

# Hilton Parish Council

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## **Minutes of the Meeting of Hilton Parish Council** **held at Hilton Village Hall at 7:00pm,** **Wednesday 31 July 2024**

### **Present**

Councillors M Coney (Chair), C Cuddington, G Andrew, S Stanton, C Nield, J McCreadie, R Gaskin. After co-option during the meeting, Cllr A Lovett

### **Also Present**

District Councillor S Meghani, County Councillor J Patten, 4 members of the public

### **309/24 Apologies for absence**

Apologies for absence were received from Cllr H Marchis and District Cllr J Davies

### **310/24 Variation of the Order of Business**

It was agreed that the District and County Councillor reports should be discussed at the beginning of Public Speaking section

### **311/24 Declarations of Members' Interest**

Cllr Stanton – Hilton Youth Group

### **312/24 Statement regarding Parish Council Meeting of 26 June 2024**

Cllr Coney reported that the publication of the agenda for the meeting held on 26 June 2024 gave insufficient notice of the items to be discussed and decided. Members of the public were therefore given the opportunity to raise any issues relating to the June agenda items. No comments were received from the public and Cllrs therefore reviewed and resolved items which had been previously resolved and recorded at the meeting held on 26 June 2024.

### **313/24 Public Speaking**

#### **a) District/County Council Members Reports**

#### **District Councillor S Meghani**

Cllr Meghani reported as follows:

- John Whitby had been elected as MP for Derbyshire Dales and Samantha Niblett as MP for South Derbyshire. Cllr Meghani had asked to meet with John Whitby.

- Julie Patten had been elected as District Councillor for Hatton.
- Cllr Meghani had been a member of the SDDC recruitment panel for a new Executive Director for Place and Prosperity and an appointment had been made
- Cllr Meghani had addressed various planning queries on behalf of residents including some concerns about the use of chemicals which had been referred to officers, and complaints about music being played after 11.00 pm causing a nuisance to neighbours.
- Cllr Meghani also reported that the Aldi and Trenport planning applications had been approved. During discussions it was noted that the Trenport decision notice had not yet been published and Section 106 monies had not been agreed. It was expected that Aldi would commence work in 2025.

### **District Councillors Andrew and Davies**

Cllr Andrew reported as follows:

- Congratulations were extended to Julie Patten and John Whitby on their election.
- Work is progressing on the drain alongside Egginton Road. Once completed, Cllr Andrew will inform DCC so that they can undertake further work
- Alan Grist has been appointed SDDC Flooding Officer and Liz Page had been appointed Head of Legal Services
- The SDDC Planning Department had completed a review of the staffing structure and recommendations included appointments to improve monitoring and enforcement.
- Chased the lack of Real Time Indicators for bus stops – two more were expected in August, to be placed at New Road (Burton bound) and Witham Close (Derby bound)
- The bus shelter on Derby Road is being progressed
- Work to lay more wood shavings on surfaces at the Woodland Walk is being followed up with St Modwen
- Concerns had been expressed that scaffolding had been in place for a very long time on properties on Percy Wood Close. Scaffolding was to be taken down but asbestos is still to be removed from some properties and residents may have to move out of their homes temporarily while this is done. Cllr Andrew had requested that meetings be held to explain the process to residents and also relatives
- Lighting alongside Hilton Brook – Cllr Andrew had chased Marston's to expedite this
- Witham Close litterbins – pursuing the need for larger bins and that these should be emptied more frequently
- A request had been made to new owners of the nursery on Witham Close to consider building a footpath on grass areas outside the nursery to improve pedestrian safety.

### **County Councillor Julie Patten**

Cllr Patten reported as follows:

- A request had been made for verges to be cut back along the A516 footpath leading to Etwall

- Cut back of verges along Egginton Road had been completed, although it was noted that soil encroachment on the footpaths continued to be a problem
- The county boundary review had been conducted which had resulted in the number of County Councillors for South Derbyshire increasing from 8 to 9. Hilton would continue as previously to be a single ward covered by Julie Patten
- Millie Bright, Captain of England Ladies' Football Team who came from Chesterfield, had been given the Freedom of Derbyshire
- Speed bumps and raised iron works had been raised with the Cabinet member and Julie was following this up
- There is an initiative to replace or install new bus shelters and upgrade bus stops. It was noted that DCC will continue to maintain existing shelters but the Parish Council will be responsible for maintaining new shelters
- Vegetation growing under the A50 continues to be a problem but it was hoped that this would be addressed as part of roadworks taking place in the next week

### **b) Public Speaking**

A member of the public expressed concern about the changes to planning procedures which were being introduced by the Government and the implications for our Neighbourhood Plan

The member of the public also asked for a report on any developments in relation to a bus service along Main Street. It was noted that Trent Barton had been invited to attend a further meeting with the Parish Council in October but this issue would be chased in the meantime.

