no powers to close the road but if this occurred again they were to ask the PCSO for help.

23. LCC budget proposals regarding strimming / grass cutting of verges for 2017/18. A 12 month notice has been given informing all parish and town councils of LCC decision to withdraw strimming / grass cutting services for highways. The by – pass will continue to be flayed twice per year.

The Deputy Clerk informed the members that she had enquired with LCC and SKDC as to which verges they were responsible for. She would report back once she had any further information.

There being no further business, the meeting closed at 9.30pm. The next meeting was scheduled for Wednesday 5th October 2016 at 7pm

Chairman signature.....

Date.....