

Market Deeping Town Council – Planning and Highways Committee

Minutes of a virtual meeting of Market Deeping Town Council’s Planning and Highways Committee held on Wednesday 7 April 2021 at 7pm. Cllr Brookes presided over Cllr Davis, Cllr Dolan, Cllr Hembrow, Cllr Miss Moran, Cllr Mrs Redshaw and Cllr Shelton. The Clerk and Deputy Clerk were also in attendance. Three members of the public were also in attendance.

The Chairman welcomed everyone to the meeting and invited the members of the public to address the Committee. The members of the public raised their concerns that the new owner of Riverside garage may apply to install double yellow lines on Stamford Road, which they strongly oppose and would like assurances that this would not be approved. They highlighted that parking had always been an issue outside their homes but had become more of an issue with people parking their cars outside their homes from early morning until late evening whilst at work or visiting the centre of Market Deeping. Cllr Brookes outlined that to install yellow lines it is a costly process and consultation would take place with nearby residents to seek their views. Cllr Brookes confirmed that should a proposal be put forward the residents would be kept informed.

There being no other business in the open session the meeting commenced at 7.18 pm.

161 Chairman’s Welcome

The Chairman welcomed everyone to the meeting.

162 Apologies for Absences

No apologies for absence were received prior to the meeting.

163 To Receive Declarations of Interest under the Localism Act 2011

There were no declarations of interest.

164 Minutes from the Meeting dated Wednesday 3 March 2021.

It was proposed by Cllr Brookes, seconded by Cllr Shelton and **RESOLVED** unanimously that the minutes of the meeting be signed as a true and accurate record. The Clerk was instructed to sign the minutes on behalf of the Chair.

With regards to point 157 Cllr Hembrow asked if the Committee was happy to proceed with the refurbishment work of the bus stops. No objections were made and Cllr Hembrow will now proceed with the project and liaise with Delaine.

165 Clerk’s Report

The Deepings Neighbourhood Plan Area

Notice of Referendum, Information Booklet for Voters and Information Statement has been published on the Town Council’s website and notice boards as requested by South Holland District Council.

166 Correspondence to be Noted

Members had received a copy of the correspondence prior to the meeting.

Correspondence to be Noted – Received up to 7 April 2021				
No.	Received from	Date Received	Subject	Committee Response
1	SKDC	08.03.21	Record of valid planning applications registered between 1 March 2021 – 5 March 2021	Noted.

2	SKDC	03.03.21	Agenda for Planning Committee, 17 March 2021	Noted.
3	SKDC	09.03.21	Minutes for Planning Committee, 3 March 2021	Noted.
4	SKDC	12.03.21	Supplement: Agenda supplement – Minutes of the meeting held on 3 March 2021 to the agenda for Planning Committee, 17 March 2021	Noted.
5	SKDC	15.03.21	Record of valid planning applications registered between 8 March 2021 – 12 March 2021	Noted.
6	SKDC	15.03.21	Supplement: Additional Information Reports – Issued 15 March 2021 to the agenda for Planning Committee, 17 March 2021	Noted.
7	SKDC	22.03.21	Record of valid planning applications registered between 15 March 2021 - 19 March 2021	Noted.
8	SKDC	29.03.21	Record of valid planning applications registered between 22-26 March 2021	Noted.
9	Persimmon Homes	30.03.21	Update: Market Deeping Godsey Lane	Noted.
10	SKDC	31.03.21	Public Speaking at the Planning Committee on 14 April 2021. Planning Application S20/1493. Change of use from public house and a residential flat to five flats and car parking. Location: The Old Coach House, Bridge Foot, Market Deeping	CLlr Miss Moran will be attending the meeting but not intending to speak unless the Committee would like her to raise any issues. CLlr Mrs Redshaw would like a plaque to be placed on the building as it is a historic feature of Market Deeping. CLlr Mrs Redshaw to provide CLlr Miss Moran details of the history of the building and suitable wording for the plaque.
11	SKDC	31.03.21	Agenda for Planning Committee, Wednesday 14 April 2021	Noted.
12	SKDC	31.03.21	Minutes for Planning Committee, Wednesday 17 April 2021	Noted.
13	SKDC	06.04.21	Record of valid planning applications registered between 29 March – 1 April 2021	Noted.

