

# Heanor & Loscoe Town Council

Town Hall, Market Place,  
Heanor, Derbyshire DE75 7AA

**Town Clerk & Finance Officer:**

Mrs. Laura West  
Tel/Fax: (01773) 533050

**Email: [heanor-loscoetc@tiscali.co.uk](mailto:heanor-loscoetc@tiscali.co.uk)**



29 May 2018

To: The Town Mayor and Members of Heanor and Loscoe Town Council.

Dear Councillor

You are summoned to attend the meeting of Heanor and Loscoe Town Council to be held at 7pm on Thursday 7 June 2018 in the Council Chamber, Town Hall, Market Place, Heanor.

Members are asked to sign the attendance sheet for the meeting and to complete the Declaration sheet (if appropriate). These will be located in the Council Chamber.

Yours sincerely

Mrs Laura West  
Town Clerk/RFO

## **Heanor and Loscoe Town Council**

### **Public Information**

#### **1. Attendance at Meetings:**

You are welcome to attend Council meetings:

These are held in the Council Chamber on the second floor of the Town Hall, Heanor starting at 7pm. Access is through the main entrance off the Market Place. Facilities include:-

- Car parking on the Market Place
- Accessible lift
- Accessible toilets on the first floor of the Town Hall
- Public seating at the rear of the Council Chamber
- An induction loop

If you have any special requirements, please contact us so we can help.

We may deal with confidential business towards the end of the meeting, and the Mayor or Chairman will ask you and the press to leave at this point.

A calendar of Council meetings is available on the Council's website or by contacting us.

#### **2. Emergency Evacuation Procedure:**

If the alarm sounds, please vacate the building using the main staircase. Assistance will be provided if required. **The lift must NOT be used.**

#### **3. Taking part in Council Decisions**

Members of the public who are on the Heanor and Loscoe Town Council register of electors, or are Heanor and Loscoe Town Council Tax payers or Non-domestic Tax payers may ask questions of the Council at ordinary meetings of the Council. The total period of time for questions by the public at a Council meeting shall be 15 minutes.

A question may only be asked if notice has been given by delivering it in writing or by fax or electronic mail to the Town Clerk no later than 5.00pm three working days before the Council meeting (i.e. on Monday when Council meets on the Thursday). The notice must give the name and address of the questioner.

At any one meeting no person may submit more than one question, and no more than one such question may be asked on behalf of one organisation.

The Town Council may reject a question if it:

- i) is not about a matter for which the Council has a responsibility, or which affects Heanor and Loscoe
- ii) is defamatory, frivolous or offensive
- iii) is substantially the same question which has been put at a meeting of the Council in the past six months
- iv) requires the disclosure of confidential or exempt information

The Mayor will invite the questioner to put the question to the Council. If the questioner who has submitted a written question is unable to be present, he/she may ask the Mayor to put the question on his/her behalf. In the absence of the questioner, the Mayor may ask the question on the questioner's behalf, indicate that a written reply will be given, or decide that the question will not be dealt with.

The Clerk shall afford to the press reasonable facilities for taking their report of any proceedings at which they are entitled to be present.

If a member of the public interrupts the proceedings at any meeting, the Mayor may, after warning, order that he/she be removed from the Council Chamber or that the part of the Chamber open to the public be cleared.

## Agenda

### PART 1 – NON CONFIDENTIAL INFORMATION

1. To receive apologies for absence.
2. Declaration of Members Interests/Update of Register - if you require guidance from the Town Clerk this must be sought well in advance of the meeting and, in any event, by no later than 5pm, two working days before the day of the meeting.

**Please note:** Members must ensure that they complete the Declarations of Interest Sheet prior to the start of the meeting. Column 5 of the Declaration of Interest sheet must be completed in all cases to indicate the action to be taken (i.e. to stay in or leave the meeting prior to any consideration or determination of the item).

