

**DRAFT - 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 7 February 2024 at 7.00 pm. Cllr Shelton presided over Cllr Dr Byrd, Cllr Hughes and Cllr Wey. The Deputy Clerk was in attendance.

**118. Chairman’s Welcome**

The Chairman welcomed everyone to the meeting.

**119. Apologies for Absences**

Apologies were received from Cllr Mrs Jones, Cllr Mrs Sked, Cllr Neilson prior to the meeting.

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

There were no declarations of interest.

**121. Minutes from the meeting dated Wednesday 3 January 2024**

It was **RESOLVED** that the minutes of the meeting held on 3 January 2024 be signed as a true and accurate record. The minutes were signed accordingly.

**122. Clerk’s Report**

	Comments
Two additional waste bins - the Deputy Clerk had spoken to SKDC enquiring if the existing bins supplied by SKDC were filled to capacity and they confirmed that that they were. Would the committee approve the purchase of two new bins, the cost in January 2023 was £250 each, one to be placed outside a convenience store on the High Street and the other on Millfield Road. Cllr Mrs Jones had spoken and obtained permission from LCC Highways.	The Deputy Clerk had contacted SKDC and was awaiting a new price. SKDC informed that there had been a slight price increase since last year. The Committee <b>RESOLVED</b> that a budget of £600 to purchase two bins would be permitted. The Deputy Clerk was asked to proceed once the price list had been received.
A third quote was received on 7 February via Deeping St James Parish Council for the urban grass cutting contract for 2024/25. A decision was taken at the last meeting to proceed with another company.	The Committee were content to continue to proceed with the company that had been chosen at the last Planning and Highways Committee.

**123. Correspondence**

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

Correspondence to be noted – Received up to 7 February 2024				
No.	Received from	Date Received	Subject	Committee Response
1.	SKDC	04.01.24	Record of valid planning applications registered between 25 December – 29 December 2023	Noted.
2.	SKDC	08.01.24	Record of valid planning applications registered between 1 – 5 January 2024	Noted.
3.	SKDC	11.01.24	Agenda for Planning Committee, Friday 19 January 2024, 10.00 am	Noted.
4.	SKDC	15.01.24	Record of valid planning applications registered between 8 – 12 January 2024	Noted.
5.	SKDC	17.01.24	Minutes for Planning Committee, Thursday 7 <sup>th</sup> December 2023, 1.00 pm	Noted.
6.	SKDC	17.01.24	Agenda supplement to the agenda for Planning Committee, Friday 19 <sup>th</sup> January 2024, 10.00 am	Noted.
7.	SKDC	17.01.24	Additional information report to the agenda for Planning Committee, 19 <sup>th</sup> January 2024, 10.00 am	Noted.
8.	SKDC	24.01.24	Record of valid planning applications registered between 15-19 January 2024	Noted.

9.	SKDC	29.01.24	Record of valid planning applications registered between 22 January and 26 January 2024	Noted.
10.	SKDC	30.01.24	Change of time for the Planning Committee meeting on 08.02.24 from 1.00pm to 10.00am.	Noted.
11.	SKDC	31.01.24	Agenda for Planning Committee, Thursday 8 February 2024, 10.00 am	Noted.
12.	SKDC	05.02.24	Minutes for Planning Committee, Friday 19 <sup>th</sup> January 2024, 10.00 am	Noted.
13.	SKDC	05.02.24	Record of valid planning applications registered between 29 January – 2 February 2024	Noted.
14.	LCC	05.02.24	Committee Notification – Planning Application PL/0083/23 Cemex West Deeping Quarry, King Street, West Deeping will be reported to the Planning Regulation Committee on Monday 12 February 2024 at 10.30 am.	Noted.
15.	LCC	06.02.24	Planning Application consultations from Lincolnshire County Council regarding changes to the Governments Planning Guarantee	Noted.
16.	SKDC	06.02.24	Agenda supplement to the agenda for Planning Committee, Thursday 8 February 2024, 10.00 am	Noted.

Correspondence to be acted upon – Received up to 7 February 2024				
No.	Received from	Date Received	Subject	Committee Response
1.	LCC	05.01.24	Consultation regarding Market Deeping Millfield Road proposed 30mph speed limit.	The Committee had no objections to LCC's proposal.
2.	Resident	07.01.24	Resident concerned for the safety of pedestrians walking from Hawk Close to the northern roundabout due to no path.	The Deputy Clerk had acknowledged the email informing that the Planning and Highways Committee had previously raised this concern with LCC highways. The Committee noted the concerns of the resident and hopes that this will be considered by LCC when the area is developed in the future.
3.	Resident (MDTC copied into email)	12.01.24	Resident concerned about water drainage in Godsey Crescent. Resident reported to Anglian Water.	Cllr Hughes informed the committee that Anglian Water had been seen in the area. Deputy Clerk was asked to check with the resident if any remedial work had taken place by Anglian Water and to report the potholes in Godsey Crescent.
4.	Resident	12.01.24	Resident concerned that there is no lighting in the alleyway between Poundstretcher and the petrol station. Also concerned about the amount of dog fouling within the town.	Councillor Shelton agreed to speak with the Coop about the lighting.
5.	LCC	23.01.24	LCC consultation regarding a scoping opinion. Development: Proposed replacement quarry site to the current West Deeping Quarry. Location: Land to the south of Stamford Road, West Deeping	Cllr Dr Byrd will review the document and brief members at Full Council on 14 February. Cllr Dr Byrd would invite a group from West Deeping to the public session of Full Council to outline their concerns regarding the proposal. The Deputy Clerk was asked to send a copy of LCC's emails to DSJ, inform LCC that this will be discussed at Full Council on the 14 February and seek confirmation