**Action:** Cllr Coney to chase Trent Barton about the possible introduction of a bus service along Main Street. Cllr Coney to also check if any statistics were available on usage of bus stops along Main Street when the service ran along that route in the past.

A member of the public raised concerns about the implications of the Aldi development on the line of sight and privacy of her property. Cllrs Cuddington and Coney had previously visited the property and were concerned that the Planning Department had not visited the property to investigate these concerns, which was a failure of process. Cllrs Coney and Andrew had attended the Planning Meeting to raise objections. This issue was to be discussed in more detail under Planning Matters on the agenda.

### **c) Police Matters**

No report

### **314/24 To confirm the minutes of Hilton Parish Council Meeting held on 26 June 2024**

The minutes of the meeting held on 26 June 2024 had been circulated to all Councillors and were RESOLVED to be a true and accurate record of the meeting.

Proposed by Cllr Stanton      Seconded by Cllr Andrew

### **315/24 To confirm the minutes of the Extraordinary Parish Council Meeting held on 17 July 2024**

The minutes of the Extraordinary Parish Council Meeting held on 17 July 2024 were RESOLVED to be a true and accurate record of the meeting.

Proposed by Cllr Nield      Seconded by Cllr Stanton

### **316/24 To consider application to become a Parish Councillor**

Following an introduction and a number of questions, the assembled Councillors RESOLVED that Amanda Lovett be co-opted onto the Parish Council, to be duly appointed as Cllr A Lovett and be invited to take a seat alongside other Councillors in the meeting.

### **317/24 Planning Matters**

DMPA/2024/0946	23 Sutton Lane, Hilton, Derby, DE65 5FB	The erection of a ground and first floor side extension at
DMPA/2024/0843	37 New Road, Hilton, Derby, DE65 5FH	Part removal of outbuilding and proposed rear single story extension at
DMPA/2024/0839	Land at Lowman Way, Hilton, Derby, DE65 5UA	Change of use to storage and distribution (use class B8)
DMPA/2024/0835	The Old Farmhouse, Hargate House Farm, Egginton Road, Hilton, DE65 5FJ	Listed Building Consent to undertake repair works to the existing roof, render and chimney breasts, the replacement of windows, erection of a new veranda and greenhouse and the installation of an electric car charging point with associated works at

- **23 Sutton Lane** – no objections.
- **37 New Road** – no objections
- **Land at Lowman Way** – to develop a storage area for cars. Concerns were raised about the lack of a flood risk assessment in the application, drainage and implications for traffic levels in that that baseline traffic information was too far out of date

**ACTION:** Cllr Cuddington to write to the Planning Committee to express these concerns

Cllr Andrew to discuss with the Planning Officer sustainable drainage systems (SUDS) on Lowman Way

- **Old Farmhouse, Hargate House Farm** – no objections

### **a) Lucas Lane Update**

Morris Homes had responded to Cllr Cuddington to confirm that the biodiversity off-set land on Lucas Lane will be secured in perpetuity, and could be transferred to Hilton Parish Council, subject to further clarification on funding and maintenance of this land.

**ACTION:** Cllrs Cuddington and Nield to draft proposals for the maintenance of this land and to establish costs of maintenance and legal costs.

Cllr Cuddington to request that Morris Homes apply for planning permission for the development of the biodiversity land

### **b) New Aldi Planning update**

As highlighted in the public speaking section, no account had been taken of the lack of privacy and impact on line of sight of a property on Walnut Close. Planners did not take on board suggestions to increase the number and height of trees on the site and the only concession was that the height of the fence would be increased slightly.

RESOLVED that Cllr Cuddington should write to SDDC Planning Department to highlight the process error in that a site visit was not conducted and to request that a satisfactory solution to this situation be agreed, in the hope that the Parish Council would not have to resort to a legal solution.

