

**Minutes of the
Meeting of Heanor and Loscoe Town Council
held virtually/on-line, on 3 September 2020**

PRESENT: Councillors K Hill (Mayor), S Bower, C Cox, S Danvers, C Emma-Williams, J Halfpenny, E Hamilton, S Hart, S Hind, P Jones, S Oakes, J Stones, R Waldron and J Ward.

AGENDA

PART 1 – NON-CONFIDENTIAL INFORMATION

029 Apologies

Apologies for absence were received from Councillors M Burrell (work commitments), F Carmichael (prior commitment), B Gration (illness), C Gration (family commitment), S Grainger (work commitments), A Stevenson (work commitments) and D Wright (work commitments).

Resolved: Members approved this reason for absence.

030 Declaration of Members Interests/Update of Register

The following declarations of interest were received:

Agenda item 10 (d) – Transfer of Land Licence for Winding Wheel, Church St, Heanor
Councillor C Cox - personal – personal connection to a member of AVBC (out of room)
Councillor C Emma-Williams - personal – member of AVBC (out of room)
Councillor E Hamilton - personal – member of AVBC (out of room)
Councillor K Hill - personal – member of AVBC (out of room)
Councillor S Oakes - personal – member of AVBC (out of room)

Agenda Item 10 (h) – Thorpes Road – Village Green

Councillor C Cox - personal – personal connection to a member of AVBC (out of room)
Councillor C Emma-Williams - personal – member of AVBC (out of room)
Councillor E Hamilton - personal – member of AVBC (out of room)
Councillor K Hill - personal – member of AVBC (out of room)
Councillor S Oakes - personal – member of AVBC (out of room)

Agenda item Agenda Item 14 - Planning/Environment/Licencing

- (AVA/2019/1243 – Erection of 4 dwellings – Land at Fletcher Street Heanor
Councillor C Cox - personal – personal connection to a member of AVBC (out of room)
Councillor C Emma-Williams - personal – member of AVBC (remain in the meeting but take no part in the discussion or vote)
Councillor E Hamilton - personal – member of AVBC (take no part in the discussion or vote)
Councillor K Hill - personal – member of AVBC planning board (out of the room)
Councillor S Oakes - personal – member of AVBC (take part and vote)
Councillor P Jones - personal – resident on Fletcher Street (take part and vote)

Agenda item Agenda Item 14 - Planning/Environment/Licencing

Councillor Kieran Hill – personal – member of AVBC Planning Board

031 Dispensations

No request for dispensation received.

032 Public Speaking

Public Matters

It has been reported that there is a lack of mobility scooter accessibility to the Red River Local Nature Reserve.

Agreed: Groundwork Cresswell, Ashfield and Mansfield are requested to investigate and advise on ways to improve accessibility.

Several planning applications have been received, post agenda, which require a response before the next Town Council meeting.

Agreed: The following applications will be considered at this point in the meeting:

AVA/2020/0588 5 Hands Road

Outline application for the erection of two houses in multiple occupation.

Agreed: The Council objects to this application.

The application is for two properties which are out of scale and character for the area.

Given the size of the properties and number of proposed units it is considered that there would be insufficient parking space.

Should the application be approved there should be conditions that the new vehicular access is constructed prior to occupation and that all hard surfaces are of a permeable material helping to reduce the effects of Climate Change.

AVA/2020/0780 1 The Old Pond

Erection of a proposed new dwelling.

Agreed: The Council objects to this application.

This application is for a 2-bed bungalow for which only one parking space is proposed which is insufficient.

There is also no indication as to where refuse bins are to be located.

Should the application be approved there should be conditions that the parking area be constructed prior to occupation and all that all hard surfaces are of a permeable material helping to reduce the effects of Climate Change.

033 Minutes

The Minutes of the Town Council meeting held on Thursday 2 July 2020 having been circulated to members, were approved as a correct record, and duly signed by the Mayor.

034 Minutes

The Minutes of the Human Resource Committee meeting held on Thursday 23 July 2020 having been circulated to members, were received.

035 Minutes

The Minutes of the Town Council Executive Committee meeting held on Thursday 6 August 2020 having been circulated to members, were received.

036 Minutes

The Minutes of the Human Resource Committee meeting held on Thursday 20 August 2020 having been circulated to members, were received.

037 Items to be taken in Exclusion

Resolved: Agenda Item 15 – UHDBNHS – Relocation of Phlebotomy Services to be taken in exclusion.

038 Town Council – Items for Decision/Action

(a) Pentrich and South Wingfield Revolution Group – Funding for Walk leaflets

The above charitable group are seeking funding of £150 towards publication of a heritage related walk through Heanor and Loscoe.

Resolved: PSWRG are invited to submit a Section 137 Grant Aid application.

(b) DCS Ltd – Water Hygiene Survey Risk Assessment – The Wilmot Street Centre

The above document had been previously circulated to members.

Resolved: This document is received, and action is taken to address the recommendation in Sections 21 and 22.

