

## 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 24th May 2023 at 7.00 pm. Cllr Shelton presided over Cllr Dr Byrd, Cllr Hughes, Cllr Mrs Jones and Cllr Mrs Sked. The Deputy Clerk was in attendance.

### **1. Chairman’s Welcome**

The Chairman welcomed everyone to the meeting.

### **2. Apologies for Absences**

No apologies were received prior to the meeting.

### **3. To Receive Declarations of Interest under the Localism Act 2011**

There were no declarations of interest.

### **4. Minutes from the meeting dated Wednesday 5<sup>th</sup> April 2023**

It was **RESOLVED** that the minutes of the meeting held on 5<sup>th</sup> April 2023 be signed as a true and accurate record. The minutes were signed accordingly.

### **5. Clerk’s Report**

	Comments
<p>Cllr David Shelton, Cllr Dr Pam Byrd, Cllr Mrs Debbie Jones and the Deputy Clerk met with the Senior Highways Engineer from LCC on 2 May to discuss a number of highways issues.</p> <p>The meeting was very helpful and informative and we are awaiting an update from LCC on the issues that were raised.</p>	<p>Cllr Dr Pam Byrd reported that the concerns raised regarding the increased traffic near the post office on Godsey Lane had been raised with LCC and they indicated that they could put a safe crossing point in by Christmas. LCC would also consider putting yellow lines on the corners of the junctions to alleviate parking close to the junctions, although this would not take place immediately.</p>
<p>New covered bus shelter located outside the former Towngate Inn. The company installing the bus shelter is waiting for LCC to provide the street work permit then the installation will go ahead, this is to ensure no other works are being carried out in the area at the same time. The License to erect a structure has already been granted along with the Planning Permission.</p>	<p>Cllr Mrs Sked reported that a local resident was enquiring when the bus shelter would be installed. Cllr Mrs Sked would update the resident that as soon as a street works permit is issued by LCC then the shelter would be installed.</p>
<p>As the Planning and Highways Committee meeting was postponed until the 24th May due to the local elections, please can the committee confirm if they would like the next proposed meeting scheduled on 7 June to go ahead?</p>	<p>The Committee agreed to go ahead with the meeting scheduled for 7<sup>th</sup> June.</p>
<p>Cllr Shelton informed that a new bus timetable case had been installed in the bus stop outside the Stage. The original case had disappeared when the shelters were refurbished.</p>	<p>Councillor Shelton would like to thank the resident for installing the case.</p>

## 6. Correspondence

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

Correspondence to be noted – Received up to 24 May 2023				
No.	Received from	Date Received	Subject	Committee Response
1.	SKDC	11.04.23	Record of valid planning applications registered between 3 April – 7 April 2023	Noted.
2.	Resident	14.04.23	Grass Cutting Enquiry – St Guthlac’s Avenue	Clerk informed the resident that this area is the responsibility of LCC. Contact details provided to resident to report their enquiry directly with LCC. 14.04.23
3.	SKDC	14.04.23	Minutes for Planning Committee, Thursday 30 March 2023, 1.00 pm	Noted.
4.	SKDC	17.04.23	Record of valid planning applications registered between 10 April – 14 April 2023	Noted.
5.	SKDC	18.04.23	Public Speaking at the Planning Committee  Proposal: Demolition of the existing petrol filling station and construction of a new retail food store (Class E), car parking, cycle parking, landscaping and associated works.  Location: Land to east of the Deepings Shopping Centre, Godsey Lane, Market Deeping, PE6 8HT  Application Type: Full Planning Permission	Noted.
6.	SKDC	24.04.23	Record of valid planning applications registered between 17 – 21 April 2023	Noted.
7.	SKDC	25.04.26	Supplement: Additional information report to the agenda for Planning Committee, Thursday 27 <sup>th</sup> April 2023, 1.00 pm	Noted.
8.	SKDC	02.05.23	Record of valid planning applications registered between 24 -28 April 2023	Noted.
9.	SKDC	09.05.23	Record of valid planning applications registered between 1 – 5 May 2023	Noted.
10.	SKDC	15.05.23	Record of valid planning applications registered between 9 – 12 May 2023	Noted.
11.	SKDC	22.05.23	Record of valid planning applications registered between 15 – 19 May 2023	Noted.
12.	SKDC	22.05.23	Minutes for Planning Committee, Thursday 27 <sup>th</sup> April, 1.00 pm	Noted.