The Declarations of Interests will be read out from the Declaration Sheet – Members will be asked to confirm that the record is correct.

3. To receive and approve requests for dispensations from members on matters in which they have a Disclosable Pecuniary Interest.
4. \*Public Speaking (15 minutes)
  - (a) A period of not more than 5 minutes (per individual/issue) will be made available for members of the public and Members of the Council to comment on any matter.
  - (b) If the Police Liaison Officer, a County Council or District/Borough Council Member is in attendance they will be given the opportunity to raise any relevant matter.
  - (c) Leader's Report
5. To confirm minutes of the Annual Town Council meeting held Thursday 10 May 2018 (enc)
6. To receive minutes of the Complaints Committee held Wednesday 9 May 2018 (enc)
7. Exclusion of Public - To discuss minutes from Complaints Committee held 9 May 2018
8. Town Mayor's Announcements
9. Town Council – Items for Decision/Action
  - (a) Amber Valley Borough Council - Breach of Electoral Law
10. Derbyshire Association of Local Councils  
Circular 07/2018 General - GDPR - Local Councils will most likely not need to appoint a DPO, GDPR - Guidance on keeping contact lists up to date, GDPR - a bit of light relief, Update on Data Protection Fees, Potential Issue with PWLB balances, National Grid Gas, Planning and Building Control - Survey, Publication: A guide to effective partnership working between principle and local councils.

11. Finance

(a) Accounts for Payment

Cheque No	Payee/Description	Nett	Vat	Gross
1255	Inland Revenue - Paye/NI	988.73	00.00	988.73
1256	DCC - Superannuation	703.46	00.00	703.46
1257	Aviva Insurance	6785.77	108.84	6894.61
1258	Groundwork - RRLNR SLA	1250.00	250.00	1500.00
1259	Burleys - Ground maintenance TH	70.15	14.03	84.18
1260	L M Flooring - Flooring FS	1548.00	309.60	1857.60
1261	Horizon Lifts - Maintenance TH & FS	133.00	26.60	159.60
1262	O Heap - Fire equipment maintenance	232.00	46.40	278.40
1263	Protect - Fire detection maintenance	156.23	31.25	187.48
1264	G M Asquith - 5% retention (WS fencing)	529.45	105.89	635.34
1265	Chernobyl Life Line - Marquee hire	200.00	00.00	200.00
1266	Viking - Postage/stationery	154.75	7.45	162.20
1267	James Hall - Boiler repair - FS	564.80	00.00	564.80
1268	Viking - Cleaning supplies	54.47	10.89	65.36
1269	Derwent Band - Wm Gregg Event	100.00	00.00	100.00
<b>TOTAL</b>		<b>13470.81</b>	<b>910.95</b>	<b>14381.76</b>

(b) Bacs Payments for approval (April - wages May)

Payee	Description	Nett	Vat	Gross
Staff	Wages/Mayoral allowance	4746.77	00.00	4746.77
Opus Energy	Gas supply - FS	106.98	5.35	112.33
Opus Energy	Gas supply - TH	834.43	166.89	1001.32
Talk Talk	Broadband Rental	19.43	3.88	23.31
XLN	3 x line rental + calls	110.82	22.16	132.98
Waterplus	Water supply	124.43	00.00	124.43
Opus Energy	Gas supply - WS	259.91	51.98	311.89
AVBC	Rates	1194.00	00.00	1194.00
Haven Power	Electricity supply - TH	425.65	85.11	510.76
<b>Total</b>		<b>7822.42</b>	<b>335.37</b>	<b>8157.79</b>

(c) Income for April 2018

Town Hall lettings	2009.50
Town Hall Rents	333.37
The Old Fire Station	00.00
Wilmot Street Centre	1314.00
Precept 50%	79103.00
Other	25.00
<b>Total</b>	<b>82794.87</b>

