

## CENTRAL DUDLEY AREA COMMITTEE

Monday, 22nd March, 2004, at 6.30 p.m.

### PRESENT:-

Councillor Rahman (Chair)  
Councillors J Davies, Ali, Mrs Aston, Mrs Coulter, Ms Craigie, Darby, Mrs Hart-Bowman, Whitehouse and Woodall, together with the Director of Social Services (Area Liaison Officer), Assistant Director of the Urban Environment (Mr Williams), Mr Edwards (Principal Solicitor, Directorate of Law and Property), Mr Boyle (Directorate of Social Services), Mr Murray (Directorate of Housing), Mr Slater and Mr Creed (Directorate of Education and Lifelong Learning), Mr Butler (Directorate of the Urban Environment), Mrs V Little and Ms Jackson (Dudley Beacon and Castle Primary Care Trust), Mrs Edwards (Dudley Governing Body Association) and Ms Smith (Directorate of Law and Property).

Approximately 40 members of the public were in attendance.

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### MINUTES

#### RESOLVED

That the minutes of the meeting held on 5th February, 2004, be approved as a correct record and signed.

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### DECLARATIONS OF INTEREST

Councillor Ali declared a personal interest in accordance with the Members' Code of Conduct in Agenda Item No. (11) Capital Allocations – as Director of St Thomas's Network.

Councillor Mrs Coulter declared a personal interest in accordance with the Members' Code of Conduct in Agenda Item No. 9(g) Withymoor Exchange Basin – as a member of the Trust.

Councillor Rahman declared a personal interest in accordance with the Members' Code of Conduct in Agenda Item No. 9(g) Withymoor Exchange Basin – as a member of the Trust.

Councillor Woodall declared a personal interest in accordance with the Members' Code of Conduct in Agenda Item No. 9(g) Withymoor Exchange Basin – as a member of the Trust.

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APOLOGIES

Apologies for absence from the meeting were submitted on behalf of Councillors Bradney, M Davis, Fletcher, Mrs Foster and Dr S Cartwright.

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MATTERS ARISING FROM YOUTH REPRESENTATIVES' MEETING

No issues were raised under this item.

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TRAFFIC ENFORCEMENT AND RELATED ISSUES

Sergeant Hale, West Midlands Police, attended the meeting to note comments from Members on traffic enforcement and related issues within the Central Dudley area. Members raised their concerns with regard to the following: parking on double yellow lines, parking on white "zig zag" lines, parking adjacent to traffic lights, parking on pavements, parking in disabled parking spaces and traffic enforcement with regard to weight restrictions.

Sergeant Hale requested that Members contact him with specific problems within their Wards and that once problem areas had been established that a rota system of traffic wardens could be implemented to target these areas.

RESOLVED

That Members concerns regarding traffic enforcement and related issues be noted and that Members specific issues within their Wards contact Sergeant Hale.

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PUBLIC FORUM

(1) The issue of the proposed medical centre in St Johns Road and the situation to date. Councillor Ali responded that further information was required before any further progress could take place.

(2) The issue of St Modwens Developments and the proposed planning application for Dudley Zoo and its effect on Peggy's Meadow, a site of local importance for nature conservation was raised. The Chair responded that all issues with regard to the impact on the local environment were taken into account.

- (3) The issue of how the Council vetting procedure operated with regard to tenants on Russells Hall Estate and anti social behaviour was raised, in response to which Mr Murray noted the comments made.
- (4) The issue of the "decent home standards" appraisal and the funding to pay for this was raised. Mr Murray responded that it was a requirement of Government upon all Councils to undertake this process and that funding had to be made available.
- (5) The issue of replacement windows and doors in properties in Middlepark Road was raised. It was agreed that Mr Murray would respond direct to the questioner.
- (6) The issue of bulky waste collections was raised, Mr Williams responded that these collections had been phased out and that white collections to encourage recycling were now in operation, with green waste collections being resumed at the end of the month.

