

AREA 2 FORUM

Tuesday,
6 November 2007
6.30 p.m.

West Cornforth Community Centre

AGENDA and REPORTS



**This document is also available in other languages,
large print and audio format upon request**

العربية (Arabic)

إذا أردت المعلومات بلغة أخرى أو بطريقة أخرى، نرجو أن تطلب ذلك منا.

বাংলা (Bengali)

যদি আপনি এই ডকুমেন্ট অন্য ভাষায় বা ফরমেটে চান, তাহলে দয়া করে আমাদেরকে বলুন।

(中文 (繁體字)) (Cantonese)

如欲索取以另一語文印製或另一格式製作的資料，請與我們聯絡。

हिन्दी (Hindi)

यदि आपको सूचना किसी अन्य भाषा या अन्य रूप में चाहिये तो कृपया हमसे कहे

polski (Polish)

Jeżeli chcieliby Państwo uzyskać informacje w innym języku lub w innym formacie, prosimy dać nam znać.

ਪੰਜਾਬੀ (Punjabi)

ਜੇ ਇਹ ਜਾਣਕਾਰੀ ਤੁਹਾਨੂੰ ਕਿਸੇ ਹੋਰ ਭਾਸ਼ਾ ਵਿਚ ਜਾਂ ਕਿਸੇ ਹੋਰ ਰੂਪ ਵਿਚ ਚਾਹੀਦੀ, ਤਾਂ ਇਹ ਸਾਥੋਂ ਮੰਗ ਲਓ।

Español (Spanish)

Póngase en contacto con nosotros si desea recibir información en otro idioma o formato.

اردو (Urdu)

اگر آپ کو معلومات کسی دیگر زبان یا دیگر شکل میں درکار ہوں تو برائے مہربانی ہم سے پوچھئے۔

AGENDA

- 1. APOLOGIES**
- 2. DECLARATIONS OF INTEREST**
To notify the Chairman of any items that appear later in the agenda in which you may have an interest.
- 3. MINUTES**
To confirm as a correct record the Minutes of the meeting held on 11th September 2007. (Pages 1 - 4)
- 4. POLICE REPORT**
A representative of Ferryhill Police will attend the meeting to give a report of crime statistics and initiatives in the area.
- 5. NAMING OF DEVELOPMENT LAND AT CHURCH LANE, FERRYHILL - BESPOKE HOMES (NE) LTD**
Report of Acting Building Control Manager. (Pages 5 - 6)
- 6. APPLICATION - DEAN BANK AND FERRYHILL LITERARY INSTITUTE IMPROVEMENTS TO THE COMMUNITY CENTRE**
Report of Assistant Chief Executive. (Pages 7 - 10)
- 7. QUESTIONS**
The Chairman will take questions from the floor
- 8. DATE OF NEXT MEETING**
Tuesday 18th December 2007 at 6.30 p.m. at Dean Bank Literary Institute
- 9. ANY OTHER ITEMS WHICH THE CHAIRMAN DECIDES ARE URGENT**
Members are respectfully requested to give the Chief Executive notice of items they would wish to raise under the heading not later than 12 noon on the day preceding the meeting, in order that consultation may take place with the Chairman who will determine whether the item will be accepted.

B. Allen
Chief Executive

Council Offices
SPENNYMOOR
29th October 2007

ACCESS TO INFORMATION

Any person wishing to exercise the right of inspection in relation to this Agenda and associated papers should contact Mrs. G. Garrigan Tel 01388 816166 Ext 4240, ggarrigan@sedgefield.gov.uk

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Distribution List

Sedgefield Borough Council

Councillor Mrs. C. Potts (Chairman)

Councillor Mrs. P. Crathorne (Vice-Chairman) and

Councillors B.F. Avery J.P., T.D. Brimm, Mrs. K. Conroy, D. Farry, T.F. Forrest, J.E. Higgin, A. Hodgson, B. Lamb and D.A. Newell

Durham County Council

Councillor G. Porter

Councillor C. Magee

Councillor J. Robinson J.P.