167 Correspondence to be Acted Upon

Correspondence to be Acted Upon – Received up to 7 April 2021			
Received from	Date Received	Subject	Committee Response
Resident	15.03.21	Request for more benches around Market	A discussion took place with

		Deeping	regards to suitable locations along Godsey Lane. Cllr Brookes asked the Committee to consider possible locations for discussion at the next meeting. If locations are identified discussions with Lincolnshire County Council would then take place.
Resident	26.03.21	Breaches of Parking Restrictions	A discussion took place and due to the new gate that was currently being installed at the school and the school Easter holiday it was agreed to discuss this at the next meeting.
LCC	26.03.21	Active Travel Fund	Noted.
LCC	31.03.21	Response to the Committee's request for an interactive speed sign on Halfleet prior to the junction of Towngate East heading out of Market Deeping towards Langtoft. LCC has responded with a possible location for the Committee's consideration.	It was agreed to proceed with the location of the interactive speed sign as suggested by LCC. The Clerks to confirm back to the Highways Department.
Resident		Request for signage for no parking on pavements in the Market Place. A number of bikes have been parked on the pavements on a Thursday evening's causing obstruction.	Cllr Miss Moran agreed to speak with the Iron Horse Manager to kindly ask that he reminds his customers to park their bikes respectfully and not on the pavements.

168 Finance

a) Omega Report: Review of performance to date, budget/expenditure/income

The Deputy Clerk had provided members with a report prior to the meeting. Cllr Brookes asked members if there were any comments on the omega report, and there were none.

Planning

169 To consider the planning applications received up to 7 April 2021, as per SKDC Weekly Planning lists

Ref. no	Application details and address	MDTC response
S21/0370	Applicant: Mr Michael Penfold 1 Stamford Close, Market Deeping, PE6 8AF Erection of a car port App Type: Householder	The Planning and Highways Committee were concerned that once two cars were parked in the car port it would be heavily visible from Stamford Road. The Clerk was asked to write to SKDC with these concerns.
PL/0032/21 LCC	Applicant: Lincolnshire County Council Location: Eventus, Sunderland Road, Northfields Industrial Estate, Market Deeping For the removal of first floor entrance staircase and revolving door and construction	No objection.

	of new external fire escape stairs and associated internal alterations, provision of a storeroom and external works, including the provision of an additional 8 standard parking spaces and the relocation of 2 disabled spaces	
S21/0410	Applicant: Mr and Mrs Beeken 2 Cedar Close, Market Deeping, PE6 8BD Proposed removal of existing rear lean-to extension and flat roof over garage, erection of new single storey flat roof with lantern light extension new roof to garage and new front porch App Type: Householder	No objection.
S21/0400	Applicant: Mr and Mrs Smith 26 Towngate West, Market Deeping, PE6 8DG Single storey rear extension App Type: Householder	No objection.
S21/0460	Applicant: Philip Reynolds 28 Godsey Crescent, Market Deeping, PE6 8HX Erection of single storey side extension App Type: Householder	No objection.
S21/0589	Applicant: Mr Lee Smith 2 Lancaster Way, Market Deeping, PE6 8LA New two storey building comprising of two flats (2 x 2 beds) App Type: Full Planning Permission	The Committee were unable to access the document on SKDC website and therefore not able to comment at this stage.
S21/0629	Applicant: Mr and Mrs Bradshaw The Cedars, 82 Church Street, Market Deeping, PE6 8AL Remove two yew trees App Type: Trees in CA – Section 211 Notice	The Committee requested the Clerks write to the Planning Department at SKDC to object to the felling of the yew trees and request that SKDC apply a TPO to these trees as documented in the Conservation Area Appraisal and Management Plan on page 20 section 12.0 Protection for Trees.

