

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 1 November 2023 at 7.00 pm. Cllr Shelton presided over Cllr Dr Byrd, Cllr Ms Reed, Cllr Mrs Jones, Cllr Mrs Sked, Cllr Wey and Cllr Steel. The Clerk was in attendance.

71. Chairman’s Welcome

The Chairman welcomed everyone to the meeting.

72. Apologies for Absences

Apologies were received from Cllr Hughes and Cllr Neilson prior to the meeting.

73. To Receive Declarations of Interest under the Localism Act 2011

There were no declarations of interest.

74. Minutes from the meeting dated Wednesday 4th October 2023

It was **RESOLVED** that the minutes of the meeting held on 4th October 2023 be signed as a true and accurate record. The minutes were signed accordingly.

75. Clerk’s Report

	Comments
The Deputy Clerk had visited Towngate East to identify a position for the speed device and currently there are limited places this could go. The speed limit is 40 mph then changes to 30 mph as you approach Market Deeping so the device would need to be positioned appropriately so to not cause confusion for drivers (the device can be set at the appropriate speed limit). Driving towards Market Deeping on the left-hand side there are recently installed wooden posts which appears to be an ongoing project for electrical cables. The opposite side of the road on the right there are lamp posts some of which are obscured by hedging. See attached images taken in March 2023.	The Clerks were instructed to find out what the criteria is for having an interactive speed device on a lamp post and to find out whether a device would be allowed on the lamppost where the ‘National Speed limit applies’ sign is.
As requested by the Chair the Deputy Clerk had contacted SKDC planning to enquire when a decision was likely to be made on planning application S23/0440.	Response received from SKDC: I am hopeful that the decision to be issued by the end of November on this application. Cllr Shelton reported that planning permission had been granted for 2 retail buildings.

76. Correspondence

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

Correspondence to be noted – Received up to 1 November 2023				
No.	Received from	Date Received	Subject	Committee Response
1.	SKDC	11.09.23	Record of valid planning applications registered between 2 – 6 October 2023	Noted
2.	SKDC	11.10.23	Supplement: Additional information reports to the agenda for Planning Committee, Thursday 12 October 2023	Noted
3.	LCC	12.10.23	Notification of temporary traffic regulation order between 21.08.23 – 30.11.23 between the hours of -7.30 to 18.00 for micro surfacing	Noted

			Roads affected: - Beech Close (between John Eve & End) Black Prince Way (between West Road & John Eve Way) Bramley Road (between Godsey Lane & Clover Road) Cherry Grove (between Cherry Grove & End)	
4.	SKDC	16.10.23	Record of valid planning applications registered between 9 – 13 October 2023	Noted
5.	SKDC	23.10.23	Record of valid planning applications registered between 16 – 20 October 2023	Noted
6.	SKDC	27.10.23	SKDC launching new website 30.10.23	Noted
7.	Resident	27.10.23	Cllr Shelton was informed by the resident that the bus shelter information case had been installed in the shelter located outside the former Barclays Bank building.	Noted
8.	SKDC	30.10.23	Response to Cllr Shelton's enquiry regarding when a decision on planning application S23/0440 is likely to be decided. SKDC informed possibly end of November.	Noted
9.	LCC	30.10.23	Confirmation from LCC that the TRO request was referred to them in March 2023 by a local councillor. If the request is taken forward it could take some time before any changes are put in place on site (2 years). Reference number 4560624.	A discussion took place regarding this. Cllr Steel will do some research and the Clerks were asked to place it as an item for the next P and H agenda.
10.	SKDC	30.10.23	Record of valid planning applications registered between 23-27 October 2023	Noted
11.	SKDC	31.10.23	Minutes for Planning Committee, Thursday 12 October 2023, 1.00 pm	Noted
12.	SKDC	31.10.23	Agenda for Planning Committee, Wednesday 8 November, 1.00 pm	Noted
13.	SKDC	31.10.23	Notice re public speaking at Planning meeting on 8.11.23 re Deepings Library application S23/1248	Noted
14.	SKDC	31.10.23	Notice re public speaking at Planning meeting on 8.11.23 re Deepings Library application S23/1249	Noted

Correspondence to be acted upon – Received up to 1 November 2023				
No.	Received from	Date Received	Subject	Committee Response
1.	Resident	25.10.23 In person	Concern expressed by residents regarding the illuminated sign in the new barbers along the High Street, located within the conservation area.	The Committee would like this to be raised with SKDC.
2.	Resident	25.10.23	Concern expressed that the signage on the convenience store on the High Street has not been replaced with a colour that is in keeping with the conservation area.	The Committee would like this to be raised with SKDC.