				that LCC will accept the council's comments following the meeting.
6.	Cllr Shelton copied into email from DSJ	29.01.24	SKDC Old Police Station, Market Place, Market Deeping – broken gate and property not secure. Also querying with SKDC when the property would be restored as it has been vacant for some time and the property is deteriorating.	The Deputy Clerk had reported the broken gate to SKDC on 22.01.24. The gate has now been replaced with a fence to secure the property.
7.	Resident	29.01.24	Reported street light not working outside 17 Stamford Road.	Deputy Clerk looked on Fix My Street and this had already been reported on 29.01.24 reference number: 4190107
8.	Lincs Police	01.02.24	Invitation to attend an engagement session on road safety, Tuesday 20 February at 6.00 pm via Microsoft teams.	Cllr Shelton requested that this is discussed at Full Council on 14 <sup>th</sup> February. Cllr Hughes indicated that he could be interested in joining the session.
9.	Business (MDTC copied into email)	02.02.24	Two separate road incidents took place on Friday 2 February 2024 on the bend of Northfield Road and Blenheim Way. The police, LCC, Cllr Baxter and LCC Road Safety Team were also copied into the email requesting that urgent action is required to make this corner safer for road users.	The Committee agreed that this should be raised again with LCC Highways requesting that urgent safety measures are put in place.
10.	Resident	07.02.24	Road resurfacing which took place at the end of last year on John Eve, Hawthorn Close, Beech Close, Chestnut Way and Black Prince has loose chippings and is blocking drains and causing a trip hazard.	The Committee agreed that this should be brought to the attention of LCC Highways to investigate.
11.	Resident	07.02.24	Overgrown garden causing vermin.	The Committee agreed that this should be raised with SKDC to investigate.

## 124. 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.

Cllr Shelton informed that he would be putting forward a motion to Full Council requesting £2,500 for the Deeping Neighbourhood Plan.

## Planning

### 125. To consider the planning applications received up to 7 February 2024, as per SKDC Weekly Planning lists

Ref. no	Application details and address	MDTC response
S23/2322	Applicant: Mr M Elmer Location: 16 Dovecote Road, Market Deeping, PE6 8DS Proposed ground floor rear extension App Type: Householder SKDC deadline for comments: 26.01.24	The Committee had no objections.

**126. Planning applications and their results received up to the 7 February 2024**

Ref No.	Application details and address	SKDC Decision
S23/1941	Applicant: Mr A Drummond Location: The Rectory, 13 Church Street, Market Deeping, PE6 8DA To remove red horse chestnut T1 to ground level including grind out of stump Date registered: 17.11.23 Decision date: 09.01.24	Work allowed 9 <sup>th</sup> January 2024
S23/1781	Proposal: British Telecommunications Plc intends to install fixed line broadband electronic communications apparatus Location: 31 Godsey Crescent, Market Deeping	No objection to the proposal
S23/2003	Applicant: Mr & Mrs Ferris & Latronico-Ferris Location: 5 Lime Tree Avenue, Market Deeping, PE6 8DQ Proposed single-storey front porch extension and first-floor side extension. Date registered: 16.11.23 Decision date: 11.01.24	Grants Planning Permission
S23/2141	Applicant: Mr D Needham 36 The Grove, Market Deeping Submission of details in relation to conditions 3 (soft and hard landscaping) and 6 (sustainable development) of S23/1456 (New build bungalow) Date registered: 20.11.23 Decision date: 12.01.24	Details approved.
S23/2104	Applicant: Mr Sonny Mann White Horse, 27 Church Street, Market Deeping, PE6 8AN Internal refurbishment, including doorways, flooring and decorations Date registered: 15.11.23 Decision date: 23.01.24	Consent has been granted.
S23/2103	Applicant: Mr Sonny Mann White Horse, 27 Church Street, Market Deeping, PE6 8AN Internal refurbishment, including doorways, flooring and decorations Date received: 15.11.23 Decision date: 23.01.24	Grants Planning Permission
S23/2342	Applicant: Mrs Byrd 52 Church Street, Market Deeping, PE6 8AL Section 211 notice to remove south westerly limb of Ash tree T1 that grows over wooden shed, crown raise over garden to 5.2m. Reduce dead Beech T2 to 8ft Date received: 19.12.23 Decision date: 31.01.24	Work allowed 31 January 2024
S22/2086	Applicant: Ms Christina Weguelin Land to east of the Deepings Shopping Centre, Godsey Lane, Market Deeping, PE6 8HT Demolition of the existing petrol filling station and construction of a new retail foodstore (Class E), car parking, cycle parking, landscaping and associated works Date received: 21.10.22 Decision date: 01.02.24	Grants Planning Permission
S23/1224	Applicant: Mr and Mrs Tinworth 12 Hall Farm, Market Deeping, PE6 8DE Proposed double garage Date received: 23.08.23 Decision date: 06.02.24	Grants Planning Permission