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DUDLEY BEACON AND CASTLE PRIMARY CARE TRUST

A presentation was made on behalf of the Primary Care Trust with regard to health research undertaken in the Netherton and Woodside Wards. A community consultation process had been undertaken which resulted in findings that 25% of those consulted were not happy with Primary Care Trust service provision in respect of appointments, waiting times, transport and attitude of front line staff and that communication generally was poor with overuse of jargon and acronyms. It had been noted that those involved in the consultation process had requested more feedback on the results and action to be taken.

RESOLVED

That the content of the presentation and comments made be noted.

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APPLICATIONS IN RESPECT OF LAND AND PROPERTY OWNED BY THE COUNCIL

Reports of the Director of Law and Property were submitted regarding land and property within the Committee's area.

RESOLVED

- (1) That the Lead Member for Law and Property be recommended to refuse the sale of the leasehold interest in 11A New Street, Dudley, indicated on the plan attached to the report now submitted, and that the property remain in the control of the Directorate of Law and Property as a housing let.
- (2) That the Lead Member for Transport be recommended that the application to purchase the car park at Rayboulds Fold, rear of 44-56 Halesowen Road, Dudley, indicated on the plan attached to the report now submitted, be refused for the reasons indicated in the report.
- (3) That the Lead Member for Law and Property be recommended that the application to purchase land adjacent to 194 Cradley Road, Dudley, indicated on the plan attached to the report now submitted, be refused for the reasons indicated in the report.
- (4) That the Lead Member for Law and Property be recommended that the application to purchase the ICT services building and car park, Tower Street, Dudley, indicated on the plan attached to the report now submitted, be approved in principle subject to;
- full ongoing consultation with the Dudley Town Centre Study group, council staff and all relevant departments involved, in the relocation of ICT Services.
  - that Central Dudley Area Committee members be kept informed of progress.
  - Dudley MBC Staff Car Parking being re-accommodated in the area.
  - the Director of Law and Property be authorised to negotiate an option with the developer or a deferred contract for disposal subject to the relocation of ICT Services.
- (5) That the Lead Member for Housing be recommended that the application by the Friends of Priory Park to use the pavilion at Priory Park as a base to conduct meetings, hold workshops, and events and to have an out-reach base, as indicated on the plan attached to the report now submitted, be approved on terms and conditions to be negotiated and agreed by the Director of Law and Property.

- (6) That the Director of Law and Property be recommended that the area of land adjacent to 6 Oak Road, Dudley indicated on the plan attached to the report now submitted, be declared surplus to requirements and sold for the best price reasonably obtainable on terms and conditions to be negotiated and agreed by the Director of Law and Property.
- (7) That the Lead Member for Transportation be recommended that the application to purchase the freehold title of the Withymoore Exchange Basin, Halesowen Road, Netherton, together with a right of access of the Council owned Access Road, indicated on the plan attached to the report now submitted, be approved on terms and conditions to be negotiated and agreed by the Director of Law and Property.
- (8) That the Lead Member for Social Services be recommended to declare the site of the Woodlands, Dixons Green Road, Dudley, as indicated on the plan attached to the report now submitted, surplus to requirements for addition to the Land Disposal Programme for sale on the open market for the best price reasonably obtainable, on terms and conditions to be negotiated and agreed by the Director of Law and Property.
- (9) That the Lead Member for Law and Property be recommended to refuse the application to purchase the land at the rear of 31 and 33 St James's Road, Dudley, as indicated on the plan attached to the report now submitted, for the reasons indicated in the report and that the Lead Member for Law and Property be recommended to approve the request made by the Directorate of the Urban Environment to appropriate the land from the purposes of Section 122 of the Local Government Act 1984 to enable it to be incorporated into the Wolverhampton Street Car Park.

