

CABINET

Thursday, 27 October 2005

10.00 a.m.

Conference Room 1,
Council Offices,
Spennymoor

AGENDA and REPORTS

AGENDA

1. APOLOGIES

2. DECLARATIONS OF INTEREST

To notify the Chairman of any items that appear 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 29th September 2005. (Pages 1 - 6)

KEY DECISION

REGENERATION PORTFOLIO

4. REGENERATION SERVICES CAPITAL PROGRAMME 2005/06

Report of Head of Strategy and Regeneration. (Pages 7 - 18)

MINUTES

5. AREA FORUMS

To consider the minutes of the following:

- (a) Area 2 Forum - 6th September 2005 (Pages 19 - 22)
- (b) Area 3 Forum - 14th September 2005 (Pages 23 - 26)
- (c) Area 4 Forum - 20th September 2005 (Pages 27 - 30)
- (d) Area 5 Forum - 27th September 2005 (Pages 31 - 36)

6. OVERVIEW AND SCRUTINY COMMITTEES

To consider the minutes of the following meetings:

- (a) Overview and Scrutiny Committee 3 - 27th September 2005 (Pages 37 - 42)
- (b) Overview & Scrutiny Committee 1 - 4th October 2005 (Pages 43 - 44)
- (c) Overview & Scrutiny Committee 1 - 11th October 2005 (Pages 45 - 48)

EXEMPT INFORMATION

The following item is not for publication by virtue of Paragraphs 7 and 9 of Part 1 of Schedule 12 A of the Local Government Act 1972. As such it is envisaged that an appropriate resolution will be passed at the meeting to exclude the press and public.

OTHER DECISION

REGENERATION PORTFOLIO

7. ASSET MANAGEMENT - LAND SALE AT TRIMDON GRANGE INDUSTRIAL ESTATE, TRIMDON GRANGE

Joint report of Head of Strategy and Regeneration and Director of Resources.
(Pages 49 - 52)

8. ANY OTHER BUSINESS

Lead Members are requested to inform the Chief Executive Officer or the Head of Democratic Services of any items they might wish to raise under this heading by no later than 12 noon on the day preceding the meeting. This will enable the Officers in consultation with the Chairman to determine whether consideration of the matter by the Cabinet is appropriate.

N. Vaulks
Chief Executive Officer

Council Offices
SPENNYMOOR
19th October 2005

Councillor R.S. Fleming (Chairman)

Councillors Mrs. A.M. Armstrong, Mrs. B. Graham, A. Hodgson, M. Iveson, D.A. Newell, K. Noble, J. Robinson J.P and W. Waters

ACCESS TO INFORMATION

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

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Item 3

SEDGEFIELD BOROUGH COUNCIL CABINET

Conference Room 1,
Council Offices,
Spennymoor

Thursday,
29 September 2005

Time: 10.00 a.m.

Present: Councillor R.S. Fleming (Chairman) and
Councillors Mrs. B. Graham, A. Hodgson, D.A. Newell, K. Noble,
J. Robinson J.P and W. Waters

In Attendance: Councillors W.M. Blenkinsopp, Mrs. B.A. Clare, Mrs. J. Croft, V. Crosby,
D.M. Hancock, J.G. Huntington, J.M. Khan, B. Meek, G. Morgan,
Mrs. E.M. Paylor, A. Smith, T. Ward and J. Wayman J.P

Apologies: Councillors Mrs. A.M. Armstrong and M. Iveson

CAB.62/05 DECLARATIONS OF INTEREST

It was noted that Councillor A. Hodgson would be declaring a personal interest in Item 10 – Review of Printing Services as he was a member of the Employment Issues Panel.

CAB.63/05 MINUTES

The Minutes of the meeting held on 15th September 2005 were confirmed as correct record and signed by the Chairman.

CAB.64/05 FEASIBILITY STUDY ARTS RESOURCE - SPENNYMOOR LEISURE CENTRE (KEY DECISION)

Consideration was given to a report regarding the above. (For copy see file of Minutes).

It was explained that in July 2005 Arts UK had been commissioned, with the financial support of the Arts Council of England, to establish whether there was a need for an Arts Resource within the Borough and if there was, how would such a resource be placed within the arts community and add value to the existing leisure centre accommodation.

Members noted that the feasibility study found that local people were supportive of and wanted an Arts Resource, and there were areas within Spennymoor Leisure Centre that could be developed into an Arts Resource, at reasonable cost. The study also highlighted that the Arts Resource should not rely on ticket or other trading income. It should aim to offer participatory education, arts development and training as its main thrust. The study identified three costed options for investing in an Arts Resource, which ranged from £155,000 to £800,000. Details of the scope of the work were included in Appendix 1 to the report.

It was proposed that a second stage study was required to provide more details of cost, design and structural issues, mechanical and electrical considerations and definitive resource implications. The work, which would serve as evidence for submission for possible external lottery funding, was estimated at £20,000, however partnership funding of £5,000 could be available.

- RESOLVED:*
- (1) That the findings of the feasibility study be noted.*
 - (2) That more detailed work be commissioned which would serve as evidence for submission for possible external lottery funding.*
 - (3) That a sum of £15,000 be allocated from Borough Council contingencies to move the feasibility study onto the second stage of the development.*

CAB.65/05 VIEW: SHAPING THE NORTH EAST: REGIONAL SPATIAL STRATEGY SUBMISSION DRAFT

The Lead Member for Regeneration presented a report seeking approval of the statement attached at Appendix 1 to the report as the formal response of the Council to the North East Assembly's consultation on the Submission Draft Regional Spatial Strategy (RSS). (For copy see file of Minutes).

It was explained that the Submission Draft Regional Spatial Strategy set out a long term strategy for the spatial development in the North East to 2021. Once approved, the strategy would form part of the statutory development plan for the Borough.

It was pointed out that the Council had made comments at the consultation draft stage of the strategy on the introduction of City Regions, the development potential at NetPark, the need to provide for a stable population and ensure that the planned housing market restructure programmes were recognised and promoted.

Members' attention was drawn to Appendix 1, which detailed the Council's proposed response to the Submission Draft. The statement focused on the Tees Valley City Region, housing provision and employment issues.

- RESOLVED:* *That the statement at Appendix 1 to the report on the Submission Draft Regional Spatial Strategy be approved as Sedgefield Borough Council's formal response to the North East Assembly's consultation.*

CAB.66/05 SPEND ANALYSIS PROJECT

Consideration was given to a report setting out details of the proposed Spend Analysis project that was to be carried out to examine the procurement spend throughout the Council. (For copy see file of Minutes).

It was explained the procurement had a huge part to play throughout all elements of the new CPA process and was specifically targeted in the CPA framework. Procurement was an underpinning component of both the Corporate Assessment and the Use of Resources areas and was likely to form an element of the Direction of Travel Assessment.

It was therefore proposed that a Spend Analysis project should be undertaken to assist in the preparation for CPA. The project would identify what was strategic spend (long term investments or contracts) and what was practical (responsive buying to meet an immediate requirement). It would define what mechanisms were in place or needed to be established to encourage and enforce the use of corporate contracts.

RESOLVED: That the Spend Analysis project and the Project Organisation Structure at Appendix 1 to the report be approved.

CAB.67/05 OCCUPATIONAL HEALTH SAFETY MANAGEMENT STRATEGY AND SYSTEM

Consideration was given to a report regarding the above. (For copy see file of Minutes).

It was explained that the report set out details of and proposed the introduction of an Occupational Health and Safety Management Strategy and System to promote health, safety and welfare, which would become the fundamental cornerstones of all the Council's occupational and safety activities and processes.

It was noted that the management system would provide the framework for managing occupational health and safety responsibilities and was based on the Health and Safety Executive HSG65 (Successful Health and Safety Management) and other internationally recognised standards that measure performance and ensure the achievement of continuous improvements and compliance with existing and future legislation.

RESOLVED: That the following be approved:

- a) The Occupational Health and Safety Management System and Strategy (Appendix 1) as the basis for a structured approach for introducing and managing occupational health, safety and welfare across the Council.*
- b) The existing baseline position reflected in the Gap Analysis Improvement Action Plan (Appendix 3).*
- c) The proposed Occupational Health and Safety Hierarchical Communication System at Appendix 4.*
- d) The proposed Future Occupational Health and Safety Work Programme (Appendix 5) which specifically identifies the key actions necessary for progressing the occupational management system and improving the public's health and safety.*

e) *The proposed reporting arrangements (Appendix 6).*

CAB.68/05 OVERVIEW AND SCRUTINY COMMITTEE 1

Consideration was given to the minutes of the meetings of Overview and Scrutiny Committee 1 held on 30th August and 6th September 2005 (For copy see file of Minutes).

RESOLVED: That the Committee's recommendations be noted and appropriate action be taken.

CAB.69/05 AREA 1 FORUM

Consideration was given to the minutes of the meeting held on 5th September 2005. (For copy see file of Minutes).