Bishop Middleham Parish Council

Councillor Mr. L. Muncaster

Councillor Mr. N. Wiffen

Chilton Parish Council

Councillor V. Collinson

Ferryhill Town Council

Councillor Mrs. D. Barber

Councillor Mrs. Z. Roddam

Councillor P. McCourt

Cornforth Parish Council

Councillor S.C. Drew

Councillor W.R. Wilson

Castles Residents Association

Mrs. C. Hall

Lakes Residents Association

Mrs. V. Birchall

Chilton- West Residents Association

Mrs. M. Mitchell

Ferryhill Station and Chilton Lane Residents Association

Mrs. G. Hall

Dean Bank Residents Association

Mrs. J. Weston

Cornforth Partnership

Mrs. K. Lynn

Police

County Durham Primary Care Trust

Ferryhill Business and Enterprise College

CAVOS

Chief Executive

Item 3

SEDGEFIELD BOROUGH COUNCIL AREA 2 FORUM

Chilton and Windlestone
Community College

Tuesday,
11 September 2007

Time: 6.30 p.m.

Present: Councillor Mrs. C. Potts (Chairman) – Sedgfield Borough Council and

Councillor B.F. Avery J.P	–	Sedgfield Borough Council
Councillor Mrs. K. Conroy	–	Sedgfield Borough Council
Councillor Mrs. P. Crathorne	–	Sedgfield Borough Council
Councillor D. Farry	–	Sedgfield Borough Council
Councillor T.F. Forrest	–	Sedgfield Borough Council
C. Hall	–	Castle Residents Association
C. Heal	–	Chilton Partnership
A. Rutherford	–	Chilton Partnership
M. Mitchell	–	Chilton West Residents Association
M. Taylor	–	Chilton West Residents Association
D. Bradley	–	Dean Bank Residents Association
D. Sheppard	–	Dean Bank Ferryhill Association
J. Weston	–	Dean Bank Ferryhill Association
Acting Sergeant J. Burdess	–	Durham Constabulary
A. Hall	–	Ferryhill Station Residents Association
G.F. Hall	–	Ferryhill Station Residents Association
W. Holdsworth	–	Ferryhill Station Residents Association
R. Greenwell	–	Local Resident

Apologies:

Councillor T. Brimm	-	Sedgfield Borough Council
Councillor J.E. Higgin	–	Sedgfield Borough Council
Councillor A. Hodgson	–	Sedgfield Borough Council
Councillor B. Lamb	–	Sedgfield Borough Council
Councillor D.A. Newell	–	Sedgfield Borough Council
Councillor G. Porter	–	Durham County Council
M. Errington	–	Local Resident

AF(2)8/07 DECLARATIONS OF INTEREST

Councillor Mrs. K. Conroy declared a prejudicial interest in Item No : 6 – Sedgfield Borough Local Improvement Programme and left the meeting.

AF(2)9/07 MINUTES

The Minutes of the meeting held on 26th June, 2007 were confirmed as a correct record and signed by the Chairman.

AF(2)10/07 POLICE REPORT

Acting Sergeant J. Burgess attended the meeting.

She explained that Inspector A. Green had left the Spennymoor area of Durham Constabulary and had taken up a post as Detective Inspector within the Darlington area of Durham Constabulary. The new Inspector was William Bentham.

There were no crime figures to report as a result of the staff changes.

Concern was raised regarding the parking of cars, which were causing an obstruction at the junction at Grasmere Road and Darlington Road. It was pointed out that the issue had been reported to the Police in the past who targeted the problem by issuing warnings to the owners of the vehicles, however, the issue had become a concern again. Acting Sergeant Burgess explained that she would look into the matter and raise concerns with the officers in that area.

Discussion was held regarding Police attendance at the Area Forums and Town and Parish Council meetings.

A. Blakemore, Community Safety Manager, Sedgefield Borough Council, informed members of the Forum of the development of Neighbourhood Policing, where through discussions with all partners involved agreed that a Neighbourhood Inspector would attend all future Area Forums. It was also pointed out that regular updates on each ward across the Borough were available on the Council's website.

AF(2)11/07

COUNTY DURHAM PRIMARY CARE TRUST

There was no representative from the County Durham Primary Care Trust in attendance at the Forum.

With regard to Chilton Health Centre the Chairman of the Forum explained that a meeting had been held to discuss progress on the development. All partners involved in the development, who aired their concerns at the lack of progress, attended the meeting. I. Rooney, County Durham Primary Care Trust, was in attendance and assured attendees that their concerns would be taken to Y. Chaudry, Chief Executive, County Durham Primary Care Trust. A further meeting had been scheduled for 28th October 2007 to discuss the situation.

As a result of concerns by the Ward Members of Area 2 a meeting had also been held with P. Wilson, MP, who had also agreed to attend the meeting on 28th October.