- (10) That the Lead Member for Law and Property be recommended to offer the space at Constitution Hill New Mill Street, Dudley, as indicated on the plan attached to the report now submitted, for the purposes of advertising hoardings on the open market and that any lease exclude the security of tenure provisions of the Landlord and Tenant Act 1954 together with a three month notice to terminate the tenancy in the event of redevelopment and also be subject to planning permission and on terms and conditions to be negotiated and agreed by the Director of Law and Property.
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COMMUNITY EDUCATION AND DEVELOPMENT AREA PLAN FOR  
2004/05

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A report of the Director of Education and Lifelong Learning was submitted on the progress made in respect of this plan. A further report would be brought back to a future meeting listing wards individually and how the youth of the area had been consulted. Arising from consideration given to this matter, it was

RESOLVED

That the content of the report and comments made be noted.

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CAPITAL ALLOCATIONS

A report of the Area Liaison Officer was submitted setting out the recommendations of the Capital Allocations Working Group.

The Committee were also asked to consider the proposal that Neighbourhood Management Services be invited to pilot a scheme in the Netherton and Woodside Ward, so as to assist in the disbursement of capital funds to identified projects in areas that did not have a strong voluntary sector or structured organisation.

With regard to the Duncan Edwards Statue and Plaque it was proposed that his achievements be stone-carved on the plinth of the statue, rather than cast on a separate plaque.

RESOLVED

That the sums below be allocated to the following organisations for the purposes indicated:-

<u>Organisation</u>	<u>Purpose</u>	<u>Amount</u>
<u>Castle &amp; Priory Ward</u>		
Wrens Nest Football Club	Application withdrawn	Nil
<u>St Thomas's Ward</u>		
St Thomas's Community Network	Contribution towards a room for multi-use purposes	£2,000

Dudley Detached Project	Contribution towards Purchasing equipment and resources	£2,000
Guru Teg Bahadur Sikh Temple	Contribution towards purchase of steel tables and chairs for kitchen	£2,000
Sledmere Centre Association	Contribution towards a non-slip safety floor	£1,800
Dudley Town Centre Forum	Contribution towards purchase of intercom radios	£2,000
<u>St Andrew's Ward</u>		
St John Evangelist Church	Contribution towards upgrading toilets	£1,600
Dudley Wood Methodist Church	Contribution towards upgrading toilets	£4,500
<u>St James's Ward</u>		
Saltmine Trust Exalt	Contribution towards creating dance/drama music rehearsal studio	£2,000
Age Concern-Dudley	Contribution towards purchase of thirty armchairs	£2,000
Dudley Camera Club	Contribution towards purchase of computer and other equipment	£1,500
Vicarage Prospect Tenants Association	Contribution towards smoke alarms and fire blankets	£2,000

- (2) That the recommendation of the working group regarding the use of Neighbourhood Management Services be deferred pending further information from the Director of Finance.

- (3) That the recommendation of the working group that the Borough Artist be authorised to contract out the carving of Duncan Edwards achievements on the plinth of the statue for a sum not exceeding £2,000.00, be approved and that this amount be funded from each Ward, with St Thomas's ward giving the remainder of its 2003/04 funding, that is £200 and each of the other four Wards donating a nominal £450.

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"TRAVELLERS" IN THE BOROUGH

A joint report of Officers was submitted on the legal position relating to Travellers, and sites for Travellers, within the Borough and the involvement of the Council through its various services. Arising from consideration given to this matter, it was

RESOLVED

That the content of the report and comments made be noted

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BLACKACRE ROAD AND ADJOINING ROADS, DUDLEY  
PROHIBITION OF DRIVING EXCEPT FOR ACCESS ORDER

A report of the Director of the Urban Environment was submitted on the results of the monitoring of the Traffic Regulation Order in Blackacre Road. Following a lengthy discussion and careful consideration of this matter, it was

RESOLVED

That the results of the initial monitoring periods be noted and that enforcement and monitoring of the Traffic Regulation Order continue.