With regard to Minute AF(1)8 /05 specific reference was made to the length of time taken by the Council to remove graffiti from a garage in Spennymoor. It was reported that graffiti had been removed from the premises on 9th September 2005.

RESOLVED: That the report be received.

EXCLUSION OF PRESS AND PUBLIC

RESOLVED: That in accordance with Section 100 (a) (4) of the Local Government Act 1972 the press and public be excluded from the meeting for the following items of business on the grounds that they may involve the likely disclosure of exempt information defined in paragraphs 1,7, 8 and 9 of Schedule 12a of the Act.

CAB.70/05 PLANNING DELIVERY GRANT 2005/06

Consideration was given to a report detailing proposals regarding the use of Planning Delivery Grant to enable the Council to fulfil the requirements of Public Sector Agreement 6, which involved the completion of Local Development Frameworks by 2006, the implementation of ePlanning and performance at or above Best Value targets for Development Control by 2006. (For copy see file of Minutes)

RESOLVED: That the recommendations detailed in the report be adopted.

N.B. In accordance with Section 81 of the Local Government Act 2000 and the Members' Code of Conduct, Councillor A. Hodgson declared a personal interest in the following item and remained in the meeting.

CAB.71/05 REVIEW OF PRINTING SERVICES (KEY DECISION)

Consideration was given to a report setting out the findings of a recent procurement review of printing services within the Council (For copy see file of Minutes).

It was explained that the review had examined various options for procuring printing services and presented a series of options for consideration.

RESOLVED: That the recommendations detailed in the report be adopted.

CAB.72/05 ASSET MANAGEMENT - LAND SALE AT DEAN AND CHAPTER INDUSTRIAL ESTATE, FERRYHILL

Consideration was given to a report seeking approval to sell 0.12 ha of land at Dean and Chapter Industrial Estate, Ferryhill (For copy see file of Minutes)

RESOLVED: That the recommendation detailed in the report be adopted.

The Chief Executive Officer left the meeting.

CAB.73/05 EMPLOYMENT ISSUES PANEL

Consideration was given to the minutes of the meeting of the Employment Issues Panel held on 9th September 2005 (For copy see file of Minutes).

RESOLVED: That the report be noted.

Published on 30th September 2005

The key decisions contained in these Minutes will be implemented on Monday 10th October 2005, five working days after the date of publication unless they are called in five members of the relevant Overview and Scrutiny Committee in accordance with the call in procedure rule.

ACCESS TO INFORMATION

Any person wishing to exercise the right of inspection, etc., in relation to these Minutes and associated papers should contact Gillian Garrigan, on Spennymoor 816166 Ext 4240

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Item 4

KEY DECISION

REPORT TO CABINET

27 October 2005

Report of Head of Strategy and Regeneration

Portfolio: Regeneration.

REGENERATION SERVICES CAPITAL PROGRAMME 2005/06

1 SUMMARY

- 1.1 The Cabinet in February agreed a target spending figure for the Regeneration Services Capital Programme of £400,000. With a number of expenditure commitments carried forward from 2004/05 valued at £494,300 the planned total budget for 2005/06 is £894,300.
- 1.2 This report seeks approval for key areas of activity to be undertaken in line with the Cabinet's agreed Statement of Key Issues and Priorities for the Regeneration Service as detailed in the Corporate Plan and the Corporate Capital Strategy. It also takes account of the Council's approved Local Neighbourhood Renewal Strategy and Community Strategy.
- 1.3 Under the planned Programme investment is prioritised towards supporting the improvement of Spennymoor town centre, environmental and social conditions in identified neighbourhoods facing the greatest levels of disadvantage and the maintenance of an attractive supply of land and premises suitable for accommodating start up business, small and medium sized enterprises and inward employment generating investment projects.
- 1.4 In bringing the Programme forward many of the schemes will be undertaken in partnership with other organisations or by utilising the Council's resources alongside externally secured funding.

2 RECOMMENDATIONS

- 2.1 That the Cabinet:
 1. Approves the strategy set out in the report to govern the implementation of the Regeneration Services Capital Programme 2005/06.

3. **PROPOSED PROGRAMME 2005/06**

3.1 In the preparation of the Programme account has been taken of the Cabinet's agreed Statement of Key Issues and Priorities for the Regeneration Service as detailed in the Corporate Plan and the Corporate Capital Strategy. Account has also been taken of the Council's approved Local Neighbourhood Renewal Strategy and Community Strategy. Accordingly it is proposed that the Service's capital resources should be directed towards enhancing the economic, environmental, physical and social well being of the Borough with priority focused on:

- a) Supporting the improvement of Spennymoor town centre as a major centre and a focus for economic activity, service provision and community facilities.
- b) Improvement of those neighbourhoods and communities facing the greatest levels of disadvantage in line with the Borough's Community Strategy, Local Neighbourhood Renewal Strategy and the Index of Deprivation 2004. (i.e. the Western Area of Newton Aycliffe, Shildon, the Coalfield Communities of West Cornforth and the Trimdons, and the older housing areas within Ferryhill and Chilton).
- c) The maintenance of the supply of land and premises suitable to accommodate business development projects ranging from business start ups through to company expansions and inward investment projects.
- d) Safeguarding the built and natural environment of the Borough's towns, villages and supporting opportunities to improve access to, and the management and enhancement of countryside sites and other open land areas, in terms of biodiversity and landscape quality.

3.2 In line with the above priority actions a schedule of proposed schemes with indicative budgets is detailed at Appendix 1.

Town Centres Improvements

3.3 In accordance with the report on the Spennymoor Town Centre Improvement Programme agreed by Cabinet in December 2003, further works will be advanced as part of the One North East funded County Durham Economic Development Partnership's Major Centres Renaissance Programme. Through the Sub Regional Partnership One North East have approved the Council's major centre proposals for Spennymoor with a grant of almost £2.2m. This is subject to a number of conditions regarding the submission of detailed costed proposals for works planned in the latter part of the programme, but will support a total expenditure package for the Town Centre of £1,381,050 in 2005/06, as part of an overall five year programme of £3,415,850. The Council's contribution is of £130,000 in 2005/06 along with support from Durham County Council (£90,000) and Spennymoor Town Council (£50,000) will principally support the One NorthEast funding offer of £1,010,711.

3.4 The purpose of the programme is to help improve the vitality, viability and competitiveness of Spennymoor town centre as a location of commercial activity, economic investment and community life. This accords with the Council's corporate strategy – Improving Towns Villages and the Countryside and as set out in the

Newton Aycliffe and Spennymoor Town Centres Study Action Plan. The planned works will comprise:

- a) Implementation of a further phase of public realm comprising improvements to the Eastern Gateway to facilitate pedestrian movements in and around the town centre and following discussions with the New owners of Festival Walk, providing enhanced links between the main retail units and the Festival Walk development. This will follow on from the 2004/05 phase three scheme to improve the appearance of the western gateway into the town centre and the High Street. A series of Gateway and public arts features will also be incorporated into the remaining phases of works during 2005/06. These planned works were detailed in the December 2003 Cabinet Report (at Annex 2).
- b) Public realm works associated with the improvement of the Festival Walk development and adjacent areas including access arrangements; and completion of the design stages for the improvement of the eastern gateway into the town centre.
- c) The revitalisation and re-launch of the Shop Improvement Grant Scheme has generated a great deal of interest a number of applications are currently being progressed following the relaunch of the scheme last year. The main focus of the scheme will be on improving the appearance of certain key buildings as well as building groups within the centre that have a particular impact on the street scene.

3.5 Complementing these actions will be other planned investments associated with the extension of Spennymoor Leisure Centre (approx £1.6m) and the Primary Care Trust's LIFT Project (approx £3.4m). Close working arrangements will also be maintained with the Spennymoor Town Centre Forum and the new owners of the Festival Walk development in the advancement of specific schemes forming part of the overall programme.

3.6 A small fund has also been introduced to support environmental enhancement works in other centres. It is planned to afford initial priority to the appearance of Council owned car-parking areas in Newton Aycliffe along Greenwell Road and Church Row Ferryhill..

Area Neighbourhood Renewal

3.7 Under this theme attention is to be focused on actions to improve environmental and social conditions in the Borough's most disadvantaged neighbourhoods. This reflects activity prioritised within the Borough's two current SRB Programmes (Spennymoor and Newton Aycliffe; and Ferryhill, Chilton and the adjacent coalfield communities respectively), and the Borough's Local Neighbourhood Renewal Strategy. The major schemes for 2004/05 include:

3.8 **Ferryhill** – As approved by Cabinet in December 2003, a continuation of the implementation of environmental improvement schemes to support neighbourhood renewal in the Dean Bank and Ferryhill Station areas. The planned schemes will assist to sustain these areas as viable residential neighbourhoods. The works will be supported with Neighbourhood Renewal Fund and SRB grant assistance. Specific planned works include:

- a) Continuation of the Environmental Routeway Improvement scheme for the Dean Bank Area concentrated along Merrington Road.
- b) Continuation of works in the vicinity of the former Praxis Clothing Factory site to the rear of Haigh Terrace to support the improvement of the area to complement the development of the Ferryhill and Chilton Sure Start Programme Family Centre and to increase the attractiveness for housing development of the former Praxis Factory site in accordance with the approved Planning and Regeneration Statement for the site.
- c) Further works as part of the Ferryhill Station Routeway scheme. Key actions will works to the proposed cleared housing sites at Chapel Row and the 'Rows Area' to the rear. Implementation of this environmental improvement scheme will be dependant on the outcome of a Compulsory Puchase Order Inquiry into the acquisition by the Council of a number privately owned houses.

