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COMMUNITY AND ENVIRONMENT COMMITTEE

Minutes of a Meeting held on Wednesday 19 February 2020 in the Council Chamber, Town Hall, Matlock at 6.00 pm.

PRESENT

Councillor Chris Furness - In the Chair

Councillors Sue Bull, Martin Burfoot, Neil Buttle, Helen Froggatt, Clare Gamble, Susan Hobson, Tony Morley, Joyce Pawley, Garry Purdy, Mike Ratcliffe, Peter Slack, Andrew Statham, Alasdair Sutton, Colin Swindell, Steve Wain and Mark Wakeman.

Paul Wilson (Chief Executive), Lee Gardner (Legal Services Manager), Kerry France (Principal Solicitor), Tim Braund (Head of Regulatory Services), Mike Hase (Planning Policy Manager), Ashley Watts (Head of Community & Environmental Services), Rob Cogings (Head of Housing), Mike Galsworthy (Estates and Facilities Manager), Keith Postlethwaite (Neighbourhoods Manager), Becky Bryan (Community Development Manager) and Jackie Cullen (Committee Assistant).

Mr Aaron Elliot – Altair

2 members of the public.

APOLOGIES

Apologies were received from Councillor Peter O'Brien. Councillor Peter Slack attended as substitute Member.

298/19 – MINUTES

It was moved by Councillor Mike Ratcliffe, seconded by Councillor Helen Froggatt and

RESOLVED

(unanimously)

That the minutes of the meeting of the Community & Environment Committee held on 30 October 2019 be approved as a correct record.

The Minutes were signed by the Chairman.

299/19 – PUBLIC PARTICIPATION

Councillor Andrew Statham arrived at 6.07pm during this item.

In accordance with the procedure for public participation, Mr Richard Walker (Matlock Civic Association) commented in support of Matlock Civic Association's representations on agenda Item 7 - Supplementary Planning Document: Developer Contributions. Mr Walker, on behalf of MCA, requested that the following paragraph from their representations be included in the Council's SPD:

“Permissions for sub-standard development, including reduced content of affordable housing are unlikely to be granted on the basis of developer profitability and viability. If prospective applicants have not properly taken account of planning policy requirements before purchasing land for development, and bought the land at too high a price, the community should not pay in the form of poorer infrastructure, inadequate provision for social housing, and development which is poor quality and/or not enhancing the character and appearance of the area.”

MCA also maintained that as schemes for associated new infrastructure could be very time consuming, 10 years should normally be the minimum period during which the council should be allowed to hold developer contributions.

Mr Walker then commented on agenda Item 8 - Housing Delivery Test Action Plan with reference to MCA's written representations.

300/19 – INTERESTS

Cllr Steve Wain declared a non-pecuniary interest in relation to Agenda Item 17 – Events taking place on District Council land for the 75th anniversary of VE & VJ Day, as he was a member of Matlock Town Council, who would be organising an event.

301/19 – DERBYSHIRE DALES CLIMATE CHANGE STRATEGY

The Committee considered a report that outlined an approach to resourcing the preparation of a Climate Change Strategy in response to the District Council's corporate ambition following the declaration of a climate emergency in May 2019.

The cross-party Climate Change Working Group that was formed in response to this declaration had reported back to Council with a road map of the areas of work it believed the Council should concentrate on, and with a Year 1 Action Plan. At the same time the countywide officer group had been looking at how authorities might work together to influence decarbonisation across the whole of the county. It had become clear that Derbyshire Dales District Council and its partners across the county had big ambitions that would need to be properly resourced if they were to be as successful as Members would like.

In order to progress this initiative, the District Council had approached a number of academic institutions for assistance, as well engaging with experts in the field of climate change, most notably Professor Stephen Martin, a Derbyshire Dales resident who was keen to offer his expertise to the District Council. However, in addition it was considered that a dedicated resource was needed to prepare a draft Derbyshire Dales Climate Change Strategy to build upon the work already undertaken by the Climate Change Working Group. It was therefore proposed that a

budget of £10,000 be set aside in order to procure the necessary expertise to enable a Climate Change Strategy to be formulated quickly. Further consideration would then be given to the need for any longer term resource to support the District Council's climate change ambitions.