Proposed by: Cllr Stanton                      Seconded by: Cllr Nield

**ACTION:** Cllr Cuddington to write to SDDC Planning Department

### **d) Trenport Planning Application**

The decision notice was still awaited.

### **e) Hilton Brook Car Park**

RESOLVED that Cllr Cuddington should chase the Area Manager of Marston's for a response to the suggestion that a grace period for car parking without charge be given

Proposed by: Cllr Cuddington                      Seconded by: Cllr Nield

### **f) 7 Oak Drive update**

Cllrs Cuddington and Andrew had spoken against this development which was in conflict with the Neighbourhood Plan Parking Policy. The vote was 7 to 4 in favour of granting planning permission. The residents had recorded their thanks to the Parish Council, in particular Cllr Cuddington.

### **318/24 Finance**

RESOLVED the following items be authorised for payment

Proposed    Cllr Andrew    Seconded                      Cllr Coney

Inv Date	Payee / Supplier	Description	TOTAL
<b>JULY</b>			
01/07/2024	Eon	Back Lane Pavilion Electric	£ 184.33
01/07/2024	Eon	HPC Office Electric	£ 155.93
26/07/2024	Salaries	July salaries	£ 4,846.93
31/07/2024	HMRC	Tax/NI - salaries	£ 1,129.23
17/07/2024	NEST	Pension- salaries	£ 429.72
11/07/2024	NetPayDue.com Ltd	Monthly Payroll Fee	£ 12.00
01/06/2024	Cuttlefish	Website hosting	£ 972.00
23/06/2024	UK Fuels	Monthly Fuel costs	£ 71.37
28/06/2024	Williams Decorators	Mease Pavilion Replastering (against insurance claim)	£ 980.00
30/06/2024	Hilton Village Hall	Room Hire - May Meeting	£ 63.00
03/07/2024	Party on the Park	£137 Grant agreed 29/05/24	£ 890.00
30/06/2024	Sterilizing Services Ltd	Monthly Water testing	£ 68.39
30/06/2024	Hilton Village Hall	Mums and Tots Room Hire	£ 124.32
08/07/2024	Salloway	Legal Fees connected to Hilton Harriers Lease	£ 1,200.00
09/07/2024	Currys PC World (TREVIPAY)	Ink Cartridges (2 complete sets)	£ 119.97
30/06/2024	Aucuba Landscapes Ltd	Grass Mowing and Pitch Spiking	£ 1,429.74
10/07/2024	JRB Enterprise Ltd	Dog Waste Bags	£ 399.60
26/07/2024	NetPayDue.com Ltd	Monthly Payroll Fee (not taken last month)	£ 12.00
17/07/2024	R Massey & Son (Woodville) Ltd	Paints etc	£ 196.12
			£ 13,284.65

Along with confirming the receipt of the following income.

Date	Description	TOTAL
<b>JULY</b>		
01/07/2024	Pitch Hire	£ 81.00
04/07/2024	HMRC VAT Refund	£ 3,652.46
05/07/2024	SDDC Precept 2nd payment	£ 86,450.00
09/07/2024	Pitch Hire	£ 40.00
10/07/2024	Pitch Hire	£ 75.00
13/07/2024	Pitch Hire	£ 24.00
29/07/2024	Pitch Hire	£ 81.00
31/07/2024	Pitch Hire	£ 54.00
		£ 90,457.46

### **Reconciliation of Bank Accounts**

The RFO confirmed that the bank accounts reconcile and these are now saved to the Parish Council website

### **Bank Balance Summary**

The following funds are held by the council as at 21/07/2024:

Bank Balance current account: £19065.26

Bank Balance savings account: £413154.75  
Total Bank Balance: £432220.01

The RFO had provided proofs to the Chair that the previous months accounts reconciled.

### **Section 137 Applications to consider**

No applications had been received

### **Authorisation of spend**

RESOLVED that authorisation be given to the cost of £180 for hedge trimming between the Back Lane Recreation Ground and Orchard Close

Proposed by: Cllr Andrew                      Seconded by: Cllr Cuddington

**ACTION:** Cllr Cuddington to confirm the order for this work to be undertaken.

### **319/24 Councillor Reports**

- The Mease Roundabout flooding – Cllr Andrew reported that work is progressing on the ditch alongside Egginton Road, to alleviate flooding at the Mease roundabout. Once this stage is complete, DCC will be notified in order that the second stage of this work can be undertaken.