3.9 **Chilton** - The Chilton Partnership is currently working with the Council and Durham County Council to develop an environmental improvement routeway scheme along the A167 within the village with the support of SRB6 resources and the County Council's Urban Renaissance Programme. The development of this scheme follows on from the start of work on the new Chilton Bypass. Consultation events around the routeway scheme are planned for this summer with implementation over a three year period from early 2005. It is anticipated that a small contribution from the Council to initiate works will be required in 2005/06 alongside the SRB6 contribution.

3.10 **Newton Aycliffe** – preparation of proposals to assist in implementing the outcomes from the West Ward Area Community Appraisal and Masterplan study to assist the Council in the active implementation of the agreed Neighbourhood Management initiative for the area. This will comprise the implementation of an environmental strategy to improve the residential environment and public realm areas of West Ward. Suggested proposals from the Study include the improvement of the setting of properties, removal of garage blocks, and the improvement of the pedestrian network.

3.11 **Trimdon** – An evaluation of further works to facilitate the improvement of the Church Street Shopping Area in Trimdon Village in connection with the recent provision of a new retail unit and replacement library.

Community Initiatives

3.12 Actions under this measure are intended to secure a partnership-based approach to achieve local community environmental improvements promoted by local community partnerships, town and parish councils as well as groups such as resident associations. Funding within the initiative would be available for local groups to access so as to match fund with locally raised resources and other sources such as the lottery funds and to support improvements to Council owned land.

- 3.13 It is planned that an initial budget provision would be maintained in subsequent years at a level able to support a limited number of individual schemes in any one year. Key criteria for a scheme being advanced would be its contribution towards the key objectives for the Regeneration Services Portfolio and evidence of local community engagement. The Council's Area Forums would be actively engaged in consultations on potential schemes in their locality. A further report on the operation of the scheme will be presented in November

Countryside Management

- 3.14 Initiatives are to be directed towards enhancing the environmental quality and access to the Borough's urban fringe and countryside areas. Planned proposals for 2005/06 include a Whitworth Park Landscape Improvements scheme as part of the English Nature funded Mineral Valleys Project. Under this regional scheme the Council has been awarded funds to implement various improvements within the Whitworth Park area to the west of Spennymoor. Planned improvements include landscape works, surfacing of public footpath routes and the improvement of bridleways so as to enable improved access to this historic landscape area and the installation of interpretation panels. The initiative is expected to extend over two financial years and English Nature's contribution will be around 70% of the total scheme costs of approximately £80,000, with the Council contributing £25,000. The majority of the expenditure will however fall into 2005/06
- 3.15 A further scheme has been developed to provide a Local Nature Reserve at Ferryhill Carrs. This scheme aims to enhance access into the site and will include the construction of new pathways to link into existing routes and measures to ease maintenance arrangements across the site. The total cost of the scheme is identified as £80,000, with an application for Aggregates Levy Sustainability Fund seeking to provide 75% of the scheme costs.

Other Items

- 3.16 Provision is also made in the planned programme for a **Conservation Area Improvement** scheme at West Cornforth, the promotion of schemes linked to **Sustainable Transport** in the Borough's Main Centres in connection with the County Durham Local Transport Plan (e.g. cycling, safe routes to schools, environmental improvement measures in areas with intrusive levels of traffic), implementation of the **Local Plan** and to support **ICT connectivity** to maximise the potential of the proposed ICT County Durham Broadband Network for community access.

Economic Development Schemes

- 3.17 Activity in respect to Economic Development will be targeted towards the following schemes:

a) **Aycliffe Industrial Park**

A proposal is being advanced to address as a priority under the County Durham Economic Development Single Programme the improvement of the operational and environmental conditions of the County's key employment location.

Aycliffe Industrial Estate has been identified through the County Durham Sites & Premises Study and by the County Durham Economic Partnership as a key location for such attention and a scheme of around £1,510,000 for the period to up to March 2008 has been developed using Single Programme assistance alongside private sector contributions. The principal aim is to ensure that Aycliffe

Industrial Park remains a key employment location, providing the environment needed for modern business to grow and develop.

Improvements works will include signage, environmental / landscaping improvements, entrance features, public art, and building enhancements. The Economic Development section is also working with a private property company to support the demolition of the derelict former Hoesch Woodhead building, which will release a 2.025Ha site for redevelopment. The envisaged net contribution from the Council will be £400,000 over this three-year period, including £134,000 allocated from the 2005/6 budget.

b) Heighington Lane West

Cabinet in February 2003 agreed the commitment of £100,000 of expenditure towards the planned infrastructure works for the Heighington Lane West site, with an initial £50,000 being met from the 2002/03 Programme and a further £50,000 falling into 2004/05. The purpose of the scheme is to sub divide the site into 3-4 large development plots. The planned works will include the construction of a spur road, improvements to site drainage, the re-routing of public footpaths, development of site services, ecological works to safeguard local habitats and a comprehensive landscaping scheme.

Due to delays in the completion of an Ecology Study the SBC contribution of £50,000 was carried forward in to the 2005/6 financial year, along with £30,000 to fund the Ecology Study.

The scheme will also benefit from contributions from Durham County Council as well as the Single Programme and ERDF.

c) Green Lane Industrial Estate, Spennymoor

Arising from the contraction of the Black and Decker plant on the Green Lane Industrial Estate it was recognised that there was a need to undertake a study to consider the future strategic employment use of the site and it's positioning as one of the three major sites in the Borough alongside Aycliffe Industrial Park and NetPark. The Cabinet in February 2003 agreed to the joint commissioning of the Study with One NorthEast, and Durham County Council. The Development Options Study is now completed and includes a number of recommendations on how the site's land and premises offer as well as its highway connections and environmental appearance should be improved to fulfil its planned role as a strategic employment site.

For 2004/05 an initial scheme was envisaged of £180,000 funded through the Council and Durham County Council as joint owners and with Single Programme support to commence some of the estate improvement works recommended by the Study centred around improvements to signage; street lighting; footpaths and landscaping. The Council's contribution was to be £55,000.

Due to delays in securing Single Programme funding, this scheme will take place during 2005/6. The SBC contribution of £55, 000 has been carried forward to support its implementation.

In the medium to longer-term the Study also made ambitious proposals for the development of new, high quality light industrial and office buildings, in order to secure the long-term future of the site and strongly contribute to the wider economic regeneration of Spennymoor.

d) **Hackworth Industrial Estate**

A number of comments from companies on the Estate have been received regarding the environmental conditions. The Council's ownership interest is predominately associated with the landscaped amenity areas as opposed to industrial premises. A survey of the estate to ascertain the potential scope to undertake a scheme to improve environmental conditions and security arrangements is proposed in view of the concerns of companies and the fact that the initial works in establishing the Estate were undertaken some ten to twelve years ago and require some remedial attention.

It is envisaged that SBC will contribute £25,000 to support external environmental improvements to a significant former railway building on the estate, benefiting both existing tenants of the building and the wider business community. Consideration will also be given to the establishment of a Commercial Areas Improvement Grant Scheme for Hackworth Industrial Estate.

e) **Business Park Signage**

The scheme to be implemented during the 2005/6 financial year is designed to update and improve the content of the signage across the Borough's business parks in which SBC as units to let. The estimated cost of the scheme is £30,000.

f) **NetPark**

Netpark - a contribution of £30,000 towards the demolition costs of the Gables building and the North West Lodge arising from the Council's joint acquisition of the site with Durham County Council as agreed by Cabinet in March 2004.

g) **General Site Servicing**

Enable SBC to undertake improvements to the smaller industrial estates as required. Works could include signage as well as environmental and security improvements. Estimated spend during 2005/6 is £35,000.

4 **CONSULTATIONS**

4.1 In compiling the planned capital programme there has been no direct public consultation.

4.2 The Programme does however reflect activities to implement a number of Council approved strategies and policies that have been subject to some previous level of public consultation. Many of the project elements listed that are to be delivered utilising external sources of matched funding have been developed in the various regeneration partnerships in operation across the Borough.

5. **FINANCIAL IMPLICATIONS**

5.1 The planned expenditure for the programme is in accordance with the capital programme expenditure targets set for the Regeneration Services Capital

Programme by Council in February 2004 and the carry forward of resources from 2004/05 agreed with the Director of Resources.