12. Items for Information

(a) Clerk's Report

To follow

13. Planning/Environment/Licensing

**AVA/2018/0155** – Loscoe Convenience Stores, 2 Loscoe Road, Heanor, Derbyshire, DE75 7FF. Demolition of the existing outbuilding, the erection of 2 semi detached 3 bedroom dwellings, change of use to provide a 2 bedroom maisonette and the change of use of the existing retail unit to provide a 2 bedroom self-contained flat – Revised target determination date of 15.06.2018

**AVA/2018/0230** - Land at Gladstone Street, Heanor, Derbyshire. Construction of a detached garage with gym/storage area. Approved 17.05.2018

**AVA/2018/0224** – New frameless shop front – Mr TS Pizza, 7 Market Place, Heanor, Derbyshire, DE75 7NR. Approved 11.05.2018

**AVA/2018/0329** – Rear 2 storey domestic extension and internal alterations – 32 Ray Street, Heanor, Derbyshire, DE75 7GE. Approved 16.05.2018

**AVA/2018/0193** – Change of use from 4 residential units to 1 residential unit and modifications to flat roof on rear elevation – Derby Arms, 37 High Street, Heanor, Derbyshire, DE75 7EX. Decision anticipated under Delegated Powers 29.05.2018

**AVA/2018/0330** - New vehicle access – 66 Loscoe Denby Lane, Loscoe, Heanor, Derbyshire, DE75 7RX. Decision anticipated under Delegated Powers 31.05.2018

**AVA/2017/1212** – Extension and flue pipe – 16 Grace Crescent, Heanor, Derbyshire, DE75 7AP. Decision anticipated under Delegated Powers 05.06.2018

**AVA/2018/0350** – Cottages adjacent 19 Church Street, Heanor, Derbyshire – 1 No. illuminated double sided totem pole. 3 No. non illuminated fascia signs (Advertisements). Decision anticipated under Delegated Powers 05.06.2018

**AVA/2018/0349** – Demolition of builders yard storage buildings and associated offices. Construction of two retail units consisting Veterinary Surgery (Class D1 & A1) and a hot food takeaway (Class A5 & A1/A2). Change of use from Offices (B2) and Storage (B8) to Veterinary Surgery (D1 & A1) and Hot foot takeaway (A5, A1 & A2). Decision anticipated under Delegated Powers 05.06.2018

**AVA/2018/0346** – 2 x 12ft x 3ft banners – 1 High Street, Heanor, Derbyshire. Decision anticipated under Delegated Powers 08.06.2018

**AVA/2018/0411** - Two storey extension to form new wing to the North-East of the existing building and a single storey addition at first floor level over part of the existing North-West accommodation. Decision anticipated under Delegated Powers 19.06.2018

**AVA/2018/0431** – Proposed erection of a Granny Annex to bottom of rear garden – 13 Wilmot Street, Heanor, Derbyshire, DE75 7EF. Decision anticipated under Delegated Powers 26.06.2018

**AVA/2018/0450** – Single storey flat roof rear extension – 26 Wilmot Street, Heanor, Derbyshire, DE75 7EF. Decision anticipated under Delegated Powers 04.07.2018

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13. Planning/Environment/Licensing (cont)

**AVA/2018/0429** – Change of use to provide Out of School care, including Breakfast Club 7:00 am until 8:45 am and Afterschool Club 3:30 pm until 6:00 pm (38 weeks of the year) and 7:00 am until 6:00 pm during school holidays (13 weeks of the year). **Decision anticipated under Delegated Powers 04.07.2018**

**AVA/2018/0396** – Land off Claxton Street, Heanor, Derbyshire – erection of 5 detached dwellings. **Decision anticipated under Delegated Powers 03.07.2018**

**AVA/2018/0468** – Erection of a garage in the rear garden – 9A Mundy Street, Heanor, Derbyshire, DE75 7EB. **Decision anticipated under Delegated Powers 10.07.2018**

**AVA/2018/0411** - Two storey extension to form new wing to the North-East of the existing building and a single storey addition at first floor level over part of the existing North-West accommodation – Retirement Home Ashfield House, 34 Mansfield Road, Heanor, Derbyshire.