(c) DCS Ltd – Water Hygiene Survey Risk Assessment – The Old Fire Station

The above document had been previously circulated to members.

Resolved: This document is received, and action is taken to address the recommendation in Sections 21 and 22.

Councillors C Cox, C Emmas-Williams, E Hamilton, K Hill and S Oakes left the meeting for this agenda item

Councillor P Jones took the chair.

(d) Transfer of Land Licence for Winding Wheel Land, Church St. Heanor. (Executive committee minute 022-2020/21 refers)

The Town Council currently hold a land licence with Derbyshire County Council. It is the intention of DCC to transfer the land to Amber Valley Borough Council. A draft surrender deed and licence have been received for approval.

Resolved: The Town Council approve draft surrender deed and licence between AVBC and H<C.

Councillors C Cox, C Emmas-Williams, E Hamilton, K Hill and S Oakes returned to the meeting.

Councillor K Hill took the Chair.

(e) Reform of Planning System

The Government are currently consulting on a reform to the existing planning system.

This consultation sets out proposals for measures to improve the effectiveness of the current planning system. The 4 main proposals are:

- changes to the standard method for assessing local housing need
- securing of First Homes through developer contributions in the short term until the transition to a new system
- supporting small and medium-sized builders by temporarily lifting the small sites threshold below which developers do not need to contribute to affordable housing
- extending the current Permission in Principle to major development

Resolved: Individual councillor comments to be collated by Councillor P Jones, who will submit on behalf of the Town Council.

038 Town Council – Items for Decision/Action (cont.)

(f) Terms and Conditions of Hire

The above document has been reviewed and amended to produce Conditions of Hire and Use of Town Council Premises – Schedule 1 and Special Conditions of Hire during Covid 19 – Appendix 1

Resolved: Following amendments, the Town Council approve the following documents:
Conditions of Hire and Use of Town Council Premises – Schedule 1
Special Conditions of Hire during Covid 19 – Appendix 1

(g) Thorpe Hill Drive - Community Asset

Proposal to make an application for the land on Thorpe Hill Drive to be a Village Green.

The above land was recently the subject of a planning application by Futures Homescape for eight properties. The application was refused and an appeal against that refusal was dismissed. There is evidence that the land has been used over several years as a place for children to play and residents to gather.

Resolved: The Town Council gather evidence and makes an application for this area of land to be a Village Green.

(h) Thorpes Road - Village Green – deferred to October Town Council meeting.

039 DALC

Derbyshire Association of Local Councils

July Newsletter

August Newsletter

PC10-20 – Changes to the Current Planning System, PC11-20 – White Paper: Planning for the Future, PC12-20 – Transparency and Competition: Data and Land Control

Resolved: The above documents are received.

040 FINANCE

(a) Bacs Payments for approval

Payee	Description	Nett	Vat	Gross
June				
Staff	Salary/Wages/mayoral allowance	4422.38	00.00	4422.38
J Saunders	Booking refund	179.50	00.00	179.50
Ricoh	Photocopier rental/copies	56.28	11.26	67.54
Tudor Landscapes	WW land maintenance	87.00	00.00	87.00
Chubb F&S Ltd	Monitor/maintenance alarm	707.79	141.56	849.35
Wm Frost Heanor	6 month car park rental	850.00	00.00	850.00
Kirk Contracts	Window cleaning – TH	58.85	11.77	70.62
Tudor Landscapes	WS – maintenance	90.63	00.00	90.63
Excel Cleaning	Sanitiser and dispenser	63.60	12.72	76.32
Tudor Landscapes	WW land maintenance	87.00	00.00	87.00
Derbyshire CC	Superannuation	780.99	00.00	780.99
Tudor Landscapes	Hanging Basket signs	116.00	00.00	116.00
Tudor Landscapes	Hanging Basket signs	29.00	00.00	29.00
Opus Energy	Gas supply – WS	38.44	3.10	65.05
Opus Energy	Gas supply – TH	23.51		
AVBC	Rates	1237.00	00.00	1237.00
XLN	3 line rental/calls/broadband	191.76	38.35	230.11
Inland Revenue	Paye/Nl	935.28	00.00	935.28
Sub total		9955.01	218.76	10173.77

040 FINANCE

(a) Bacs Payments for approval (cont.)

July				
Tudor Landscapes	Grounds maintenance	72.50	00.00	72.50
Derbyshire CC	Superannuation	780.99	00.00	780.99
Inland Revenue	Paye, NI	934.88	00.00	934.88
Staff	Salary/wages (August)	4568.83	00.00	4568.83
Morris Vermaport	Lift service	57.50	11.50	69.00
Excel Cleaning	Cleaning supplies	68.34	13.67	82.01
Plantscape	Summer Planting	5210.70	1042.14	6252.84
Lite Ltd	25% xmas lighting	3196.25	639.25	3835.50
Waterplus	Water supply	127.39	00.00	127.39
AVBC	Rates	1237.00	00.00	1237.00
Waterplus	Water supply	169.30	00.00	169.30
Petty cash	Reimbursement – misc	127.54	5.50	133.04
XLN	3 line rental/calls/broadband	191.76	38.35	230.11
Opus Energy	Gas supply	13.99	0.70	14.69
Waterplus	Water supply	417.53	00.00	417.53
Opus Energy	Gas supply – TH	22.75	1.14	23.89
Sub total		17197.25	1752.25	18949.50
Total		27152.26	1971.01	29123.27

Resolved: Payment of the above accounts by BACS at a cost of £29,123.27 is approved.