170 Planning applications and their results received up to the 7 April 2021

Members had no comments on the decisions below.

Ref No.	Application details and address	SKDC Decision
S21/0001	Applicant: Mr Philip Moore 62 Northfield Road, Market Deeping, PE6 8LG Erection of front porch and single storey rear extension Date received: 14 January 2021 Decision date: 8 March 2021	Grants Planning Permission

S21/0003	<p>Applicant: Mr Paul Harper 9 The Orchard, Market Deeping, PE6 8JS</p> <p>Proposed replacement single storey rear extension, replace single garage, erection of front porch and alterations</p> <p>Date received: 14 January 2021 Decision date: 8 March 2021</p>	Grants Planning Permission
S21/0287	<p>Applicant: Mr Robert Jays Land adjacent to the A15/A1175 Roundabout Peterborough Road, Market Deeping</p> <p>Addition of toilet facilities to shop building along with changes to the elevational treatment (non-material amendments to permission S18/2263)</p> <p>Date received: 12 February 2021 Decision date: Amendments Approved 12 March 2021</p>	<p>Approval granted in respect of non-material amendments referred to in Part 1 hereof in relation to planning permission as follows:-</p> <ol style="list-style-type: none"> 1. The amendments to S18/2263 as detailed in the following list of plans submitted with the application are considered to be non-material in scale and nature and acceptable by the Local Planning Authority: <ul style="list-style-type: none"> - Proposed Layout – 13761-PO3 (received 12 February 2021) - Proposed Site Elevations (200) – 13761-PO4 (received 12 February 2021) - Proposed Sales Building Elevations – 13761-PO6 (received 12 February 2021) - Proposed Sales Building Floor Plan – 13761-PO5 (received 12 February 2021)
S21/0117	<p>Applicant: Mr David Turner 20 Beech Close, Market Deeping, PE6 8LL</p> <p>Building to be raised by 75mm from previously approved scheme, by an additional brick course below render</p> <p>Date received: 20 January 2021 Decision date: Amendments approved 16 March 2021</p>	<p>Approval granted in respect of the non-material amendments referred to in Part 1 hereof in relation to planning permission as follows:-</p> <ol style="list-style-type: none"> 1. The amendments to S20/1797 as detailed in the following list of plans submitted with the application are considered to be non-material in scale and nature and acceptable by the Local Planning Authority: <ul style="list-style-type: none"> Site Location Plan - 2604 AP0100 PO1 (Received 20 January 2021) Elevation Plans – 2604 AP0101 PO2 Received 20 January 2021)
S21/0081	<p>Applicant: Mr Stuart Bowman The Oast House, 39 Dixons Road, Market Deeping, PE6 8AG</p> <p>Erection of summer house</p> <p>App Type: Listed Building Consent Date received: 3 February 2021 Decision date: 22 March 2021</p>	Consent has been refused.

S21/0080	Applicant: Mr Stuart Bowman The Oast House, 39 Dixons Road, Market Deeping Erection of summer house App Type: Householder Date received: 3 February 2021 Decision date: 22 March 2021	Permission has been refused.
S20/1496	Applicant: Mrs Belinda Young The Deepings Caravan Park, Towngate East, Market Deeping, PE6 8LQ Section 73 application to remove condition 3 (landscaping) and vary conditions 4 (landscape maintenance) and 5 (approved plans) of S11/1929 (Development of 51 pitch touring site) Date received: 8 September 2020 Decision date: 18 March 2021	Grants Planning Permission.
S21/0068	Applicant: Miss Bethany Cross 29A Church Street, Market Deeping, PE6 8AN Proposed double storey extensions together with general alterations to the existing bungalow Date received: 12 January 2021 Decision date: 22 March 2021	Grants Planning Permission.

Highways

171 For members to review reported highways issues.

The Deputy Clerk had provided Members with a copy of the Highways report prior to the meeting. Cllr Brookes commented that as the Covid restrictions were easing highway issues would slowly be completed. Cllr Davis reported that his request for bushes on Tattershall Drive to be trimmed back had also been completed. There were no other comments.