Councillor Martin Burfoot proposed that the word 'early' be inserted into Recommendation 2; this was agreed by Cllr Purdy as seconder of the motion, as shown below.

Cllr Purdy advised Members that he would be attending a Climate Change summit at County Hall on 3rd March and entering into discussions with the Peak Park District Authority on 19th March.

It was moved by Councillor Garry Purdy seconded by Councillor Martin Burfoot and

RESOLVED
(unanimously)

1. That authority be delegated to the Head of Regulatory Services to procure expertise for the formulation of a Derbyshire Dales Climate Change Strategy.
2. That a draft Derbyshire Dales Climate Change Strategy be presented to an early future meeting of this Committee.

302/19 – SUPPLEMENTARY PLANNING DOCUMENT: DEVELOPER CONTRIBUTIONS

This item had been deferred from the 16th January meeting.

The Committee considered a report that presented the details of the representations received during the six week period of public consultation held in October/November 2019. The report recommended on the basis of the representations received that minor modifications be made to the contents of the Supplementary Planning Document prior to adoption, as set out in the report.

Whilst resolving to suspend preparatory work on the Derbyshire Dales Community Infrastructure Levy (CIL) at its meeting on 5th December 2018 (Minute 271/18), Council had also resolved that a Developer Contributions Supplementary Planning Document (SPD) be prepared. This would have statutory weight and would provide an overview of the approach to securing infrastructure necessary to support future development as well as provide transparency for developers about the District Council's future requirements in respect of financial contributions for inclusion in Section 106 obligations.

A draft version of the Developer Contributions Supplementary Planning Document was considered by Council on 25th July 2019 and following a workshop on the background to the SPD, the legal aspects in relation to Section 106 Obligations, and Supplementary Planning Documents it was agreed by Members that it could be subject to public consultation without any further modification. This was undertaken from 7th October – 18th November 2019 as set out in the report and details of the 114 representations were set out in Appendix 1 to the report, with the main issues summarised in paragraph 2.2 of the report. The representations raised points that could be addressed via minor modifications as specified and which had accordingly been incorporated in the revised SPD attached as Appendix 2 to the report. Furthermore, having given further consideration to the level of the financial contribution towards the District Council's Affordable Housing Enabling Function and its impact upon viability it was considered that this should be reduced from 1% to 0.5%, as set out in the report.

Subject to Members' approval of both Recommendations in the report and the formal adoption of the revised SPD there would be a period of 13 weeks for any judicial challenge to be made, ending around 9th April 2020. At that point the Developer Contributions Supplementary Planning Document would have statutory weight in the determination of planning applications.

It was moved by Councillor Susan Hobson, seconded by Councillor Tony Morley and

- RESOLVED**
1. That the representations received during the public consultation and Officer comments and recommendations made in response, as set out in Appendix 1 to the report, be noted;
 2. That the revised Developer Contributions Supplementary Planning Document (SPD), attached in Appendix 2 to the report be adopted

An amendment was proposed by Councillor Steve Wain, seconded by Councillor Peter Slack that in addition to the Recommendations above, the following paragraph from by Matlock Civic Association's representation be included in the SPD:

The amended motion was put to the vote, as follows:

- RESOLVED**
3. Permissions for sub-standard development, including reduced content of affordable housing are unlikely to be granted on the basis of developer profitability and viability. If prospective applicants have not properly taken account of planning policy requirements before purchasing land for development, and bought the land at too high a price, the community should not pay in the form of poorer infrastructure, inadequate provision for social housing, and development which is poor quality and/or not enhancing the character and appearance of the area.

Voting:

For	4
Against	13
Abstentions	0

The Chairman declared the motion LOST.