(b) Income for June/July 2020

Town Hall lettings	300.00
Town Hall Rents	666.66
The Old Fire Station	1000.00
The Wilmot Street Centre	640.50
Vat refund	7928.10
Other	87.00
Total	10622.26

Resolved: This information is received.

(c) Bank Reconciliations June/July 2020

Resolved: This document is received.

041 Clerks Report

Due to Covid 19 restrictions the following events have been cancelled:

Brass Band Concert	Sunday 13 September 2020
Pantomime	Saturday 21 November 2020
Christmas Switch On Event	Monday 7 December 2020
Firework Display	Monday 7 December 2020

Derbyshire Holidays Centre have retracted their grant aid application submitted to July's council meeting.

Resolved: This information is received.

Councillor K Hill left the meeting for the next agenda item.

Deputy Mayor Councillor E Hamilton took the chair.

042 PLANNING/ENVIRONMENT/LICENSING

AVA/2020/0498 - Oasis Gaming Centre, 24 Market Street, Heanor

Change of use to Taxi Booking Office and Aid Conditioning Unit to ground floor rear elevation.

AVA/2020/0690 19 Sheldon Road, Loscoe, Heanor

Rear single storey extension with side door repositioning.

AVA/2020/0647 Pam's Hairdressers, 43 Mansfield Road, Heanor

Change of use from hair salon to residential.

AVA/2020/0696 24A Lockton Avenue, Heanor

Single storey rear extension.

AVA/2020/0707 53 Derby Road, Heanor

Change of use of first floor office to residential.

Councillor C Cox left the meeting for this planning application.

AVA/2019/1243 Land at Fletcher Street, Heanor

Erection of 4 dwellings (affordable rented tenure). Please note the Village Green Application has been rejected by Derbyshire County Council. Awaiting confirmation of reasons why.

Town Council comment: The Town Council wish to object to this application for the following reasons:

1. The car park (there since 1970) helps alleviate the limited (some would say inadequate) parking in an already heavily built up area. The removal of this facility of 20 car parking spaces for the local residents will only make the on street car parking worse and add to an already heavily congested area.

2 The Design and Access statement by the applicant in respect of access and egress to site is limited in its detail and makes an unsubstantiated claim that the development will reduce vehicle access and makes no reference to the change in access to the site on a dangerous bend

3 Access and egress from the site area problem as highlighted by the County Council Highways in admitting '.....due to the nature of the bend , the margin width and the position of the boundary fence , forward visibility for , and of, a vehicle turning right into the site is likely to be restricted' We feel these comments should be looked at more critically as what is in effect any car turning right on a blind corner and the road is very narrow at this point. We feel this alone makes the access to the site from the right dangerous. We are disappointed that County Highways have not put more weight behind this concern and hope that the Planning Board members do.

4 We are also concerned about the amount of traffic generated on the bad bend turning right which will result in significant conflict with pedestrians who have never experienced heavy traffic crossing over this part of the car park as the original access is much further up. The resident who normally use the car park will now have the park at the rear of their properties using the dangerous access off Burton Road when turning right off Fletcher Street on a very narrow bend.

042 PLANNING/ENVIRONMENT/LICENSING (cont.)

Councillor C Cox returned to the meeting.

AVA/2020/0628 Jasmine House School, 34 Ilkeston Road, Heanor
Installation of modular classroom building (resubmission of approved application
AVA/2019/1037).

TRE/2020/0766 35 Fall Road, Heanor
Removal of 2 No. Leylandii Spruce.

Councillor K Hill returned to the meeting and the Chair.

PART 11 – CONFIDENTIAL INFORMATION

To move the following resolution – ‘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’

043 UDBNHS – Relocation of Phlebotomy Services

The University of Derby and Burton NHS Trust currently hold a Service Level Agreement with the Town Council for hire of The Old Fire Station for phlebotomy services. They feel that, under the social distancing guideline imposed by Government due to the Covid pandemic, the building is no longer viable for them to carry out their phlebotomy service under the existing social distancing measures. UHDBNHS have enquired if they would be able to relocate to The Wilmot Street Centre. The building would be required for sole use by UHDBNHS.

Resolved: The Wilmot Street Centre is a community-based centre already accommodating many user groups therefore the Town Council are not able to offer The Wilmot Street Centre as an alternative venue to UHDBNHS trust.

044 Date of Next Town Council Meeting – 1 October 2020