13.	SKDC	23.05.23	Agenda for Planning Committee, Thursday 1 <sup>st</sup> June 2023, 1.00 pm	Noted.
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Correspondence to be acted upon – Received up to 24 May 2023				
No.	Received from	Date Received	Subject	Committee Response
1.	Resident	02.05.23  11.05.23	Public consultation notification in the Deepings Advertiser 28/04 (Bidwells DEP1-H1). Resident concerned that the information presented is not clear.  Resident is content as Bidwells have provided further information.	The Committee noted the concerns and were content that the resident had received further information from Bidwells.
2.	Rural/Market Town Group	10.05.23	Referred from Full Council (17.05.23)  Subscription newsletter renewal for 2023/24, £105.64	It was <b>RESOLVED</b> unanimously that the subscription should not be renewed for 2023/24.
3.	Resident	24.05.23	Enquiry to see who is responsible for the hedge cutting between Towngate East & Harrier Way on the north side of Towngate East.	This was discussed with LCC on the 2nd May and a response is awaited. The Committee asked the Clerk to establish from LCC what management plan had been put in place to maintain this area.

## 7. 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 Shelton asked members if there were any comments on the omega report and there were none.

### b) For members to consider how to allocate underspend 2022/23 to EMRs

It was **RESOLVED** to allocate the 10% underspend to EMR 328 headed Interactive Speed Signs with four in favour and one abstention.

Cllr Mrs Sked left the meeting at 7.30 pm and returned to the meeting at 7.33 pm

## Planning

### 8. To consider the planning applications received up to 24th May 2023, as per SKDC Weekly Planning lists

Ref. no	Application details and address	MDTC response
S23/0634	Applicant: Mr S Jones 2 Halfleet, Market Deeping, PE6 8DB Drop kerbing Please note that the proposed access from the Public Highways will be splayed (to 6.5m width), so wider than standard to permit adequate access/egress. This will not impact on the adjacent bus stop however. App Type: Householder SKDC deadline for comments: 05.05.23	The Committee would like this to be referred to LCC to decide and the committee would accept their decision.

S23/0683	<p>Applicant: Watts The Laurels, 45 High Street, Market Deeping, PE6 8ED</p> <p>Lime (T1) – fell weak unions at base of tree, lime (T2) – fell, yew (T3) – reduce crown by 1.5-2m, sycamore (T4) – fell, conifer (T5, T6 &amp; T7) – fell, conifer (T8) – reduce in height by 5m.</p> <p>App Type: Trees in CA – Section 211 Notice SKDC deadline for comments: 02.05.23</p>	The Committee would like sight of the arboriculture report.
S23/0440	<p>Applicant: Mr Hakar Berwari 102 Church Street, Market Deeping, PE6 8AL</p> <p>Change of use of warehouse/storage space at the front of the building into 2 separate units consisting of a takeaway and a barbershop</p> <p>App Type: Full Planning Permission SKDC deadline for comments: 14.05.23 Deadline for comment extended: 25.05.23</p>	In principle the Committee are pleased to see the building be put in to use as long as the frontage is in keeping with the area.
S23/0781	<p>Applicant: Mr C Khela 12A Millfield Road, Market Deeping, PE6 8AD</p> <p>Proposed demolition of existing single storey garage/study/utility, construction of new three-storey side extension, replacement of existing roof to form new room in roof, single storey rear extension, internal alterations, associated works, rendering of existing property, proposed two-storey garage and relocation of existing site access.</p> <p>App Type: Householder SKDC deadline for comments: 24.05.23 Deadline for comment extended: 25.05.23</p>	The Committee would like to see a block plan, a design and access statement and the exact measurements of the garage along with the location of the garage detailing the distance from the hedge.
S23/0863	<p>Applicant: Mr and Mrs T Howett The Old Rectory, West Wing, Church Street, Market Deeping</p> <p>Erection of detached garden outbuilding for gym purposes</p> <p>App Type: Listed Building Consent SKDC deadline for comments: 01.06.23</p>	The Committee had no objections.
S23/0659	<p>Applicant: Tesco Stores Tesco Stores, Godsey Lane, Market Deeping, PE6 8UD</p> <p>Reduce the common elder trees to within 1.5m of the fence line and fell a Common Elder tree to ground level</p> <p>App Type: Tree Preservation Order SKDC deadline for comments: 26.05.23</p>	The Committee had no objections.

S23/0512	<p>Applicant: Mr and Mrs T Howett The Old Rectory, Church Street, Market Deeping, PE6 8DA</p> <p>Erection of detached garden outbuilding for gym purposes</p> <p>App Type: S23/0512 SKDC deadline for comments: 08.06.23</p>	The Committee had no objections.
S23/0918	<p>Applicant: Mr Abdul Kachra 116 to 122A, Church Street, Market Deeping, PE6 8AL</p> <p>Reinstatement of 4 dormer windows and 1 x chimney stack along with general structural repairs</p> <p>App Type: Listed Building Consent SKDC deadline for comments: 10.06.23</p>	The Committee had no objections.
S23/0755	<p>Applicant: Mr Andy Horwood Tesco Stores, Godsey Lane, Market Deeping, PE6 8UD</p> <p>Proposal to install new retail pod &amp; 10 x ramraid bollards</p> <p>App Type: Full Planning Permission (Major) SKDC deadline for comments: 14.06.23</p>	The Committee had no objections.