The substantive motion was then put to the vote, and it was

- RESOLVED**
1. That the representations received during the public consultation and Officer comments and recommendations made in response, as set out in Appendix 1 to the report, be noted;
 2. That the revised Developer Contributions Supplementary Planning Document (SPD), attached in Appendix 2 to the report be adopted

Voting:

For	13
Against	4
Abstentions	0

The Chairman declared the motion CARRIED.

303/19 – HOUSING DELIVERY TEST ACTION PLAN

The Committee considered a report on the representations received during the seven week period of public consultation held between 18th November 2019 and 6th January 2020. Taking into consideration the representations received, the Housing Delivery Test Action Plan was recommended for approval.

The Housing Delivery Test (HDT) is an annual measurement of housing delivery for a local planning authority, as set out in the report. The Ministry for Housing Communities and Local Government (MHCLG) had published the results of the first assessment on 19 February 2019, showing that of Derbyshire Dales' requirement to deliver 646 dwellings over the past three years, 598 dwellings had been delivered over the same period, giving a measurement of 93%. However, the delivery figures published did not include 76 residential units delivered within the Peak District National Park over the same period, so on 13th May 2019 the MHCLG conceded that their calculation was wrong, and the District Council in fact had a HDT score of 104% (674 dwellings delivered against a requirement to deliver 646).

Although not required by the MHCLG, Council agreed to undertake the preparation of an informal Housing Delivery Action Plan, which set out how the District Council would seek to maintain an adequate level of housing. The seven week period of public consultation from 18th November 2019 to 6th January 2020 had received a total of 54 representations. The details of the representations, along with Officer Comments on each, were set out in Appendix 1 to the report, and a summary of the main issues raised were listed in paragraph 2.2 of the report and addressed in subsequent paragraphs. The representations did not raise any substantive points that necessitated modifications to the contents of the draft Housing Delivery Test.

The Housing Delivery Test Action Plan, as set out in Appendix 2 to the report, was therefore recommended for approval to be brought into immediate effect.

It was moved by Councillor Susan Hobson, seconded by Councillor Helen Froggatt and

RESOLVED

1. That the representations received, and Officer Recommendations during the public consultation as set out in Appendix 1 to the report be noted;
2. That the Housing Delivery Test Action Plan as set out attached in Appendix 2 to the report be approved

Voting:

For	16
Against	0
Abstentions	1

The Chairman declared the motion CARRIED.

The Chairman agreed to bring forward agenda Item 16 to accommodate Mr Elliott of Altair.

304/19 – BUILDING NEW COUNCIL HOUSING

Further to previous reports to the Commercial Board, the Committee considered an updating report that set out a business case for potential investment in a modest programme of new Council housing designed to yield an ongoing rental stream and provide good quality social

housing, whilst minimising risk to the Council. Management and maintenance services would be delivered by a third party such as housing associations or private agents.

The successful bid of a £14,000 grant from The Local Government Association Housing Advisers Programme 2018/19 had been used to appoint Altair as consultants through the Local Government Association (LGA) in order to establish the feasibility of developing a modest programme of council housing.

The initial proposal would involve the Council identifying, developing and owning 52 Council homes for affordable rent and shared ownership, with funding schemes identified in the report. The first phase (2020/21) would potentially deliver 7 units.

It was proposed that the Council would be the client and procure property development services from local housing associations or from private practice. As well as the development of the new homes, it was proposed that the Council would seek to procure a provider of housing management and maintenance services for them, as set out in the report.

The specifications for the Development Agent and Managing Agent were attached at Appendices 1 and 2 to the report and would form part of the contract documentation to be signed by the Council and its chosen supplier following the tender exercise. It was however important to undertake soft market testing with potential providers in order to ensure the specifications were deliverable and within the cost assumptions built in to the business plan. Officers would be meeting with prospective bidders during February and March 2020 and would update the specifications prior to the full Council meeting in April.

The programme for the procurement of a Development and Managing Agent was set out in paragraph 4.2 and the business plan would be updated annually as schemes came through the programme and forecasts could be updated. It was also intended that quarterly reporting would take place on new projects or opportunities. The business plan had evolved over time and been updated to factor in several changes since the original business plan, as shown in paragraph 3.2 of the report. The latest programme of development, following a further review of the programme to date, was tabled in paragraph 3.3 of the report and the schemes anticipated to come forward were tabled in paragraph 3.4 of the report.