S23/1895	Applicant: Mr D Henderson 36 Stamford Road, Market Deeping, PE6 8AB Single storey rear extension Date received: 13.10.23 Decision date: 06.02.24	Grants Planning Permission
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**127. For members to review the monitoring of approved planning applications**

No.	Approved Planning Application	Reported by/ Date	Response/Action
1.	Reference No: S23/0015 Detail: Extension Issue: Usage	Cllr Mrs Jones 06.12.23	Monitor
2.	Reference No: Detail: Church Street Issue: Replacement tree to be planted.	Cllr Mrs Byrd 06.12.23	Monitor

The Committee agreed that going forward the monitoring sheet would also include S106 monies that are pending.

**Highways**

**128. 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 7 February 2024				
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 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 the Senior 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	Pavement Gap – Northfield Road	02.05.23	LCC	*As above – ongoing
4	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. Cllr Mrs Steel carried out a survey seeking residents views and agreed to do further research and report back to the meeting in February 2024.
5	Quiet Lane Status – Millfield Road	02.05.23		*As above - ongoing
6	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  491478	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.” 10.11.23 – LCC The work’s finished and the issue is now resolved. 06.12.23 – P&H informed that this hasn’t been done and requested that this is raised again with LCC. 31.01.24 – Reported to LCC via FixMyStreet 31.01.24 – LCC reported that they are taking enforcement action and 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. Stated changed to closed.
7	Stamford Road – Cllrs request for double yellow lines to be installed outside the two new houses due to the narrowness of the road. The yellow lines would not be installed outside existing properties.	06.06.23	LCC	07.07.23 - LCC will review this request once the building work has been completed but believes the narrowing of the road actually is a natural form of traffic calming.
8	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. 02.02.24 – Two road incidents took place on Friday 2 February 2024. A business in the area

				has copied in LCC, Police, Lincs Road Safety Partnership and the district councillor.
9	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. 06.11.23 – LCC assessed the footway condition and – whilst it has deteriorated it does not yet require further action. If the fault deteriorates significantly then please report this again to us and we will investigate further.
10	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	03.11.23 LCC will not be looking to replace these items as they are a part of the surface water drainage system of the property. 06.12.23 – Pam B drafting a form of words to send to LCC to reconsider.
11	Resident – SKDC lamp post 11, front cover open. Location: St Guthlac’s Avenue, Market Deeping	25.10.23	SKDC	25.10.23 SKDC investigating. Taped up by Park Keepers as an interim measure.
12	LCC have confirmed that the Planning and Highways Committee’s request to amend the proposed waiting restrictions on Church Street, Market Deeping has been considered and will be included in the public consultation	08.11.23	LCC	To be monitored by the P&H Committee.
13	Resident – street light not working outside 17 Stamford Road	29.01.24	LCC 4190107	Fix My Street shows that this had been reported on 29.01.24.

**129. For members to consider a community speed watch – DH**

Councillor Hughes reported that after extensive research the process, time restrictions and requirements to conduct a community speed watch made it difficult to implement. It would require a number of volunteers who had the availability to commit to such a project and therefore Cllr Hughes regrettably is unable to take this forward.

**130. For members to consider the gateway to Market Deeping from Stamford Road - PS**

As Councillor Steel was not present at the meeting this item was deferred to the next meeting.

**131. For members to consider the responses received concerning the parking in Dovecote Road and Towngate East - PS**

As Councillor Steel was not present at the meeting this item was deferred to the next meeting.

**132. For members to consider electric vehicle charging points in Market Deeping – PB**

Cllr Dr Byrd reported that there are currently two slow charging points at the community centre which belong to SKDC and a few others located at Tesco, the Deepings Shopping Centre and the new petrol station. Cllr Dr Byrd would like enquiries to be made with South Kesteven District Council to establish their policy and future plans to install fast electric vehicle charging points in Market Deeping. Upon receipt of the information Cllr Dr Byrd would like to discuss this further at the next Planning and Highways meeting.

**Conservation Area**

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

There were no items to discuss.

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

There were no issues to discuss.

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

- Gateway to Market Deeping from Stamford Road - PS
- Parking Dovecote Road and Towngate East -PS
- Electric vehicle charging points – PB
- Draft Local Plan - PB

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 6 March 2024.

**Chairman signature.....**

**Date.....**