- 5.2 The ability to attract external finance to support the Council's policy objectives and individual projects continues to be a significant factor. Attention will remain on maximising available resources by working in partnership with others and from other external sources.

6. **OTHER MATERIAL CONSIDERATIONS**

- 6.1 The proposals and planned actions outlined within this Report fit within the Council's approved Key Policy Framework. In particular, they support the delivery of the Council's four Key Aims to create a healthy, prosperous and attractive Borough with strong neighbourhoods, and accords with the Council's approved Local Neighbourhood Strategy and Community Strategy.
- 6.2 In the delivery of the programme due account will be given to factors of risk management, sustainability and social inclusion.

7. **OVERVIEW AND SCRUTINY IMPLICATIONS**

- 7.1 The Regeneration Services capital programme will be subject to the normal Overview and Scrutiny Arrangements.

8. **APPENDICES**

- 8.1 Appendix 1 – Regeneration Services Capital Programme 2005/06.

Contact Officer	Andy Palmer
Telephone Number	01388 816166 Ext. 4360
E-mail address	anpalmer@sedgefield.gov.uk

Wards: All wards in the Borough.

Key Decision Validation: Will involve expenditure of over £100,000 per year and significantly impact on more than two wards in the Borough.

Background Papers:

Spennymoor Town Centre Programme, Report to Cabinet, December 2003
Budget Framework 2004/05, Report to Council, February 2004.

Examination by Statutory Officers

	Yes	Not Applicable
1. The report has been examined by the Councils Head of the Paid Service or his representative	<input checked="" type="checkbox"/>	<input type="checkbox"/>
2. The content has been examined by the Councils S.151 Officer or his representative	<input checked="" type="checkbox"/>	<input type="checkbox"/>
3. The content has been examined by the Council's Monitoring Officer or his representative	<input checked="" type="checkbox"/>	<input type="checkbox"/>
4. The report has been approved by Management Team	<input checked="" type="checkbox"/>	<input type="checkbox"/>

Appendix 1

REGENERATION SERVICES CAPITAL PROGRAMME - 2004/05

Regeneration

Scheme	Carry Forward from 2004/05	2005/06 Resources	Total
Town Centre Improvements			
Spennymoor Public Realm Works	110,000	0	110,000
Spennymoor Shop Improvements	20,000	0	20,000
Other Town Centre Works	20,000	0	20,000
Sub Total	150,000	0	150,000
Area Neighbourhood Renewal			
Ferryhill			
Dean Bank Routeway	55,000	0	55,000
Haigh Street Improvements	0	20,000	20,000
Ferryhill Station Env Improvements	20,000	0	20,000
Chilton			
Chilton A176 Improvements	15,000	200,000	215,000
Newton Aycliffe			
Western Area Newton Aycliffe	50,000	0	50,000
Rural East			
Church Road Area, Trimdon	50,000	10,000	60,000
Community Initiatives			
Local Community Initiative Fund	100,000	0	100,000
Sub Total	290,000	230,000	520,000
Countryside Management			
Whitworth Park Minerals Valley Project	19,300	0	19,300
Ferryhill Carrs		20,000	20,000
Other Schemes		20,000	20,000
Sub Total	19,300	40,000	59,300
Other Schemes			
LTP Related Schemes	20,000	20,000	40,000
Cornforth Conservation Area	5,000	30,000	35,000
Sedgefield Conservation – Hardwick Arms	0	25,000	25,000
Other Schemes		25,000	25,000
Sub Total	25,000	100,000	125,000
Contingency Items/Other Schemes			
Town Centre Car Parks	10,000	10,000	20,000
Other Schemes		20,000	20,000
Sub Total	10,000	30,000	40,000
TOTAL REGENERATION	494,300	400,000	894,300

Regeneration - Economic Development

Economic Development			
Scheme	Carry Forward from 2004/5	2005/6 Resources	Total
Employment Sites Improvements			
Heighington Lane West	80,000		80,000
Aycliffe Industrial Park Site Improvements Programme		134,000	134,000
Hackworth Park	25,000		25,000
Green Lane Industrial Estate	53,800		53,800
NetPark		30,000	30,000
Business Park Signage		30,000	30,000
Sub Total	158,800	194,000	352,800
Other Works			
Chilton Compounds access road retention		1,000	1,000
General Site Servicing and other Works		5,000	5,000
Sub Total		6,000	6,000
TOTAL ECONOMIC DEVELOPMENT	158,800	200,000	358,800

Summary			
Regeneration	400,000	494,300	894,300
Regeneration - Economic Development	200,000	158,800	358,800
Programme Total	600,000	653,100	1,253,100

08/08/2005

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Item 5a

SEDGEFIELD BOROUGH COUNCIL AREA 2 FORUM

Ferryhill Leisure Centre

Tuesday,
6 September 2005

Time: 6.30 p.m.

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

Councillor B.F. Avery J.P	–	Sedgefield Borough Council
Councillor Mrs. K. Conroy	–	Sedgefield Borough Council
Councillor T.F. Forrest	–	Sedgefield Borough Council
Councillor J.E. Higgin	–	Sedgefield Borough Council
Councillor A. Hodgson	–	Sedgefield Borough Council
Councillor B. Meek	–	Sedgefield Borough Council
Councillor G. Morgan	–	Sedgefield Borough Council
Councillor D.A. Newell	–	Sedgefield Borough Council
Councillor R.A. Patchett	–	Sedgefield Borough Council
J. Allison	–	Chamber of Trade
Councillor Mrs. M. Errington	–	Chilton Town Council
Inspector A. Green	–	Durham Constabulary
Sergeant K. Vincent	–	Durham Constabulary
J. Weston	–	Dean Bank Residents Association
G. Weston	–	Dean Bank Residents Association
F. Gibson	–	Ferryhill Allotments Association
D. Watson	–	Ferryhill Allotments Association
Councillor Mrs.J. Bainbridge	–	Ferryhill Town Council
Councillor J. Chaplin	–	Ferryhill Town Council
J. Corrigan	–	Ferryhill Town Council
Councillor P. Craythorne	–	Ferryhill Town Council
Councillor A. Denton	–	Ferryhill Town Council
Councillor R. Greenwell	–	Ferryhill Town Council
Councillor B. Lamb	–	Ferryhill Town Council
Dr. A Learmonth	–	Sedgefield Primary Care Trust
B. Parker	–	Sedgefield Primary Care Trust
S. Slaughter	–	Sedgefield Primary Care Trust
C. Jewitt	–	The Northern Echo
M. Cox	–	Local Resident
R. Cox	–	Local Resident
B. Hope	–	Local Resident
B. Shephard	–	Local Resident

In Attendance G. Wood - Sedgefield Borough Council

Apologies: Councillor Ms. M. Predki - Sedgefield Borough Council

AF(2)7/05 DECLARATIONS OF INTEREST
Members had no interests to declare.

AF(2)8/05

MINUTES

The Minutes of the meeting held on 21st June, 2005 were confirmed as a correct record and signed by the Chairman.

AF(2)9/05

POLICE REPORT

Sergeant K. Vincent and Inspector A. Green were present at the meeting to give details of the crime figures and local initiatives for the area.

It was reported that the crime statistics for the area over the following months were: -

	<u>June:</u>	<u>July:</u>	<u>August:</u>
Dwelling house burglary	9	8	5
Burglary (other)	10	8	7
Assault	14	8	21
Theft of vehicle	6	4	2
Theft from vehicle	4	7	7
Theft - General	32	29	28
Drugs/Substance Misuse	4	1	3
Criminal Damage	50	31	45
Youths causing annoyance	60	73	133
Motorcycle complaints	12	32	33
Recorded Incidents	659	635	739
Total Arrests	68	58	71

Sergeant Vincent reported to the Forum that two Anti-Social Behaviour Orders had been issued in the Ferryhill area, which he believed had led to a noticeable reduction in anti-social behaviour in the area. The mobile CCTV unit was also continuing to be used successfully as a deterrent.

It was pointed out that Confidential Reporting Boxes had been ordered and placement sites identified. It was therefore anticipated the scheme would be implemented in the near future.

It was explained that a Pub Watch Scheme had recently been formed within the boundaries of Area 2, which engaged the publicans, the police and Sedgfield Borough Council.

Concern was expressed at the number of youths that were causing annoyance throughout Chilton. It was pointed out that many incidents had been reported to the police, however the problems continued to persist. Sergeant Vincent re-assured the Forum that the Police were aware of the problems and discussions had been held as to how to target them. The Beat Officer was also receiving support to target the problem areas.

Members of the Forum finally congratulated all who took part in the Miners Banner Parades as they had been successfully conducted and well attended.

SEDGEFIELD PRIMARY CARE TRUST

Dr A. Learmonth, Director of Public Health and Health Improvement and B. Parker, Project Manager for LIFT, were present at the meeting to provide an update on local health matters and performance figures. Copies of the Board papers for achieving patient access targets and baseline performance requirements were also distributed to the Forum. (For copy see file of Minutes).