Discussion was finally held regarding the provision of cancer drugs, where it was pointed out that a patient who had not been able to receive a specific drug as a result of cost and lack of funding from the NHS had won an appeal and would now be prescribed the drug via the NHS.

AF(2)12/07

SEDGEFIELD BOROUGH LOCAL IMPROVEMENT PROGRAMME

NB : In accordance with Section 81 of the Local Government Act 2000 and Members Code of Conduct, Councillor Mrs. K. Conroy declared a prejudicial interest in the following item and left the meeting.

Consideration was given to a report detailing an application submitted to be appraised by the Strategy and Regeneration Section for funding from the Local Improvement Programme. (For copy see file of Minutes).

An update was provided of projects received from Area 2. It was explained that the Chilton Environmental Improvements was nearing completion, while work on the West Cornforth Community Centre application was ongoing, as part of the funding had been requested from Northern Rock who had not yet confirmed their grant. The Ferryhill LADDER Centre Technical Study was still to claim the grant and officers were continuing to work on the application. Finally, consultants, S. Wells Associates had commissioned the Ferryhill Sports Facility Technical Study who were preparing a report, which would be completed in November, 2007.

Improvements to Mainsforth and District Community Association

A. Megginson informed the Forum of the proposals to renew the boiler and heating system within the Community Centre and Boxing Club. The improvements would enable the Centre to be more energy efficient and have selective heating. It would allow expansion and further use of the Centre to more community groups. The Forum welcomed the project and supported its submission to Cabinet.

AGREED: That Cabinet be recommended to support the improvements to Mainsforth and District Community Association.

AF(2)13/07

QUESTIONS

Applying for LIP Grants

Questions were raised as to who could apply for the Local Improvement Programme grants and whether they had to be applied for via the Town and Parish Councils. It was explained that it was not the case and that any community group association, residents association etc., could apply.

Duncombe Heritage Centre

An update on Duncombe Heritage Centre development was requested. It was explained that a more detailed project proposal was required for the £100,000 applied for.

Dean Bank Park

Discussion was held regarding play equipment at Dean Bank Park. Confusion was expressed as to whether work on the Park could be carried out at the same time as the Ferryhill Sports facility and whether a technical study would need to be carried out. It was suggested that contact be made again with the Town Council to clarify the proposals of introducing the play equipment.

AF(2)14/07

DATE OF NEXT MEETING

6th November, 2007 at 6.30 p.m. at West Cornforth Community Centre.

ACCESS TO INFORMATION

Any person wishing to exercise the right of inspection, etc., in relation to these Minutes and associated papers should contact Miss. S. Billingham, Tel 01388 816166 Ext 4240, sbillingham@sedgefield.gov.uk

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Item 5

REPORT TO AREA 2 FORUM

6 NOVEMBER 2007

**REPORT OF THE ACTING
BUILDING CONTROL MANAGER**

NAMING OF DEVELOPMENT

LAND AT CHURCH LANE, FERRYHILL – BESPOKE HOMES (NE) LTD

The above-mentioned site comprising five terraced dwellings has commenced and requires an official street name and numbers. Having regard to the layout of the site, only one street name is required.

The developer has made no suggestions. Ferryhill Town Council and appropriate Ward Councillors were consulted with the following suggestions forwarded to date:

Town Council

Gaiety – The site was formerly the Gaiety Cinema.

Joseph Chaplin – Long serving Town Councillor who had connections with Ferryhill Town Brass Band and was brother to local author Sid Chaplin recently deceased.

James Young – Long serving Town Councillor and Secretary of Ferryhill Station Workingmens Club also recently deceased

Councillor Higgin

St. Luke – The development is adjacent St. Lukes Church

Officer

Clovelly – Street name used prior to Church Lane taken from historical map of Ferryhill circa 1950s

Unless the members of the Forum would wish to suggest an alternative name, it is felt appropriate that one of the above names be recommended.

Background Papers

TOWN IMPROVEMENT CLAUSES ACT 1847
DEPARTMENT OF TRANSPORT Circular 3/93

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Item 6

AREA 2 FORUM

6th November 2007

Report of Assistant Chief Executive

Sedgefield Borough Local Improvement Programme

Application - Dean Bank and Ferryhill Literary Institute – Improvements to the Community Centre.

This report highlights a Local Improvement Programme (LIP) application submitted to and initially appraised by the Strategy and Regeneration Section. The report provides information to the Area 2 Forum for their consideration and comments, which will be used to further develop the project proposal prior to it being taken through Sedgefield Borough Council's decision-making process.