### **320/24 Reports from external bodies**

- Flood Liaison Committee – no meeting.
- East Midland Intermodal Portal – no meeting.
- Hilton Harriers Football Club – it was noted that planning permission and advertising consent were required to place signage at the front of the ground. RESOLVED that Hilton Harriers be asked to draft the planning application for submission by the Parish Council  
Proposed by: Cllr Nield                      Seconded by: Cllr Gaskin
- Toyota liaison – no meeting.
- SDDC Joint Meeting with Parish Councils – no meeting.
- Parish and Town Councils Liaison Forum (DCC) – no meeting
- Etwall Area Safer Neighbourhoods meeting – no meeting.

### **321/24 Parish Council next 4 years Strategy Plan**

- Traffic Survey – the invoice for this survey was still awaited.
- Playground signs – Cllr McCreadie had circulated revised proposals for Recreation Ground signage and had amended these based on comments received. **ACTION:** Cllr McCreadie to obtain quotations for the provision of signage for approval at the next meeting.
- Football pitch improvements – Cllr McCreadie had circulated details of the football pitch assessment, which indicated that we are eligible to apply for a grant from the Football Foundation to improve the standard of the football pitches. The assessment had highlighted the possibility of creating a third smaller pitch area. It was also noted that grants could also be given for the purchase of equipment.

RESOLVED that Cllr McCreadie check with Hilton Harriers if the third pitch was required and also to progress the application for the grant.

Proposed by: Cllr Nield            Seconded by: Cllr Gaskin

RESOLVED also that Cllr McCreadie investigate grants available for the purchase of equipment to support the pitch improvement programme and to identify the costs which would be incurred by the Parish Council.

Proposed by: Cllr Andrew        Seconded by: Cllr Gaskin

**ACTION:** Cllr McCreadie to progress the grant application and investigate the availability of a grant for equipment for feedback to the next meeting

- SIDS – Cllr Coney was in the process of obtaining quotations for this work to be undertaken. **ACTION:** Cllr Coney to report back to the next meeting.
- Bus shelters – Cllr Andrew Cllr Andrew reported that work on the Derby Road bus shelter is being progressed
- Back Lane Pavilion improvements – Cllr Coney reported that work is on-going and painting would commence shortly. New windows will be fitted from 12 August
- Playground improvements – Cllr Stanton had obtained quotations for the provision of basketball hoops on the Village Hall Recreation Ground. Following discussions the preferred supplier was Proludic at a total cost of £11,399.78 which included the cost of resiting the table tennis tables

RESOLVED that the quotation from Proludic be accepted

Proposed by: Cllr Stanton    Seconded by: Cllr Nield

**ACTION: Cllr Stanton** to progress the order with Proludic

### **322/24 HHFC Lease Changes**

Following discussion with the Solicitor, the following resolution needed to be agreed to progress signing of the HHFC lease :

- That the Parish Council have considered granting a long lease to the current trustees of the Hilton Harriers Football Club for a term to expire on 13 September 2106 at an annual rent of a peppercorn (if demanded).
- That the said lease is to be granted pursuant to the Parish Council's powers under s.127 of the Local Government Act 1972 and in accordance with The Local Government Act 1972: General Disposal Consent (England) 2003 and that in connection with the same:

The Parish Council considers that the purpose for which the land is to be disposed is likely to contribute to the achievement of the following object in respect of the parish and or persons resident or present in the parish:  
The promotion or improvement of social well-being through the provision of facilities to practice and play football and other sport activities.

The Council has obtained a professional valuation of the Property by Salloways, which has confirmed that the difference between the unrestricted



value of the land to be disposed of and the consideration for the disposal does not exceed £2,000,000 (two million pounds).

"unrestricted value" means the best price reasonably obtainable for the property on terms that are intended to maximise the consideration, assessed in accordance with the procedures set out in the Technical Appendix to the General Disposal Consent (which is the basis of Salloways valuation).

- That having regard to the above, the Parish Council resolve to execute a surrender of the existing lease to the former trustees of the Hilton Harriers Football Club and to grant a new lease on the above basis and to authorise two members of the Council to sign such documents on behalf of the Parish Council as authorised signatories.