Dr. Learmonth reported that the PCT had recently gained a three star rating from the Health Care Commission highlighting the progress made throughout the Trust.

Detailed discussion was held regarding the implementation of a 'testing provider service,' which would support Best Value within the Trust. It was hoped that a firm proposal would be made and a further report would be given to the Forum in the new year.

Reference was made to the Better Standards for Health document. It was pointed out that the document included twenty four core standards which were required to be met by March, 2006. It was explained that the standards had been broken up into the following sections: -

- Safety
- Clinical and cost-effectiveness
- Governance
- Patient focus
- Accessible and responsive care
- Care environment and amenities, and
- Public health

Members were informed that further information was available at the frequently held Patient and Public Involvement Forum.

B. Parker informed the Forum of the progress being made in respect of the development of a new Health Care Centre at Chilton.

He explained that outside consultants had been engaged to carry out a site feasibility study. The proposed site adjacent to Chilton Workingmen's Club was causing concern. It was pointed out that consideration was being given by the Club to selling the land to a developer. Members were informed that the land was still the preferred site and communication between the parties was ongoing, however, it was not the only site identified in the feasibility study. Members of the Forum were reassured that if the Club's land was sold to another developer, it would not result in the collapse of the project.

It was explained that a number of expressions of interest had been received from all health organisations within the area to take up residency within the Health Care Centre.

Members questioned whether the Town Council had been consulted on the development. The Forum was informed that it had been consulted.

It was reported that the action plan for the next few months was to complete the Feasibility Study, produce a Business Case/Plan, meet with all parties and finally meet with the community to consult on how the project was to be developed.

AF(2)11/05 CHURCH LANE CAR PARK, FERRYHILL

Consideration was given to a report of the Head of Strategy and Regeneration regarding the usage of the Church Lane Car Park. (For copy see file of Minutes).

G. Wood explained that the purpose of his attendance was to consult with the local community and reach conclusions as to how to approach and rectify the problems associated with the car park. He reassured the Forum that all points put forward would be taken back to enable the appropriate initiative to take place which all parties would be confident with.

Detailed discussion was held regarding the problems associated with the car park. With regard to methods of solving the problems the Members of the Forum made the following suggestions: -

- To lower the wall surrounding Church Lane car park.
- Implement a time limit on the market place car park.
- Employ a car park attendant to monitor all car parks.
- Implement long and short stay parking within the Market Place Car Park.
- Introduce CCTV.
- Leave the wall in its current state.

It was also suggested that police Architectural Liaison Officer should be consulted and invited to survey the area and make recommendations as to the most suitable approach to rectify the problem.

It was explained that all comments would be taken back to the Council and updates would be submitted to the Forum.

AF(2)12/05 DATE OF NEXT MEETING

1st November, 2005 at 6.30 p.m. at Chilton and Windlestone Community College.

Discussion was held regarding the change of venue. It was explained that as West Cornforth had missed its turn in the cycle, the meeting scheduled for 10th January 2006 would be held at the Community Centre, West Cornforth.

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

Item 5b

SEDGEFIELD BOROUGH COUNCIL AREA 3 FORUM

Community Centre,
Trimdon Colliery

Wednesday,
14 September 2005

Time: 7.00 p.m.

Present: Councillor T. Ward (Chairman) – Sedgefield Borough Council and

Councillor J. Burton	–	Sedgefield Borough Council
Councillor Mrs. L. Howvells	–	Sedgefield Borough Council
Councillor J. Robinson J.P	–	Sedgefield Borough Council
Councillor J. Wayman J.P	–	Sedgefield Borough Council
Sergeant B. O'Connor	-	Durham Constabulary
J. Irvine	-	Fishburn Parish Clerk
Mrs. F. Irvine	-	Fishburn Resident
P. Irving	-	Sedgefield PCT
Councillor Mrs. L. Goddard	-	Sedgefield Town Council
Councillor Mrs. M. Robinson	-	Sedgefield Town Council
Mrs. A. Oliver	-	Sedgefield Resident
Mrs. G. Norton	-	Trimdon Resident

Apologies:

D.R. Brown	–	Sedgefield Borough Council
K. Noble	–	Sedgefield Borough Council
Councillor Mrs S. Nicholson	–	Fishburn Parish Council
J. Parkinson	–	Mordon Parish Meeting
R. Clubley	–	Sedgefield Development Partnership
J. Bowles	–	Sedgefield Resident
G. Elliott	–	Trimdon Colliery Community Centre

AF(3)10/05 DECLARATIONS OF INTEREST
No declarations of interest were submitted.

AF(3)11/05 MINUTES
The Minutes of the meeting held on the 6th July 2005 were confirmed as a correct report and signed by the Chairman subject to reference being made to the Street Safe Initiative. (For copy see file of Minutes)

AF(3)12/05 POLICE REPORT
Sergeant B. O'Connor was present at the meeting to give details of the crime statistics in the area. It was reported that crime statistics were as follows:

Type of Crime	Sedgefield	Fishburn	Trimdon
Theft	8	4	4
Criminal Damage	10	7	10
Theft of Vehicle	1	0	0
Burglary (Dwelling)	1	0	3
Burglary (Other)	0	3	2
Assault	7	5	5
Total Incidents	23	19	26

Sergeant O'Connor explained that the total number of incidents had decreased.

With regard to assault it was explained that reporting procedures had been amended. This had resulted in very minor assaults being reported.

Reference was made to the Licensing Act 2003, which had come into force on 7th February 2005. It was reported that consultation took place with the police on all applications that were received.

Members were informed that a pub watch scheme had been set up in the Trimdon and Fishburn area. In response to a question raised by a member of the forum it was explained that communication could take place between Trimdon/Fishburn pub watch and Sedgfield pub watch.

The Forums attention was drawn to the fact that a beat officer had recently been appointed for the Trimdon area.

AF(3)13/05

SEDGFIELD PRIMARY CARE TRUST

P Irving was present at the meeting to update the Forum on all local health matters.

It was explained that since the last meeting the star rating for the PCT had been received. Sedgfield PCT had achieved 3 star status. It was pointed out that the PCT would now be working towards 'Better Standards for Health', a new assessment process that was based on 24 core standards.

The Director of Public Health's Annual Report 'The Health and Wellbeing of People in Sedgfield' had also been published.

Reference was made to the document 'Commissioning and Patient Lead NHS' which dealt with the proposed re-organisation of the NHS. The proposed re-organisation could include the merger of six PCT's - Durham and Chester-le-Street, Sedgfield, Easington, Durham Dales, Derwentside and Darlington - to form a County Durham and Darlington Trust.

It was hoped that the features of the smaller PCT's together with strong community leadership could be maintained throughout the restructure.

The Forum was given an update in relation to the Tees Review. It was explained that a joint committee had been established in relation to the DARZI review. A consultation document was also being prepared.

AF(3)14/05

COMMUNITY EMPOWERMENT NETWORK

Members were informed that an open meeting to discuss future development plans for the Community Empowerment Network would be held on the 23rd September 2005 at Mainsford Community Association.

Reference was also made to an event which had recently been held for the younger generation.

AF(3)15/05

DATE OF NEXT MEETING

Wednesday 9th November 2005 at Ceddesfeld Hall, Sedgefield

ACCESS TO INFORMATION

Any person wishing to exercise the right of inspection, etc., in relation to these Minutes and associated papers should contact Mrs. L. Walker Tel 01388 816166 ext 4237

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Item 5c

SEDGEFIELD BOROUGH COUNCIL AREA 4 FORUM

Hackworth Suite,
Shildon Sunnydale
Leisure Centre

Tuesday,
20 September 2005

Time: 6.30 p.m.

Present: Councillor D.M. Hancock (Chairman) – Sedgefield Borough Council and

Mrs L. Robson	–	County Durham and Darlington Acute Trust
Councillor V. Chapman	–	Durham County Council
Acting Inspector Ball	–	Durham Constabulary
Superintendent Summerbell	–	Durham Constabulary
Mrs M. Quigley	–	New Residents Association
Mrs A. Armstrong	–	Sedgefield Primary Care Trust
Mrs K. Vasey	–	Sedgefield Primary Care Trust
J. Burrows	–	Local Resident
M. Donovan	–	Local Resident
C. Hind	–	Local Resident
T. Robson	–	Local Resident
M. Thompson	–	Local Resident
P. Quinn	–	Local Resident

Apologies:

Councillor G.M.R. Howe	–	Sedgefield Borough Council
Councillor J.G. Huntington	–	Sedgefield Borough Council
Councillor J.M. Smith	–	Sedgefield Borough Council
Councillor	–	Sedgefield Borough Council
Mrs. I. Jackson Smith		
Councillor Mrs. L. Smith	–	Sedgefield Borough Council
Councillor H. Robinson	–	Eldon Parish Council
Mrs. C. Thompson	–	New Shildon Residents Association
Mrs. J. Johnson	–	Local Resident

AF(4)9/05 DECLARATIONS OF INTEREST
Members had no interests to declare.