#### 9. Planning applications and their results received up to the 24 May 2023

Ref No.	Application details and address	SKDC Decision
S23/0495	<p>Applicant: Mr Peter Hilton St Guthlac's Church, Church Street, Market Deeping, PE6 8AN</p> <p>Fell yew tree to ground level</p> <p>Date received: 13.03.23 Decision date: Work allowed 21.04.23</p>	Work allowed 21 <sup>st</sup> April 2023
S23/0311	<p>Applicant: Mr &amp; Mrs J Palmer 1 Lime Tree Avenue, Market Deeping, PE6 8DQ</p> <p>Single storey front extension to form porch</p> <p>Date received: 15.02.23 Decision date: 18.04.23</p>	Grants Planning Permission
S23/0363	<p>Applicant: Mr K Brown 54 Halfleet, Market Deeping, PE6 8DB</p> <p>Erection of porch</p> <p>Date received: 24.02.23 Decision date: 03.05.23</p>	Grants Planning Permission

## Highways

### 10. For members to review reported highways issues.

The Deputy Clerk had circulated a copy of the Highways issues report prior to the meeting.

Cllr Dr Byrd requested that Lincolnshire Highways be contacted to enquire if double yellow lines could be installed for a short stretch of road outside the two new houses that have recently been built on Stamford Road. Cllr Dr Byrd was concerned that the road is quite narrow and would become difficult for passing traffic if vehicles were to park in that location. Cllr Dr Byrd informed that the double yellow lines would not be installed in front of existing properties.

Cllr Hughes raised his concern with regards to the speed of traffic travelling along the High Street. A discussion took place and it was agreed that Lincolnshire Highways be approached to see if a 20mph speed limit from the Market Place roundabout up to Godsey Lane could be considered.

MDTC Reported Highway Issues – Planning & Highways Committee – up to 24 May 2023				
No.	Highway Issue	Date reported	Reported to	Response
1	Halfleet (between St Guthlac's Church and Towngate) – Significant carriageway deterioration.	22/07/2020	LCC Ref 373932	Fix my street details below 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 10.12.21 – LCC reported fixed 05.01.22 Cllr Shelton advised that he would check that the road had been repaired. 07.12.22 – P&H Cttee to check if the work had been carried out by LCC, if not resubmit request for the repair work. As requested, the Deputy Clerk has written to the county Councillor for Market Deeping and awaiting a response. <b>Discussed with Senior Highways Officer from LCC on 2 May – awaiting feedback</b>
2	Potholes on the road towards the petrol station and shopping precinct (off Godsey Lane)	01.02.23	Fix My Street Ref 446580	01.02.23 Action scheduled <b>21.04.23 LCC reported Fixed</b>
3	Footpath from Tattershall Drive to Millfield. Overgrown shrubs, weeds and trees	21.02.23	Fix My Street	Acknowledgement from LCC who will investigate within the next 14 days. March '23 Investigated by Park keepers and deemed to be no issue.
4	Increase in traffic/parking on Godsey Lane following the relocation of the post office. Concern expressed by residents that it is unsafe for pedestrians.		LCC	*Meeting took place with Cllr Shelton, Cllr Dr Byrd, Cllr Mrs Jones, Deputy Clerk and Senior Highways Officer, LCC on 2 May, awaiting feedback.

5	Lady Margaret's Avenue – request to reduce the speed limit to 20 mph near to the school		LCC	*As above
6	Pavement Gap – Northfield Road		LCC	*As above
7	Dovecote Road – double yellow lines		LCC	*As above

**Conservation Area**

**11. For members to review any issues relating to the Conservation area.**

It was agreed to keep the empty property on the High Street and the Factory Shop in the Market Place on the agenda for future meetings.

Cllr Dr Byrd declared that she had recently submitted a planning application to SKDC.

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

There were no issues to discuss.

**13. To consider items for inclusion on the agenda for the next meeting.**

- Interactive Speed Sign.

There being no other business, Cllr Shelton thanked everybody for their attendance and closed the meeting at 8:45 pm. The next meeting of the Planning & Highways Committee will be held on Wednesday 7 June 2023.

**Chairman signature.....**

**Date.....**