MDTC Reported Highway Issues – Planning & Highways Committee – up to 7 April 2021			
Highway Issue	Date	Reported to	Response
Missing slabs and tarmac infill following work by utility company.	30/07/2019	LCC Fix My Street Ref 353825	07/2019 – Investigating. 03/2020 – In Progress. 04/2020 – Action scheduled but delayed by COVID-19. 16/02/21 – Action scheduled
Request for review of zebra crossing on Godsey Lane.	18/11/2020	Traffic Signal Team, LCC	Review scheduled for March/April 2020 but delayed by COVID-19
Request for extension to double yellow lines along Douglas Road & introduction of double yellow	06/01/2020	LCC, Divisional Highways Team	06/20 - This is currently on the LCC Traffic Team's list to investigate. It will take between 6-9 months to

lines along The Avenue at its junction with Church Street.			implement a suitable scheme, if they think there is one that will address the issues.
Brickwork in the tunnels on the Bridgefoot Bridge in a poor state of repair	26/05/2020 09/06/2020	Peterborough City Council Cllr Hembrows condition report submitted to Peterborough City Council	28/05/2020 – Investigating 07/07/2020 – PCC identified bridgeworks as high priority within the 3year construction works programme. Site investigations will be required but works should be completed within 2 years. PCC will provide updates as and when available. Special thanks to Cllr Hembrow for his report.
Halfleet (btwn St Guthlac's Church and Towngate) – Significant carriageway deterioration.	22/07/2020	LCC Ref 373932	23/07/20 – Investigating 23/07/20 – In Progress 25/11/20 – Action scheduled 04/01/21 – Chased up by District Cllr 18/02/21 – In Progress
Corner of Bramley Road & Godsey Lane – poor state of repair causes fall.	29/07/2020	LCC Ref 374253	29/07/2020 – Investigating 31/07/20 – In Progress 02/09/20 – Action Scheduled
Resident reports that the street light opposite 15 Park Drive is not working. Resident reports that the light has failed again. Resident complained again 29/09/20	03/08/2020 27/08/2020	SKDC SKDC	24/08/202 – REPAIR COMPLETED 02/09/20 - SKDC to install a new column and LED light. Work to be completed ASAP
Church Street road in poor state in 3 locations. Road leading to roundabout near the charity shop	2020	LCC Fix my street 379930	Investigating 11/12/20 LCC assessed and concluded that it does not require urgent attention and closed the case.
The Grove pot hole	08/02/2021	LCC Fix my street 386998	COMPLETED

172 For members to consider the A15 Langtoft-Market Deeping Active Travel Improvements

Cllr Brookes had been considering pedestrian and cycling safety measures between Market Deeping and Langtoft. Cllr Brookes shared his initial thoughts with regards to an upgraded controlled crossing at the A15 roundabout, flyover for pedestrians and the possibility of purchasing additional land. Cllr Davis suggested the widening of pavements on both sides of the road. Cllr Brookes agreed to pull together a set of proposals which he would

share with Langtoft Parish Council and Lincolnshire County Council to improve the connectivity between Market Deeping and Langtoft.

Conservation Area

173 For members to review any issues relating to the Conservation area.

Cllr Mrs Redshaw commented that the town centre’s roundabout in Market Deeping was in need of some ground maintenance. It was agreed that the Clerk would write to Lincolnshire County Council to request that the area was tidied up and enquire if the sponsor a roundabout scheme was still running.

A sign located outside Linfords fish and chip shop which had been reported some weeks ago to the local authority had still not been removed. The Clerks were requested to follow this up. There were no other issues to report.

174 For members to review any matters arising from the public session.

Parking on Stamford Road - Cllr Brookes confirmed that the site will be monitored as the site is developed to see if LCC bring any proposals for parking restrictions.

There being no other business, Cllr Brookes thanked everybody for their attendance and closed the meeting at 8.49 pm. The next virtual meeting of the Planning & Highways Committee will be held on Wednesday 5 May 2021 at 7pm.

Chairman signature.....

Date.....