AF(4)10/05 MINUTES
The minutes of the meeting held on 19th July 2005 were confirmed as a correct record and signed by the Chairman.

AF(4)11/05 POLICE REPORT
Inspector Ball and Superintendent Summerbell were present at the meeting to give details of crime statistics for the area.

It was reported that the crime statistics for the month of August were as outlined below: -

Recorded Incidents	415
Total Crime	87
Total Arrests	36
Total Violent Crime	34
Violence against Person	29
Burglary Dwelling	6
Burglary Other	1
Criminal Damage	32
Theft of vehicle	3
Thefts from Motor Vehicles	4
Shoplifting	0

Concern was raised regarding the persistent problems of anti social behaviour in the area of Jubilee Road and Coronation Avenue. Insp Ball explained that through police monitoring, he believed the problems were improving. He reassured Members of the Forum that work would continue until the Police were 'on top' of the problem.

The Chairman of the meeting made reference to the implementation of AXENIC, a joint initiative involving Sedgefield Borough Council and the Police. It was explained the operation had been successfully implemented in other areas of Shildon and it was suggested that it would be beneficial in targeting problematic areas.

Members of the Forum were of the opinion that a large proportion of the anti social behaviour in the area was stimulated through the intake of alcohol. It was acknowledged by the Police that there were problems associated with excessive and under age drinking.

The Forum noted that a number of steps had been taken by the Police in an attempt to manage the problem. 'On the spot' fixed penalty notices could be issued to the offender and the licensee, who had sold the alcohol. Discussions had also been held regarding the introduction of 'Night Safe' where owners of Off Licenses would be invited to join the existing 'Pub Watch' scheme in the attempt to reduce the number of alcohol related problems.

Superintendent Summerbell suggested that the use of victim statements could be introduced in reporting acts of anti social behaviour. It was pointed out that the more evidence that was collected, the better chance the Police had of convicting those responsible for causing disruptions and committing acts of anti social behaviour. It was agreed Superintendent Summerbell would look into the matter.

With regard to the Police Communications System, concerns were still being raised. Superintendent Summerbell explained that the activity of the system was monitored on a daily basis, however all comments/complaints mentioned at the meeting would be discussed with the relevant officers.

Specific reference was also made to the problems at West Road, Redworth Road and Weardale Street. Members of the Forum were

encouraged to continue to report incidents, which would result in problem areas being highlighted.

AF(4)12/05 SEDGFIELD PRIMARY CARE TRUST

L. Robson, Director of Nursing (County Durham and Darlington Acute Hospital) together with C. Vasey and A. Armstrong were present at the meeting to answer member's questions particularly in relation to Bishop Auckland Hospital.

L. Robson explained that through the DARZI Review, it had been suggested that health care services needed to be more rationalized, with major operations being moved to the larger hospitals. It was however pointed out that a number of minor operations would continue to take place at Bishop Auckland Hospital and a number of consultants were holding sessions there. Patients needing major surgery would be referred to one of the larger, specialised hospitals.

With regard to the publicity surrounding the closure of the ward 9, it was explained that the situation had been 'blown out of proportion.' It had been recognised that there were staffing problems, with a large number of nurses taking maternity leave, which would have left the ward understaffed. The decision, was therefore made to reduce the number of beds on the ward. Members of the Forum were reassured that there had been no intention of closing the ward.

Discussions were also held regarding the marketing and promotion of Bishop Auckland Hospital. It was felt that the hospital was portrayed within the community as lacking in services and standards were declining. It was therefore suggested the hospital needed to promote itself and change people's perceptions. L. Robson agreed to discuss the matter further.

**AF(4)13/05 QUESTIONS
NEW RESIDENTS ASSOCIATION**

Reference was made to letters that had been sent to New Residents Association regarding the removal of support from the Council. It was agreed the matter would be discussed with the relevant Council officer and information would be provided at a later date.

AF(4)14/05 DATE OF NEXT MEETING

15th November 2005 at 6.30pm in the Hackworth Suite, Shildon Sunnydale Leisure 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, Spennymoor 816166, Ext 4240

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Item 5d

SEDGEFIELD BOROUGH COUNCIL AREA 5 FORUM

Town Council
Offices, School Aycliffe Lane,
Newton Aycliffe

Tuesday, 27
September 2005

Time: 7.00 p.m.

Present: Councillor Mrs. A.M. Fleming (Chairman) – Sedgefield Borough Council
and

Councillor Mrs. B.A. Clare	–	Sedgefield Borough Council
Councillor Mrs. J. Croft	–	Sedgefield Borough Council
Councillor V. Crosby	–	Sedgefield Borough Council
Councillor R.S. Fleming	–	Sedgefield Borough Council
Councillor M.A. Dalton	–	Sedgefield Borough Council
Councillor G.C. Gray	–	Sedgefield Borough Council
Councillor B. Hall	–	Sedgefield Borough Council
Councillor M. Iveson	–	Sedgefield Borough Council
Councillor Mrs. E.M. Paylor	–	Sedgefield Borough Council
Councillor J.K. Piggott	–	Sedgefield Borough Council
Councillor Mrs. D. Bowman	-	Dales Residents Association
Councillor Mrs. S. Iveson	-	Durham County Council
Acting Inspector S. Ball	-	Durham Constabulary
Councillor C. Wheeler	-	Great Aycliffe Town Council
C. McCaughey	-	Sedgefield P.C.T.
J. Hillary	-	Sedgefield Borough Council Neighbourhood Warden

In

Attendance: Mrs. G. Garrigan

Apologies: Councillor W. M. Blenkinsopp - Sedgefield Borough Council
Councillor Mrs. J. Gray – Sedgefield Borough Council
Councillor K. Henderson – Sedgefield Borough Council
Councillor J.P. Moran – Sedgefield Borough Council
Councillor Mrs. M. Dalton – Great Aycliffe Town Council
Councillor Mrs. M. Gray – Great Aycliffe Town Council
Councillor A. Tomlin – Great Aycliffe Town Council
Mrs. A. Clarke – Sedgefield P.C.T.
N. Porter – Sedgefield P.C.T.

AF(5)6/05 MINUTES

The minutes of the meeting held on the 26th July 2005 were confirmed as a correct record and signed by the Chairman.

AF(5)7/05 POLICE REPORT

Acting Inspector Stephen Ball was present at the meeting to give details of crime statistics in the Newton Aycliffe area and answer Members questions.

The crime figures for the month of August were as follows:

Total crime	197
Violent Crime	51
Burglary	4
Burglary Other	0
Vehicle Crime	7
Vehicle Theft	5
Theft from vehicle	2
Total theft	54

It was pointed out that the average detection rate for the month of August was 31%. Violent crime had increased by 65% however this did not mean that violent crime on the street had increased by 65%, rather more incidents of domestic violence in the home were being reported.

With regard to rowdy nuisance behaviour, the following number of incidents had been reported:

Ward	May	June	July	August
Neville Simpasture Ward	15	9	14	12
Greenfield, Midridge Ward	26	32	15	18
Shafto St Marys Ward	56	47	10	41
West Ward	41	29	15	25
Woodham Ward	25	19	5	21

Members of the Forum expressed concern regarding the number of incidents in the Shafto St Marys ward in the month of August. Councillor. M . Iveson Lead Member for Community Safety for the Borough Council reported that he was not aware that anti-social behaviour was a problem in that ward and the Council had recently undertaken a clean up operation in the field adjacent to Woodham Comprehensive School. Acting Inspector Ball reported that he would analyse the incidents and report back.

Members of the Forum again expressed concern regarding the difficulties being encountered in contacting the Police by using the non-urgent telephone number. Acting Inspector Ball asked all those experiencing difficulties to make a note of the date and time of their calls so those details could be checked against the staffing of the Communication Centre at that particular time and the number of calls processed.

Members of the Forum were advised to dial 999 if they got no reply to the non-urgent number and they felt a quick response from the Police was required.

The Forum again requested that the Head of Communications, Durham Constabulary be invited to attend the next meeting of the Forum to discuss the communication problems.

SEDGEFIELD PCT - PROGRESS UPDATE

Charles McCaughey, Director of Primary Care Sedgefield PCT was present at the meeting to give a progress update.

It was reported that Primary Care Trusts across the country would be re-configured by October 2006 following the publication of the document 'Commissioning a Patient-Led NHS'. The Strategic Health Authority would make a recommendation to the Department of Health by 15th October 2005 on the future PCT configuration in County Durham. It was anticipated that a single Trust would be established for County Durham and Darlington. The decision on the probable structure would be made in December 2005, however there would be a process of consultation between December 2005 and February 2006.

It was reported that the Leaders and Chief Executive Officers of the District Councils within County Durham had met with David Flory, Chief Executive Officer of the new Strategic Health Authority to express their concerns regarding the proposal to have one PCT to cover such a large area. It was felt that health services were best provided on a locality basis, and there should be at least two PCTs established, at the very minimum. If that arrangement was not achieved, strong locality arrangements should be maintained.