77. 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 Precept planning for 2024/25

Planning & Highways Precept 2024/25

Purpose	Proposed Budget	Funding Source...	
		Precept	EM Reserves
Legal Costs	£ 1,500.00	£ -	1500 EMR 348
Defibrillator			
Street furniture maintenance	£ 2,000.00	£ 2,000.00	
Walking The Footpaths	£ 500.00	£ 500.00	
Interactive Speed Sign/other	£ 3,000.00	£ -	3000 EMR 328
Neighbourhood Plan	£ 2,500.00		2500 EMR 331
Sustainable Travel/other			
Security Camera			
Grass Cutting	£ 7,000.00	£ 7,000.00	
Grass Cutting Contrib.	-£ 2,000.00	-£2,000.00	
Benches and installation	£ 5,000.00	£ 5,000.00	
Bus shelter cleaning	£ 2,400.00	£ 2,400.00	
P&H Committee Total	£ 21,900.00	£ 14,900.00	£ 7,000.00

A discussion took place regarding the precept for 2024/25. It was **RESOLVED** unanimously to precept £2,500 for the Neighbourhood Plan and the figures above were agreed.

Planning

78. To consider the planning applications received up to 1 November 2023, as per SKDC Weekly Planning lists

Ref. no	Application details and address	MDTC response
S23/1898	Applicant: Everards Brewery Ltd Location: Bull Hotel, 19 Market Place, Market Deeping, PE6 8EA Refurbishment works to existing gated access	No Comment

	App Type: Listed Building Consent SKDC deadline for comments: 10.11.23	
S23/1897	Applicant: Everards Brewery Ltd Location: Bull Hotel, 19 Market Place, Market Deeping, PE6 8EA Refurbishment works to existing gated access App Type: Full Planning Permission SKDC deadline for comments: 10.11.23	No Comment

79. Planning applications and their results received up to the 1 November 2023

Ref No.	Application details and address	SKDC Decision
S23/1376	Applicant: Mrs Debbie Dolby Location: 2 Welby Cottages, Dixons Road, Market Deeping, PE6 8AG Proposal: Replace exterior door, alterations to kitchen and bathroom, remove fireplace and gas fire. Date received: 25.07.23 Decision date: 05.10.23	Consent has been granted.
S23/1590	Applicant: Mr and Mrs Wyatt Location: 58 Church Street, Market Deeping, PE6 8AL Proposal: Section 211 notice to reduce 1 x Ash and 1 x Cherry Plum both by 1/3 then shape and balance. The reason for the works is to maintain the trees in their location Date received: 30.08.23 Decision date: 10.10.23	Work allowed 10 October 2023
S23/0034	Applicant: Mr R Peters Location: Lake View House, Northfield Road East Market Deeping, PE6 8GX Proposal: Use of land for dog exercising/training/activities with toilet building and formation of associated access drive, car parking area, bund and new fencing Date received: 01.03.23 Decision date: 18.10.23	Grants Planning Permission
S23/1456	Applicant: Needham Location: 36 The Grove, Market Deeping, PE6 8AW Proposal: New build bungalow Date received: 04.08.23 Decision date: 19.10.23	Grants Planning Permission

80. For members to consider the template for monitoring approved planning applications (DS)

MARKET DEEPING TOWN COUNCIL – PLANNING AND HIGHWAYS COMMITTEE

APPROVED PLANNING ISSUES

A discussion took place regarding the use of the template below to record planning decisions, S106 monies and applications which may need further action taking on them. It was **RESOLVED** unanimously to use the template below at meetings and as an agenda item to ensure that issues are brought to a satisfactory conclusion.

No.	Approved Planning Application	Reported by/ Date	Response/Action
1.	Reference No: Applicant: Detail: Issue:		
2.	Reference No: Applicant: Detail: Issue:		

81. For members to receive an update on New River Retail (DS)

Cllr Shelton reported that the project was still going ahead with Aldi.

Highways

82. For members to review reported highways issues.

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

MDTC Reported Highway Issues – Planning & Highways Committee – up to 1st November 2023				
No.	Highway Issue	Date reported	Reported to	Response
1	Halfleet (between St Guthlac’s Church and Towngate) – Significant carriageway deterioration.	22/07/20	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. Discussed with Senior Highways Officer from LCC on 2 May – awaiting feedback 02.06.23 – LCC highways have visited the site and have confirmed that repair work is required. This will be programmed in but could not give a date at this time.
2	Increase in traffic/parking on Godsey Lane following the		LCC	*Meeting took place with Cllr Shelton, Cllr Dr Byrd, Cllr Mrs Jones, Deputy Clerk and the Senior