Altair and the Council had produced an initial programme for delivering the next phase of the project up until appointment of the development and managing agent in readiness for handover of the first homes, planned for November 2020. Some key dates were listed in the report.

It was moved by Councillor Mike Ratcliffe, seconded by Councillor Garry Purdy and

RESOLVED
(unanimously)

That a report be taken to full Council to seek the following;

1. That Council be requested to endorse the principle of providing Council housing;
2. Approval for the District Council to undertake a tender exercise for a development and management agent;
3. That delegated authority is given to the Head of Housing to make applications to register Derbyshire Dales DC with Homes England and the Regulator of Social Housing;
4. That the Community and Environment Committee receive a future report detailing the outcome of the tender process.

305/19 – ASHBOURNE AIRFIELD LINK ROAD

The Committee considered a report on progress towards opening up the Ashbourne Airfield site for development through provision of enabling infrastructure, and to seek delegated authority to enter into legal agreements with the Highway Authority and landowner for the disposal of land on Blenheim Road to enable necessary remedial and drainage works, and future adoption as highway.

The report was proposed for consideration by C&E Committee due to the urgent requirement to progress legal agreements enabling the infrastructure scheme to commence this financial year, as required by the D2N2 funding approval. Consideration of the report by C&E Committee had been agreed with the Chair and Vice Chair of Governance and Resources Committee.

On 7 January 2020, the Stage 2 Full Business Case was presented by the project partners to the D2N2 Investment Board, attached in summary as Appendix 1 to the report. The Investment Board subsequently approved the requested £1m grant from the Local Growth Fund (LGF) allocation, and an offer letter had been issued to the County Council. The project overall would see the delivery of a new roundabout access off the A52 (supported by the LGF grant), a new link road connecting to Blenheim Road, 9 hectares of serviced and development-ready employment land forming Ashbourne Business Park, 367 new homes, and private sector commitment to deliver at least 60,000 sq ft (5,575m²) of new employment floorspace.

The District Council had allocated £250,000 within the Capital Programme towards works on Blenheim Road to be delivered as part of the scheme, and included a capital funding commitment of £200,000 in the submission to D2N2 plus a proposed £20,000 in-kind contribution to cover required easements.

On 4 February 2020, the District Council's Planning Committee passed the hybrid planning application for the Airfield site, wrapping together existing consents for the roundabout, link road and drainage basin with a new outline permission for the employment and residential land and detailed permission for the first phase of employment floorspace (c 20,000 sq ft).

The full length of Blenheim Road was owned by the District Council, but the final c200m was currently unadopted. Works required to bring this remainder of Blenheim Road up to adoptable standard were set out in the report, together with additional works identified to facilitate the link road connection. These works had been costed through the tender process for the Link Road undertaken by Derbyshire County Council (with a view to delivering the works under one contract). Any works outside of this contract would need to be separately costed.

The District Council's proposed land transfer involved the whole of the Blenheim Road highway, excluding parcels of land within the Blenheim Road titles deemed to have value. Appendix 2 to the report identified the extent of highway land proposed for disposal through a part land transfer (for identification purposes only). The area outlined in red, excluding the parcels of land shown in green, was proposed for transfer. The area marked in grey denoted the current extent of adoption.

Following the D2N2 grant approval, a legal agreement was required to be signed by the project partners formalising arrangements for delivering the scheme and monitoring the economic benefits, as set out in the report. However, since receiving the draft tripartite legal agreement proposing freehold transfer, the County Council had indicated a dedication agreement (dedicating the land as public highway rather than seeking transfer of ownership) was likely to

be preferable. However, the District Council's preferred position remained to dispose of the highway land as identified, with a grant towards the required remedial works. This has been relayed to the County Council and a formal response was awaited. Should the County Council not accept this, authority was sought for officers to pursue a dedication agreement as an alternative, subject to the necessary indemnities being agreed, as set out in the report.