RESOLVED that the revised wording of the lease be accepted

Proposed by: Cllr Cuddington    Seconded by: Cllr Nield

RESOLVED that Cllr Andrew as RFO and Cllr Coney as Chair be authorised to sign documents on behalf of the Parish Council as authorised signatories

Proposed by: Cllr Gaskin        Seconded by Cllr Cuddington

**AGREED:** Cllr Cuddington to inform Hilton Harriers and the Solicitor that the Parish Council had approved the changes to the lease

### **323/24 Derby Road Noise Survey**

A quotation had been received from SPL Acoustics in the sum of £2,400 to undertake a noise survey on Derby Road to assess the increase in noise levels caused by Aldi and Trenport building work. Discussion took place on the merits of such a survey and it was RESOLVED that this should not be undertaken

Proposed by: Cllr Gaskin    Seconded by: Cllr Stanton

**ACTION:** Cllr Cuddington to notify the resident who had requested the survey of this decision

### **324/24 Hilton Youth Group – Free Use of Astro turf**

Hilton Youth Group had written to the Council to ask if they could continue free use of the Astro turf on Thursday evenings, with effect from September 2024.

RESOLVED that this request be granted

Proposed by: Cllr Andrew    Seconded by: Cllr Cuddington

### **325/24 Playground Equipment Assessment**

Cllr Coney had circulated the latest Playground Equipment assessment undertaken by the Play Inspection Company. Cllr Coney was addressing the issues raised.

**ACTION:** Cllr Coney to progress actions identified in the report

Cllr McCreadie to address signage issues contained in the report.

Cllr Andrew to request a quotation from ROSPA to undertake future playground equipment assessments

### **326/24 Memorial Meadow Wall**

Cllr Nield presented a proposal to provide a Memorial Meadow Wall so that memorial plaques could continue to be dedicated to residents who had passed away.

RESOLVED that the quotation received from D Sampson, Stonemasonry and Building Contractor, in the sum of £6,400 be accepted

Proposed by: Cllr Nield    Seconded by: Cllr Stanton

**ACTION:** Cllrs Cuddington and Nield to revise terms and conditions for the dedication of memorials and to agree requirements for the pre-drilling of holes on the wall

### **327/24 Junior Pitch Marking Requirements**

A request had been received from Hilton Harriers Football Club to mark the junior pitch for both 7 and 9 a-side football games. The sizes of the two pitches would need to be distinguished with blue and white line markings. It was also highlighted that new line marking equipment would be required.

RESOLVED that blue paint should be purchased to facilitate the marking of both pitch sizes and also that suitable line marking equipment should be researched for purchase.

Proposed by: Cllr Cuddington                      Seconded by: Cllr Gaskin

**ACTION:** Cllr Coney to research appropriate line marking equipment and to request that blue paint is ordered

### **328/24 Provision of Bus Shelters in Hilton as part of the Bus Stop Improvement Plan**

Cllr Coney reported that Derbyshire County Council have funding available to make accessibility improvements on the Villager route in Hilton. Improvements will include raised kerbs, pavement resurfacing and provision of some shelters where these are not provided. Once completed Hilton Parish Council will be responsible for the upkeep and maintenance of the shelters. Trent Barton had also provided statistics on the most used bus stops.

RESOLVED that a request should be made for additional shelters to be provided on the six bus stops most used

Proposed by: Cllr Coney    Seconded by Cllr Nield

**ACTION:** Cllr Coney to make this request to Derbyshire County Council

### **329/24 Repairs to Memorial Meadow Fence**

A request had been received to repair the boundary fence of a property which borders onto the Memorial Meadow. A quotation for £325 had been received. Following consideration of this request, it was RESOLVED that the resident should be asked to contribute 50% to the cost of repair.

Proposed by: Cllr Cuddington                      Seconded by Cllr Nield

**ACTION:** Cllr Cuddington to notify the resident of this decision and to arrange for the work to be undertaken.

**330/2024 Agenda Items for next meeting**

The following items would be discussed at the next meeting:

- Pitch marking equipment
- Pitch improvement equipment
- Biodiversity off-set land – Lucas Lane
- SDDC CCTV in Private Hire vehicles consultation

**331/2024 Dates of next meetings**

Extraordinary Parish Council Meeting to be held at **7.30 pm on Wednesday 14 August** at Hilton Village Hall

Parish Council Meeting to be held at **7.00pm on Wednesday 28 August 2024** at Hilton Village Hall.

The meeting was closed @ 10.15 pm

Signed \_\_\_\_\_ Chairman / Vice Chairman

Notes taken by Cllr J McCreadie