	relocation of the post office. Concern expressed by residents that it is unsafe for pedestrians.			Highways Officer, LCC on 2 May, awaiting feedback. 12.06.23 LCC informed that a written forward planning brief for the parking restrictions to be reviewed outside the post office and around the junction had been sent to the county councillor for approval. Once approved it can be submitted to be included on the programme of works. As it is a substantial programme, they cannot provide a timeframe at present.
3	Lady Margaret's Avenue – request to reduce the speed limit to 20 mph near to the school	02.05.23	LCC	12.06.23 LCC highways informed that the faded school warning sign had been ordered for replacement. LCC's speed limit policy would not permit the introduction of a 20mph limit in this area.
4	Pavement Gap – Northfield Road	02.05.23	LCC	*As above – ongoing
5	Dovecote Road – double yellow lines	02.05.23	LCC	*As above – ongoing – Resident requesting double yellow lines would like to be present if a site visit is made by LCC. 30.10.23 LCC confirmed that this request was referred to TRO team in March 2023. If request is taken forward it could take some time before any changes are put in place on site (2 years) Reference number 4560624.
6	Quiet Lane Status – Millfield Road	02.05.23		*As above - ongoing
7	Towngate East – roadside bushes requiring trimming back	02.05.23		*As above 02.06.23 - LCC are checking who is responsible for this area. Urban grass cutting agreement provided by LCC indicates it is a third party and not the town council. 10.07.23 – Deputy Clerk spoke to LCC highways informing that the planning permission for the development shows that the roadside bushes belong to the developer.
8	Stamford Road – trees over the edge of the highways, obstructing view of oncoming traffic for vehicles turning right	05.06.23	Fix My Street 461231	05.06.23 – LCC have updated this work out to one of their delivery gangs. LCC will inform when the job is completed. 19.07.23 – LCC update “A quick note to let you know that we’re taking enforcement action. This type of action can take a long time to complete so whilst it might not look like we’re working on the issue, we’re being busy behind the scenes. Thanks for your patience. As this progresses, we’ll update you when we can.”
9	Stamford Road – Cllrs request for double yellow lines to be installed outside the two new houses due to the narrowness of	06.06.23	LCC	07.07.23 - LCC will review this request once the building work has been completed but believes

	the road. The yellow lines would not be installed outside existing properties.			the narrowing of the road actually is a natural form of traffic calming.
10	High Street – Cllrs request consideration to be given to reduce the speed limit to 20 mph from the Market Place roundabout up to Godsey Lane.	06.06.23	LCC	Response to MDTC’s request for a 20mph zone along the Market Place/High Street 07.07.23 - LCC informed that LCC’s speed limit policy does not fall within the criteria to apply for a 20mph zone in this area.
11	Bend on Northfield Road into Blenheim Way -			06.09.23 P&H Cttee requested this be listed on the Highways report for monitoring. The Committee have raised this as an area of concern with LCC on previous occasions.
12	Resident enquiry – Church Street footpath deteriorated with cracks and potholes	27.09.23	LCC 472159	12.09.23 LCC reported fixed
13	Councillor request – pavement along Church Street from The Avenue to St Guthlac’s Avenue on the Green School side of the road is uneven and in a poor state	04.10.23	LCC 476109	26.10.23: Investigating - LCC have looked at the issue and now passed it to the Highways Officers for the team to assess what can be done to resolve the matter. LCC will let the council know when the assessment has taken place. Cllr Byrd reported that a resident had a nasty accident due to the pavement surface, an ambulance had to be called and the resident was hospitalised. The Clerks were asked to pass this information on to LCC.
14	Councillor request – there are a number of one curved gullies along Church Street causing difficulty for mobility users and pushchairs. Request that these are replaced with ridged gullies	04.10.23	LCC 476113	
15	Resident enquiry – Street light not working outside 10 John Eve Way	10.10.23	LCC 473391	10.10.23 LCC investigating 16.10.23 LCC in progress 17.10.23 LCC reported fixed
16	Resident enquiry – overgrown bushes on Godsey Lane opposite the Health Centre	17.10.23	LCC 474241	17.10.23 LCC logged report 17.10.23 LCC investigating 20.10.23 LCC have looked at the issue and have now passed it to the Highways Officers for the team to assess what can be done to resolve the matter. LCC will let the council know when the assessment has taken place. This has now been fixed.
18	Resident – SKDC lamp post 11, front cover open. Location: St Guthlac’s Avenue, Market Deeping	25.10.23	SKDC	25.10.23 SKDC investigating

Conservation Area

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

There were no issues items to discuss.

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

There were no issues to discuss.

85. To consider items for inclusion on the agenda for the next meeting

For members to consider a consultation letter for Dovecote Road residents - PS

There being no other business, Cllr Shelton thanked everybody for their attendance and closed the meeting at 8:20 pm.
The next meeting of the Planning & Highways Committee will be held on Wednesday 6 December 2023.

Chairman signature.....

Date.....