To enable the scheme to progress to implementation, delegated authority was sought for the Head of Regeneration and Policy, with support from the Council's Solicitor, to negotiate the final tripartite legal agreement with Derbyshire County Council and FW Harrison with regard to the District Council's land and funding commitment to the works necessary on Blenheim Road.

Subject to the outcome of negotiations regarding the disposal or dedication of highway land, a separate legal agreement may also need to be prepared with FW Harrison and Vital Earth GB Ltd. to enable adoption of the Blenheim Road drainage system. Therefore authority was sought for the Head of Regeneration and Policy to pursue this with support from the Council's Solicitor, should this be required.

It was moved by Councillor Sue Bull, seconded by Councillor Garry Purdy and

RESOLVED
(unanimously)

1. The outcome of the D2N2 Investment Board meeting held on 7 January 2020, releasing £1m Local Growth Fund to support the Ashbourne Airfield Roundabout and Link Road scheme, is noted and welcomed;
2. The Committee approve the disposal of highway land at Blenheim Road shown in Appendix 2 to the report for £1 to Derbyshire County Council (Highway Authority) to enable adoption of Blenheim Road in its entirety and facilitate connection of the proposed link road, creating a through route and second access to Ashbourne Airfield;
3. In the alternative, should Derbyshire County Council refuse the transfer of the land, authorisation is given to the Head of Regeneration and Policy to pursue a dedication agreement with all necessary indemnities as required, and associated easements and wayleaves at no cost to the Council or developer;
4. The Head of Regeneration and Policy is granted delegated authority to negotiate the final tripartite legal agreement with Derbyshire County Council and FW Harrison (landowner), including the District Council's grant contribution from the approved Capital Programme to meet the cost of necessary works on Blenheim Road;
5. Should the County Council require a dedication agreement, the Head of Regeneration and Policy is granted delegated authority to negotiate a separate legal agreement with FW Harrison and Vital Earth GB Ltd. to enable necessary drainage works to be completed to divert surface water plot flow and enable adoption of the Blenheim Road drainage system;
6. The total District Council capital funding contribution to Blenheim Road remedial and drainage works, including surface water diversion, is limited to a maximum of £200,000. Should unforeseen costs require any further contribution, this will be subject to agreement with the Chair of the Committee and in any

event be capped at the maximum sum allocated to the scheme within the Council's Capital Programme.

306/19 – DERBYSHIRE DALES DISTRICT COUNCIL – LOCAL PLANNING AUTHORITY MONITORING REPORT 2018/2019

The Committee considered a report on the requirements under Section 35 of the Planning and Compulsory Purchase Act 2004 to prepare an Authority Monitoring Report (AMR), which set out the extent to which the District Council was meeting the milestones for Local Plan documents as set out in the Local Development Scheme (LDS) and the extent to which the District Council was monitoring the effectiveness of Local Plan policies, in particular those relating to housing and economic development. The Local Planning Authority Monitoring Report covered the period 1st April 2018 to 31st March 2019 and was attached as Appendix 1 to the report.

Section 1 of the AMR set out the context for its preparation and the legislative requirements; Section 2 outlined progress against key Local Plan milestones included in the Council's Local Development Scheme (LDS) 2018-2021, as well as reporting on new Supplementary Planning Documents which had been adopted over the monitoring period or were currently being prepared, and progress on Neighbourhood Plans being prepared across the District; and Sections 3 – 10 reported upon the implementation of planning policies contained within the Adopted Derbyshire Dales Local Plan (2017).

From the date of Adoption the District Council had formally monitored the effectiveness of policies in the Local Plan against the indicators and targets set out within Chapter 9 of the report. The key findings within the AMR were set out in section 2 of the report.

It was moved by Councillor Helen Froggatt, seconded by Councillor Martin Burfoot and

RESOLVED That the contents of the Authority Monitoring Report as set out in
(unanimously) Appendix 1 to the report be approved for publication.