Members of the Forum reported that they felt that the existing structure of PCTs in County Durham was working well and there was no need for change. Sedgefield PCT had obtained a 3 star rating and had made great improvements in the standards of care and clinical governance within the Borough.

Copies of Sedgefield PCT's Annual Report and Summary Financial Statements 2004/05 were available at the meeting for information. The Annual Report gave details of how local health services had improved in the past 12 months. It made particular reference to the development of Integrated Teams to promote improved information sharing amongst professionals, which resulted in a faster, safer service for patients.

Specific reference was also made to the Darzi Report on the future of Acute Hospital Services in Tees Valley. It was explained that the communities in Sedgefield Village, Trimdons and Fishburn tended to see Hartlepool Hospital or Stockton Hospital as their local hospital rather than Darlington Memorial or Bishop Auckland. Also South Tees Hospital Trust especially James Cooke acted as a specialist centre for all patients needing more specialist services in Sedgefield PCT.

The Forum noted that Sedgefield PCT was part of a joint committee of 6 PCTs that was responsible for the consultation process and the recommendations that would come from the Darzi Report. The Committee was preparing a consultation document that would allow local communities to comment on the Darzi proposals and influence the shape of future services.

AGREED

- 1. That the Forum is opposed to the proposed*

reduction of the number of PCTs in County Durham and wished to see at least two PCTs remaining and if that was not possible then locality arrangements based on the current configuration be established.

2. *That the Chairman of the Forum sends a letter to the Chief Executive of Sedgefield PCT congratulating him and his staff on achieving the 3 star rating, and the great improvements they have made in the standards of care and clinical governance within the Borough.*

AF(5)9/05

PROMOTION OF THE REGENERATION OF THE BOROUGH

The Chairman reported that she had recently attended a meeting of the Chairmen of the Area Forums with Andy Palmer Head of Strategy and Regeneration to discuss the implementation of a Local Improvement Programme through which a number of schemes would be advanced to support the provision of affordable housing or bring unused/under used land and buildings into more beneficial use.

It was explained that the Borough Council had received substantial receipts from the sale of land and had agreed to use resources to support activities that fell within the office of the Deputy Prime Ministers eligible expenditure definition of regeneration and affordable housing. It was noted that the money allocated to each Area Forum locality was based on the number of households within that locality,

Area 5 locality would receive:

£105,000 in 2005/06

£345,000 in 2006/07

£345,000 in 2007/08

£345,000 in 2008/09

It was reported that Area Forums along with Town and Parish Councils, community and voluntary sectors stakeholders would be invited to consider schemes that would be eligible for support under the programme. The final decision on which schemes would proceed would be made Sedgefield Borough Cabinet.

It was pointed out that a team of staff at Sedgefield Borough Council would be available to support the development of schemes, and it was agreed to invite Andy Palmer to attend a future meeting of the Forum to provide more details of the initiative.

Specific reference was also made to the substantial amount of money which would be available in 2005/06 and 2006/07 to support works to play areas within the Borough.

AF(5)10/05 DATE OF NEXT MEETING

Tuesday 29th November 2005 at 7.00pm at Great Aycliffe Town Council Offices.

ACCESS TO INFORMATION

Any person wishing to exercise the right of inspection, etc., in relation to these Minutes and associated papers should contact Liz North 01388 816166 ext 4237

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Item 6a

SEDGEFIELD BOROUGH COUNCIL OVERVIEW & SCRUTINY COMMITTEE 3

Conference Room , Council
Offices, Spennymoor

Tuesday, 27
September 2005

Time: 10.00 a.m.

Present: Councillor V. Crosby (Chairman) and

Councillors D.R. Brown, Mrs. B.A. Clare, G.C. Gray, M.T.B. Jones,
B.M. Ord, Mrs. C. Potts and Mrs. C. Sproat

In

Attendance: Councillors Mrs. K. Conroy, Mrs. J. Croft, A. Gray, B. Hall, D.M. Hancock,
K. Henderson, J.G. Huntington, J.M. Khan, G. Morgan, Mrs. E.M. Paylor,
and T. Ward

**Invited to
Attend** Councillor W Waters

Apologies: Councillors B.F. Avery J.P, Mrs. J. Gray, J.P. Moran, A. Smith and
Mrs. L. Smith

OSC(3)6/05 **DECLARATIONS OF INTEREST**
No declarations of interest were received.

OSC(3)7/05 **MINUTES**
The minutes of the meeting held on 12th July 2005 were confirmed as a
correct record and signed by the Chairman subject to Minute No OSC(3)
5/05 being amended to include reference to discussions which were held
in respect of watercourses and the risk of flooding in the Borough being
included on the Work Programme.. .

OSC(3)8/05 **LOCAL DEVELOPMENT FRAMEWORK KEY ISSUES PAPER**
Chris Myers, Forward Planning Manager was present at the meeting to
give a presentation in relation to the Key Issues Paper which was being
prepared for the Local Development Framework.

The Committee was informed that the presentation would cover key
planning events which had taken place , the Community Profile, the aims
and objectives of the Local Development Framework and the spatial
issues that required consideration.

The Forward Planning Manager explained that under the new Planning and Compulsory Purchase Act the Council was duty bound to prepare a Local Development Framework including a Spatial Strategy. The Committee was informed that as part of an informal consultation process, in relation to the Strategy formal consultations had been held earlier in the year with the Local Strategic Partnership and Town and Parish Councils to identify issues etc. In February 2005 a Sustainability Appraisal Workshop had also been held. Base line information had also been collected to inform the Key Issues paper.

A Community Profile, was also prepared which had identified a number of issues within the Borough, which needed to be addressed, including the increase in the elderly population, availability of affordability of housing, regeneration of town centres, car access and reliability on public transport.

The Committee was informed that within the Strategy five aims with related objectives had been identified which had been developed through consultation and the appraisal process. Those aims and objectives included:-

- **To enhance social inclusion and well being** by improving access to goods and services, encouraging wider community involvement in the planning process and encouraging healthier life styles.
- **To improve the quality of where people live** by improving areas of deprivation, improving community safety and reducing fear of crime, and maintaining the quality of landscape and design.
- **To reduce the impact of development on climate change** by supporting local transport systems and reducing the need to travel, promoting energy efficiency, minimising the risk of flooding and encouraging habitat creation.
- **To protect and enhance natural resources** by adopting a sequential approach to development and conserving and enhancing bio-diversity.
- **To encourage and support a competitive and diverse economy** by providing an opportunity for development of competitive and diverse economic based high quality employment opportunities and supporting vibrant town centres.

It was explained that a number of issues had been identified in the Strategy which needed to be addressed including:-

- Addressing housing market failure
- Securing high quality design for new development
- Addressing climate change
- New economic needs

The draft Strategy had been out for consultation to relevant stakeholders and interested parties from 25th July 2005 to 5th September 2005. However Members were still invited to submit written comments to the Forward Planning Manager for consideration in the next stage of the preparation.

During discussion of this item Members queried the following issues:-

A risk of flooding as a result of new housing development and the role of the Environment Agency.

High density housing and the use of brownfield land

Affordable housing – in particular the definition of affordable housing and development by Housing Associations for Social Housing

The condition of town centres and the need for regeneration

The decline of manufacturing industries and the role of Central Government

Tourism and in particular the approach to tourism within the county.

In respect of the risk of flooding and new housing development it was explained that the Environment Agency was a consultee for all planning applications relating to major housing development. The Forward Planning Manager was also in the process of preparing a strategic Flood Risk Assessment addressing the issues

Dealing with high density housing and the use of brownfield land for housing development sites, it was explained that the national target for use of brownfield land was 60%. It was noted that, as a result of the lack of available suitable brownfield sites, the target achieved within the Borough was likely to be only 30% . The Council would be unlikely to be able to meet the national target.

With regard to affordable housing it was explained that a site at Sedgefield village was to be developed with 25% 'affordable housing'. There was however no clear definition of affordable housing. In relation to the development of sites for social housing by Housing Association each site would be dealt with on their own merits with housing needs being taken into account

Dealing with issue of the need to regenerate town centres discussion was held regarding the poor condition of shopping centres in the Borough and the need for regeneration.

The issue of the effects of the decline of manufacturing industries on the region's economy the Committee considered should be dealt with as a national issue and taken up by central government.

In respect of the issue of tourism and the approach within the county it was explained that Overview and Scrutiny Committee 2 had set up a Review Group to look at the issues and would be reporting its findings to that Committee in the near future.

A query was also raised regarding the changes which had been included in the Regional Spatial Strategy since the original draft particularly in relation to housing numbers. It was explained that in terms of housing numbers these remained the same. The major change related to further allocation of land to the Net Park site at Sedgefield.

AGREED: That the queries raised by Members be considered by the Forward Planning Manager for inclusion in the Key Issues Paper.