The Area 2 Forum has been allocated £836,000 of LIP capital resources between 2006 and 2009. A total of £278,700 has been allocated to the year 2007/08. A number of projects have been supported to the value of £249,855, and there is some additional under-spend resulting from last year, which will be available to the Area Forum for additional project activity.

Project Background

- **Name of Project:** Ferryhill – Community Education and Leisure
- **Name of Applicant:** Dean Bank & Ferryhill Literary Institute
- **Brief Description of Project:** The project aims to provide a 2 storey extension to provide a learning suite. This will involve the realignment of the public / emergency staircase. A total of 19.8 metres square additional space will be provided. The project will also create a raised stage in the main hall.
- **Requested from LIP:** £ 50,000 (36%)
- **Total Estimated Project Cost:** £139,322
- **What will the LIP be used for:** The re-alignment of the original staircase would release space allowing a new learning room to be developed. A raised stage in the main function room has been proposed to enhance the activities which currently take place in this room. In order to create the stage, it is necessary to move the current administrative office and remove an inner wall.
- **Impact of the Project:**
The applicant has stated that the current space available for this type of learning is insufficient to meet the demand of the area for learning. The project would create a learning suite which will provide a friendly learning environment away from the classroom atmosphere and a

crèche facility. The project will also provide a raised stage in the main function room. This room attracts heavy usage already and requests have been made from the current users for a raised stage area to give audiences a better view of presentations and entertainment.

- **Evidence of need and community support:**
The applicant has outlined that the project was mainly developed as a result of local knowledge. The trustees and management committee are all community voluntary workers heavily involved in community work – the applicant has indicated that this has given them an insight into what is lacking in Ferryhill. An article has been published in the Ferryhill Chapter inviting people onto various new courses including IT courses, First Aid, Food Hygiene and The Digital Camera / Computer course. The response was good with 57 people requesting further education. These courses are now being provided within the existing accommodation.
- **Value for money and Revenue implications:**
The applicant has applied for £50,000, which is 36% of the total project costs. £50,000 of their own funding will be put into the project and they are applying to CISWO and Durham County Council's Supplementary Grant fund for the remaining £39,322. The applicant has indicated that the future revenue costs will be funded by income from room hire charges although the details of this are still to be confirmed. The Strategy & Regeneration Division will work with the applicant to identify other opportunities for additional 'match funding' to be brought into the project. All elements of the project will go out to tender if the project is approved by all funders.
- **Additional Comments**
Following the initial appraisal of the project, there are a number of issues to be addressed regarding this project. An envisaged programme of use for the new learning suite is yet to be provided. An IT suite currently exists in the same area of the building which is currently not being utilised due to lack of equipment. The activities which have been identified to demonstrate the need for the new area are now being provided within the existing accommodation of the building. We would therefore need to fully establish the added value of the project before it could be progressed further. With regard to the consultation undertaken to date, the Strategy and Regeneration section will work with the applicant to clearly establish how the group have taken into account public views in the project.

Subject to discussion and agreement by the Area Forum to progress the project, the Strategy & Regeneration Division will work with the applicant to resolve the above issues, and clarify any additional points raised through the Area Forum process.

Recommendation from the Strategy and Regeneration Section:

That the Area Forum considers:

- The project proposal and how it will meet the priority needs of the Area 2 locality.

Material considerations:

Other applications received from Area 2:

In taking the above decision the Area Forum is requested to consider the implication of the funding level requested against the following projects that have been received for future determination by the Forum.

Applications approved by Sedgefield Borough Council to date;

• West Cornforth Number 66 Project Works Completed and Grant claimed.	£64,400 approved
• Chilton Environmental Improvements Works ongoing, still to claim grant.	£93,455 approved
• Ferryhill LADDER Centre Technical Study Under development, still to claim grant.	£6,170 approved
• Ferryhill Sports Facility Technical Study Study due for completion end Nov 07.	£10,000 approved
• Mainsforth Community Centre Approved 25 th October 2007	£75,830 Approved
Total	£249,855

Applications under development

- Duncombe Heritage Centre Development – Ferryhill.
Estimated project costs £200,000. LIP grant requested approximately £100,000. A more detailed project proposal is still being developed with the History Society and the Town Council.
- West Cornforth Community Centre LIP grant requested approximately £90,000. Approval by Area Forum awaiting decisions on matched funding.

Applications to be discussed at the next Area Forum – 18th December 2007

- Ferryhill Sports Facility Technical Study – Update on the work of the consultants. Study due for completion end Nov 07.

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