307/19 – DARLEY DALE NEIGHBOURHOOD PLAN

The Committee considered the outcome of the referendum into the Darley Dale Neighbourhood Plan and a recommendation that the Darley Dale Neighbourhood Development Plan be formally "made" under Section 38A(4) of the Planning and Compulsory Purchase Act 2004.

Public consultation on the draft Darley Dale Neighbourhood Plan was undertaken for a period of six weeks, commencing on 26th February and finishing on 9th April 2019. The results of the consultation were reported to Community & Environment Committee on 26th June 2019, (Minute 45/19).

A referendum was held on the 21st January 2020 at which the following question as defined in the Neighbourhood Planning (Referendums) Regulations 2012 Schedule 1 was asked:

Do you want Derbyshire Dales District Council to use the neighbourhood plan for Darley Dale to help it decide planning applications in the neighbourhood area?

The results of the Referendum were as follows:

Those voting in Favour **YES** 682

Those Voting Against	NO	117
Rejected ballot papers		0
(16.9% turnout)		

Given the result of the referendum and in line with Section 38A (4) of the Planning and Compulsory Purchase Act 2004 it was recommended that the Darley Dale Neighbourhood Plan be formally made and used in the determination of planning in accordance with the provisions of Section 1 of the Neighbourhood Planning Act 2017.

A copy of the final version of the plan was attached at Appendix 1 to the report and would be available online (www.derbyshiredales.gov.uk/darleydaleNP), with hard copies provided to the local libraries. It would remain in force until the Qualifying Body proposed to either modify or replace it. Monitoring of the Darley Dale Neighbourhood Plan would be undertaken by Darley Dale Town Council.

There was a six week period where a claim for judicial review could be brought, starting from the date of the decision statement, as explained in the report. A Decision Statement and Notice, attached as Appendix 2 to the report, had been produced in accordance with Section 38A (4&9) of the Planning and Compulsory Purchase Act 2004, the date of which would signify the start of the six week period.

It was moved by Councillor Andrew Statham, seconded by Councillor Mike Ratcliffe and

- RESOLVED**
(unanimously)
1. That the result of the referendum on the Darley Dale Neighbourhood Development Plan be noted.
 2. That the Darley Dale Neighbourhood Development Plan be formally “made” as a Neighbourhood Development Plan, and form part of the Development Plan for the Derbyshire Dales.
 3. That the Darley Dale Neighbourhood Development Plan be used in the determination of planning applications that are situated within the Plan Area in accordance with the provisions of Section 1 of the Neighbourhood Planning Act 2017.

308/19 – PROPOSED AMENDMENT (5) TO THE OFF-STREET PARKING PLACES ORDER 2013

The Committee was asked to approve various amendments to the current Off-Street Parking Places Order, which was last updated in 2018. The proposed amendment (No.5) sought to introduce controls on the use of electric vehicle (EV) charging bays, introduce a new car park at the Henmore, Ashbourne, and make revisions to existing car parks within the Order.

The items identified for inclusion or revision in the Council’s Parking Order were listed in paragraph 2.1 of the report, together with the timetable for amending the Parking Order, showing the date at which the Order would come into effect as 11th May 2020.

It was moved by Councillor Susan Hobson, seconded by Councillor Mike Ratcliffe and

- RESOLVED**
(unanimously)
- That the proposed amendments to the Derbyshire Dales Off-Street Parking Places Order 2013 contained within the appendix to the report be approved and published for a period of statutory consultation.

309/19 – MATLOCK BATH ILLUMINATIONS REVIEW

The Committee considered a report providing details of the outturn of the 2019 event and that sought agreement to the general format of the 2020 event.