OSC(3)9/05 CONSTITUTIONAL REVIEW - MEMBER INVOLVEMENT

Consideration was given to a report of the Solicitor to the Council and Monitoring Officer making proposals for arrangements to provide for the engagement of Members in the Council's processes for the review of the Constitution. (For copy see file of Minutes).

It was reported that it was necessary to monitor and review the Constitution to ensure that its aims and principles were given full effect. Any amendments to the Constitution were considered by the Chief Executive Officer and approved by the Council.

It was recognised however that there were occasions where Members could have a legitimate expectation to be engaged in reviewing certain areas of the Constitution e.g. rules of procedures at meetings and Overview and Scrutiny procedures.

The report proposed that:-

- That the work schedules of Overview and Scrutiny Committee annually include an item inviting Members to identify and submit proposals for changes to the Constitution.
- That the Chief Executive Officer be formally notified of such proposals.
- That the Chief Executive then convene a meeting of the Chairman of the Cabinet and Chairs of the Overview and Scrutiny Committee to discuss, consider and then formulate draft proposals for changes and amendments.

- That, if necessary, such proposals form part of a report by the Chief Executive to be submitted to the Council for formal approval.

General discussion took place in relation to the type of issues Members could raise regarding review of the Constitution.

A query was raised regarding the circulation of updated versions of the constitution. In response it was explained that the version on the Councils website was updated and could be accessed by all Members. An updated version would also be made available in each of the Members Rooms.

Members of the Committee raised a query regarding the timing for Overview and Scrutiny Committees to consider proposals for Constitutional Review. In response it was explained that this would be determined by each Overview and Scrutiny Committee.

RECOMMENDED : That the proposals be approved.

OSC(3)10/05 REGENERATION OF NEIGHBOURHOODS WITH OLDER PRIVATE SECTOR HOUSING

It was suggested that as the Chairman of the Review Group was unable to attend this meeting consideration of this item be deferred.

AGREED: That consideration of this item be deferred to a future meeting.

OSC(3)11/05 WORK PROGRAMME

Consideration was given to the Committee's work programme (For copy see file of Minutes)

It was explained that in respect of the Street Safe Initiative Review it was anticipated that the final report would be brought to the next meeting of the Committee.

An item was also to be included in the programme regarding the risk of flooding within the Borough. An appropriate Officer was to be invited to a future meeting.

Concern was also expressed regarding recycling skips and the frequency of emptying. It was suggested that an Officer from Neighbourhood Services Department be invited to attend the next meeting of the Committee.

AGREED: That the following items be included in the work programme:-

*Risk of flooding within the Borough
Recycling skips and frequency of emptying*

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Item 6b

SEDGEFIELD BOROUGH COUNCIL OVERVIEW & SCRUTINY COMMITTEE 1

Conference Room 1,
Council Offices,
Spennymoor

Tuesday,
4 October 2005

Time: 10.00 a.m.

Present: Councillor A. Gray (Chairman) and
Councillors Mrs. K. Conroy, D.M. Hancock, J.G. Huntington, J.M. Khan,
B. Meek, G. Morgan and K. Thompson

Invited to attend: Councillor R.S. Fleming

In Attendance: Councillors Mrs. B.A. Clare, V. Crosby, R.A. Patchett, Mrs. E.M. Paylor,
A. Smith and T. Ward

Observer with Chairman's Consent Councillor Mrs. B. Graham

Apologies: Councillors Mrs. A.M. Fleming, B. Hall, K. Henderson, J.M. Smith and
Mrs. I. Jackson Smith

OSC(1).19/05 DECLARATIONS OF INTEREST

Members had no declarations of interest to submit.

EXCLUSION OF PRESS AND PUBLIC

RESOLVED: That in accordance with Section 100(a)(4) of the Local Government Act 1972 the press and public be excluded from the meeting for the following items of business on the grounds that they may involve the likely disclosure of exempt information as defined in Paragraph 11 of Schedule 12a of the Act.

OSC(1).20/05 PAY AND GRADING REVIEW (JOB EVALUATION) UPDATE

Consideration was given to a report from the Chief Executive Officer and Director of Resources setting out the background to Job Evaluation, summarising the progress that had been made to date and outlining the timetable for the completion of the process and the implementation of a new pay and grading structure - subject to management/trade union consultations (for copy see File of Minutes).

Detailed discussion took place in relation to the following:

- Background to Job Evaluation
- Progress to date
- Formal consultations
- Resource implications
- Implementation timetable

Members noted the current timetable for the completion and implementation of the job evaluation exercise and expressed their disappointment with the slippage in the original Job Evaluation timetable.

RECOMMENDED: 1. *That Overview and Scrutiny Committee 1 be given the opportunity to consider the report on the outcome of Job Evaluation prior to Cabinet making a decision.*

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Item 6c

SEDGEFIELD BOROUGH COUNCIL OVERVIEW & SCRUTINY COMMITTEE 1

Conference Room 1,
Council Offices,
Spennymoor

Tuesday,
11 October 2005

Time: 10.00 a.m.

Present: Councillor A. Gray (Chairman) and
Councillors Mrs. K. Conroy, B. Hall, D.M. Hancock, J.M. Khan, B. Meek
and G. Morgan

In Attendance: Councillors Mrs. B.A. Clare, V. Crosby, J.P. Moran, Mrs. E.M. Paylor,
A. Smith and T. Ward

Apologies: Councillors Mrs. A.M. Fleming, K. Henderson, J.G. Huntington,
J.M. Smith, Mrs. I. Jackson Smith and K. Thompson

OSC(1).21/05 DECLARATIONS OF INTEREST

No declarations of interest were submitted.

OSC(1).22/05 MINUTES

The Minutes of the meetings held on 30th August, 2005 and 6th September, 2005 were confirmed as correct records and signed by the Chairman. (For copies see file of Minutes).

OSC(1).23/05 ENERGY EFFICIENCY, CURRENT INITIATIVES AND THE WAY FORWARD FOR SEDGEFIELD BOROUGH COUNCIL

It was explained that Ms. K. Johnson, Sustainable Communities Team Leader, and S. McDonald, Energy Officer, were present at the meeting to give a presentation in respect of energy efficiency current practice and forthcoming legislation. (For copy see file of Minutes)

The presentation covered the following: -

- Background to energy efficiency
- The European Performance of Buildings Directive
- Current energy performance in Sedgefield Borough Council buildings
- Opportunities to reduce consumption
- Current efficiency measures
- How the energy rating at Sedgefield Borough Council could be improved
- Conclusions

The Committee was informed that current expenditure for gas and electricity in the Council's large sites was £532,000. This represented a price increase of 40% since 2004. The Council was a high user of electricity and needed to be proactive in relation to energy efficiency.

It was reported that a number of efficiency measures had been introduced by the Council. These measures included:-

- Energy efficiency drives
- Boiler replacements
- Pool covers at Newton Aycliffe and Spennymoor Leisure Centres
- Chemical water treatment
- Toilet refurbishment
- Use of green electricity

It was explained that in order to reduce energy consumption the efficient monitoring of energy usage was required. Although Leisure Services department monitored electricity usage within the four Leisure Centres, it was not monitored within all Council buildings. Members were of the opinion that a dedicated officer was required in order to efficiently monitor energy consumption within Council buildings.

The Council's energy rating could also be improved through staff training and awareness raising, energy audit and the use of renewable energy.

Specific reference was made to the European Performance of Buildings Directive which would take effect on the 4th January 2006. It was explained that all businesses with over 1,000 square metres of floor space would be required to produce an Energy Performance Certificate for public display. The Council's large sites would therefore be required to produce a certificate identifying total energy usage and carbon monoxide omissions on a yearly basis. It was pointed out that although there were no statutory requirements relating to energy efficiency, the Council must lead by example and take appropriate action to avoid a poor energy efficiency rating.

Members questioned how the Council could ensure that members of the public were made aware of the need to be energy efficient. It was reported that a number of energy efficiency grants were available to the public. Specific reference was made to the SESAW (Sedgefield Energy Securing Affordable Warmth) grant which was available for cavity wall insulation, loft insulation and boiler replacements.

The Committee was also informed that articles relating to energy efficiency had been published in Inform magazine.

- RECOMMENDED :*
1. *That the Council take appropriate steps to increase energy efficiency in order to make savings wherever possible*
 2. *That Officer roles and responsibilities in respect to energy efficiency, monitoring and consumption be reviewed and clarified in order to ensure efficiencies and savings are made.*

OSC(1).24/05 WORK PROGRAMME

Consideration was given to the Chairman of the Committee setting out the Committee's Work Programme for consideration and review. (For copy see file of Minutes).

An update was given on the progress of the ongoing Reviews. It was explained that both Reviews were at the end of the review process with final reports being produced.

Members reviewed the current work programme.

It was agreed that an energy efficiency update be given at a future meeting of the Committee.

AGREED:

1. *That a progress report on energy efficiency be included on the Committees work programme*
2. *That the Committee's work programme as outlined in the report be agreed.*

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