**Heanor & Loscoe Town Council offers the following comments on this application:**

The Town Council object to this application and ask that it is referred to the planning board for the following reasons:

- 1. Section 17 Residential Unit section.** This section is blank yet the plans supporting the application states 11 new bedrooms on the ground floor and 18 new bedrooms on the first floor in 2 separate extensions, if they are extending the number of bedrooms this should be clearly stated in this section not left blank. What is the actual number of additional bedrooms being proposed for this development?
- 2. According to the application the number of increased car parking spaces will be 7 making a total of 20 on the site.** The current level of car parking is inadequate for the number of bedrooms, visitors and staff are already parking on nearby streets causing significant displacement for local residents. With the increase in the number of beds taking the total to 73 plus the increase in staff referred to in section 19 we are not convinced that there is sufficient car parking provided on site or off road to accommodate the demand this extension will create.
- 3. In respect of the staffing levels there is a lack of clarity again within the application.** It states that the number of full time staff will increase from 50 to 65 and part time staff from 19 to 34, but in the final column it states that this will be the equivalent of an increase in full time staff from 23 to 28 This is totally contradictory and we would like clarity on this as well

Therefore our objection is based on an over intensive development of the site, a lack of provision of off street car parking to cope with a development of this size, a lack of clarity in the application regarding the number of additional beds and staffing. The Town Council feel a lack of confidence in this being a well thought out plan, which will have a disproportionate impact on the local road system, adding to excessive congestion on the busiest road in Heanor and extensive impact on local residential street parking. **Decision anticipated under Delegated Powers 19.06.2018**

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13. Planning/Environment/Licensing (cont)

**AVA/2018/0349** - Demolition of builders yard storage buildings and associated offices. Construction of two retail units consisting of Veterinary Surgery (Class D1 & A1) and a hot food take away (Class A5 & A1/A2). Change of use from Offices (B2) and Storage (B8) to Veterinary Surgery (D1 & A1) and Hot food take-away (A5, A1 & A2). Cottages adj 19 Church Street Heanor Derbyshire

**Heanor & Loscoe Town Council offers the following comments on this application:**

The Town Council wish to object on this application for a number of reasons:

**1 Increased traffic**

Despite the previous use of this site the proposal to have a Veterinary Surgery on this site will have a significant impact on traffic flow for the area as most customers will use their own transport to access the facility. This is already the busiest road into the Town with significant traffic jam issues. The other issue is how cars wishing to turn right into the site from Mansfield Road will be able to cross oncoming traffic. The only road markings at the moment are for traffic wishing to turn left and there is insufficient width within the road to allow for cars also to turn right.

**2 The Council's own emerging local plan questions the viability of the Town's retail diversity due to the number of Hot Food takeaways**

The Inspector, in their comments about the examination of the Borough Council's Local Plan, asks in matter 6 retail 'Should the Plan include a policy restricting the location of hot food takeaways'. This is an issue which needs to be addressed and for the Borough Council to continue with it lack of commitment in opposing such application is extremely disappointing.

In the circumstances we would ask that this application be considered by the planning board.

**Decision anticipated under Delegated Powers 05.06.2018**

**PART 11 – CONFIDENTIAL INFORMATION**

'That in view of the confidential nature of the business about to be transacted it is advisable in the public interest, that the press and public be temporarily excluded and they are instructed to withdraw'

14. Minutes from Complaints Committee held 9th May 2018

15. Date of Next Town Council Meeting – Thursday 5th July 2018

**\* Members of the public may address the Town Council within the Public Participation section of the meeting in line with Heanor and Loscoe Town Council Standing Orders – copies of which are available from the Town Council office or website.**

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