A review of the Matlock Bath Illuminations (Saturday 7 September to Sunday 27 October) was set out in Section 1 of the report. The 2019 season saw the first cancellation of the event for 17 years due to high river levels when on the final weekend (26 & 27 October) both events were cancelled. During the season, ticket sales were suspended on two other occasions when the river level was too high for the boats to go out and as a result, ticket sales were affected and a large number of refunds were issued during the events. In 2019, attendance was down on 2018, with 41,155 visitors compared to 58,393. The effects on income were set out in paragraph 1.9 of the report, and the Financial Outturn was tabled in paragraph 1.10 of the report, showing a surplus for the 2019 event of £30,146 against a budgeted surplus of £38,319. Taking into account the agreement after the 2018 season that each individual boat builder would receive 1% of the actual net income, (£3,014.60 on the 2019 figures) meant the final Actual Net Income for the 2019 season was £27,131.40.

Plans for the 2020 event were set out in section 2 of the report and included a proposal to invest £14,497.54 to complete the upgrade of old lights; develop a procedure to be followed in the event of high river levels, and explore ticket offers. With regard to fees and charges, it was recommended that prices remained the same for 2020, as set out in the report.

The proposed income and expenditure for the 2020 event was tabled in paragraph 2.5 of the report.

The Head of Community & Environmental Services, together with the Committee, wished to record their thanks to the boat builders, traders and sponsors for this year's event.

It was moved by Councillor Joyce Pawley, seconded by Councillor Mark Wakeman and

RESOLVED
(unanimously)

1. That the achievements of the event in 2019 following the review are noted.
2. That Officers and Members of the Committee thank the boat builders for the efforts made in the challenging conditions on the river this year.
3. That approval is given for the fees and charges outlined in the report below and any promotional offers be agreed by the Working Group, with the aim of increasing attendance in September.
4. That the Event Organiser is again given delegated authority to make operational decisions in relation to the staging of the 2020 event, in consultation with the Working Group and Head of Community & Environmental Services.
5. That approval is given to invite Mr G.E.M Stevens MBE to comper the 2020 event.
6. That approval is given to invite Mrs Stevens as Mr Stevens' support.
7. That £14,497.54 is invested from 2019 surplus into the event in order to further improve the lights, including further steps addressing the climate emergency.

310/19 – MOTION TO CONTINUE

It was moved by Councillor Garry Purdy, seconded by Councillor Martin Burfoot and

RESOLVED That in accordance with Rule of Procedure 13, the meeting continue
(unanimously) beyond 2½ hours to enable the business on the agenda to be concluded.

There was a 10-minute comfort break.

311/19 – AFFORDABLE HOUSING DEVELOPMENT PROGRAMME

The Committee considered a report on the details of the proposed affordable housing programme which required Capital Funding support in order to provide grant support to one housing association development on one site, and to support empty property work and bring two homes back into use, as illustrated in Table 2.1 in the report.

The District Council contribution was essential to ensure scheme viability and to secure the specific and unique housing mix of the overall scheme on Bakewell Road, Darley Dale, as set out in the report.

Further details were set out in Appendix 1 to the report, and the Capital Programme scoring matrix for the programme was attached as Appendix 2 to the report.

It was moved by Councillor Garry Purdy, seconded by Councillor Susan Hobson and

RESOLVED 3. That the Capital Funding requirements outlined in this report for the
(unanimously) affordable housing programme be approved and referred to Council for inclusion in the capital programme.

312/19 – HURST FARM SOCIAL CLUB LOAN

The Committee considered a report on the progress with the Hurst Farm Regeneration Project and specifically the Hurst Farm Social Club, which was working towards a significant improvement programme of works to secure the future of the building. The report sought approval for a £110,000 interest free loan be made available to enable the improvement project to take place.

The redevelopment of the Social Club formed a central part of the regeneration plans for the Hurst Farm project which the Council had spearheaded over the past two and a half years. The Social Club project had been in development since June 2019 and was supported by a professional team of architects, quantity surveyor and funding / business planning consultant. The Club was now run by a Community Interest Company who had made good progress in delivering an open and accessible community venue on the estate.

The project would be overseen by the Hurst Farm Estate Regeneration Manager who would work with the appointed architect, quantity surveyor, business advisor and Hurst Farm Social Club to ensure invoices were paid to contractors and grant claims were submitted to funders in a timely way to maintain the project cash flow and ensure repayment of the cash flow loan to the Council as set out in Appendix 1 to the report

It was moved by Councillor Helen Froggatt, seconded by Councillor Mike Ratcliffe and

RESOLVED That the provision of a £110,000 interest free loan to facilitate the refurbishment of the Hurst Farm Social Club be noted and referred to Council for approval and inclusion in the capital programme.
(unanimously)

313/19 – EVENTS TAKING PLACE ON DISTRICT COUNCIL LAND FOR THE 75TH ANNIVERSARY OF VE & VJ DAY

The Committee considered a report on the proposals for upcoming VE & VJ day events which the District Council aimed to support by treating the applications separate to the revised event strategy (approved by this Committee in June 2019) and not charge for recovery of costs or loss of income.

The 8th May would mark the 75th anniversary of VE Day, followed by the anniversary of VJ Day on the 15th August. The District Council's Events Team would receive a number of event requests over the two weekends for events to take place on District Council owned land. At the time of writing the report 5 event applications had so far been received for VE day.

Events for VE or VJ Day that required a Licence should fulfil the criteria listed in the report in order to meet the 'Community' categorisation of the event strategy, and to this end it was recommended that all events in relation to VE or VJ day were exempt from the £50 licence fee, and that the District Council would waive the recovery of costs for extra services. Notwithstanding this, as the staging of a public event was likely to increase demand for public parking, any request to use an area of a car park must be carefully considered in relation to the overall event plan, taking into account potential traffic and parking congestion.

It was moved by Councillor Helen Froggatt, seconded by Councillor Mark Wakeman and

RESOLVED

1. That VE & VJ day events are treated outside the governance of the Event Strategy;
2. The standard charge of £50 for events which require a licence is waived for events that take place on District Council owned land for VE & VJ day;
3. That District Council costs associated with the event are not recovered for stall rental up to a maximum of 10 market stalls per VE or VJ day event;
4. Loss of income/revenue is not recovered from the event organiser for an event taking place on District Council owned land for VE or VJ day.

Voting:

For	16
Against	0
Abstentions	2

The Chairman declared the motion CARRIED.

314/19 – ASHBOURNE BOWLS PAVILION

The Committee considered a report on a proposal for the future provision of accommodation for use by Ashbourne Park Bowls Club.

Ashbourne bowls pavilion and green formed part of Ashbourne Recreation Ground and was used by 22 members of the club throughout the spring and summer months for both casual and recreational use and also for league fixtures. The bowls pavilion building was one of a number of separate pavilion buildings owned, managed and maintained by the District Council.

The pavilion building was in very poor condition and deemed uneconomic to repair. Furthermore, over the Christmas period there had been several acts of anti-social behaviour to the bowls pavilion which had resulted in it being boarded up to prevent further vandalism whilst closed. As such, the Bowls Club were agreeable to working with the Council's Club Development Coordinator to explore external funding opportunities to enable a new permanent facility to be provided on the site. They would, however require the Council to arrange for the demolition of the existing pavilion and assist in the provision of temporary accommodation for the coming bowls season.

Quotations had been obtained in the sum of approximately £7,000 to demolish the existing Pavilion and clear the site. It was therefore proposed to make available the sum of £10,000 from within the existing Capital Programme budget to cover the demolition cost, with the remaining £3,000 being used to assist the club in providing temporary accommodation for the coming bowls season.

It was reported that no other expressions of interest had been received.

It was moved by Councillor Sue Bull, seconded by Councillor Alasdair Sutton and

RESOLVED
(unanimously)

1. That approval is given, subject to all relevant due diligence checks, to enter into a 25 year lease with Ashbourne Park Bowls Club of the site of the current pavilion to allow a new permanent pavilion facility to be developed by the Club with the use of external funding.
2. That approval is given to utilise a sum of £10,000 from the current Capital Programme to arrange for the demolition of the existing pavilion building and provision of temporary accommodation during the coming season (subject to planning permission).

MEETING CLOSED 9.18PM

CHAIRMAN