- (2) That Mr Williams meet with the friends and residents of Buffery Park to help reach a satisfactory conclusion to the problem.
- (3) That further measures be looked at to help reach a satisfactory conclusion to the ongoing traffic issues.
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DIRECTORATE OF THE URBAN ENVIRONMENT - MATTERS RAISED  
AT CENTRAL DUDLEY AREA COMMITTEE HELD ON 5TH  
FEBRUARY, 2004

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A report of the Director of the Urban Environment was submitted indicating progress in respect of issues raised at the meeting of the Committee held on the 5<sup>th</sup> February 2004 in relation to, Hillcrest School in respect of traffic safety issues at Simms Lane and Hill Street, outstanding issues raised by Councillor M Davis, Blowers Green Timber Site planning applications and King Street and Hall Street traffic lights, and action taken in response to these issues.

RESOLVED

That the information contained in the report and appendices to the report, submitted be noted.

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WARD ISSUES

- (1) Councillor Darby expressed concern over the litter and fly tipping problem along Sedgley Road West by the Foyards School and Hare and Hounds Public House. Mr Williams agreed to investigate and respond to Councillor Darby direct.
- (2) Councillor Darby expressed his concern that at the present time there did not appear to be an adequate number of nursery school places within his ward and Dudley Borough. The Chair agreed that the comments made would be passed onto the Director of Education and Lifelong Learning.
- (3) Councillor Mrs Hart-Bowman requested that consideration be given to reinstating the annual bulky waste collections combined with a policy with regard to fly tipping. Mr Williams noted the comments.
- (4) Councillor Ms Craigie expressed concern over the apparent lack of spare parts provision for heater repairs within the Housing Directorate and the subsequent delays. Mr R Murray agreed to respond direct to Councillor Ms Craigie and the Chair.
- (5) Councillor Ms Craigie requested that the problems with regard to the ill fitting and leaking windows at Butterfield, Clent and Claverley Court be looked at as a matter of urgency. Mr Murray agreed to investigate the situation and respond in writing to Councillor Ms Craigie direct.
- (6) Councillor Lowe requested that thanks be passed onto the Anti Social Behaviour Team for the empathic approach by officers when dealing with witnesses.

- (7) Councillor Ali requested that the situation with regard to the derelict garage site at Corporation Road and Wolverton Road be looked into. Mr Williams agreed to investigate and respond to Councillor Ali direct.
- (8) Councillor Ali requested that the situation with regard to drivers misusing the King Street, Flood Street junction be reviewed. Mr Williams agreed to investigate.
- (9) Councillor Ali reiterated again his request that the lighting of Castlegate Island and its sculptures be looked into.
- (10) Councillor Ali requested that "Welcome" signs into Dudley be placed on strategic routes into the Town Centre, such as, Burntree Island and the Tipton Road.
- (11) Councillor Woodall requested that the derelict site of the old allotments along Watsons Green Road, Wolverton Road be tidied up as they had become a dumping ground for fly tipping. Mr Williams agreed to investigate.
- (12) Councillor Woodall requested that the one-way traffic system along the side of Falcon House from King Street into Flood Street be looked at as drivers were treating it as a two-way system. Mr Williams agreed to investigate.
- (13) Councillor Whitehouse expressed his concerns over the deteriorating state of the road surface along Hockley Lane. Mr Williams agreed to investigate.
- (14) Councillor Whitehouse commented with regard to the Area Committee Capital Allocations Budget and the need to advertise the funding available to as many groups as possible. The Area Liaison Officer agreed that advertising would be reviewed in the new Municipal Year.
- (15) Councillor Whitehouse reported on a brochure to be issued by the Area Housing Panel, a good mental health guide, and requested that it be distributed throughout the Borough.
- (16) Councillor Mrs Aston requested that the one-way system along Pine Road be looked at. Mr Williams agreed to investigate.
- (17) Councillor Rahman requested that the feasibility of siting traffic lights at Cinderbank Island be looked into. Mr Williams agreed to investigate.

- (18) Councillor Rahman requested that lighting be provided within Netherton Park as a matter of urgency as a public safety issue. Mr Williams agreed to investigate.
- (19) Councillor Rahman requested that the growing problem with litter at the new industrial park by Cinderbank Island be looked at. Mr Williams agreed to investigate.
- (20) Councillor Rahman welcomed the inauguration of the Woodside Tenants Association but commented that there were serious health issues with regard to antiquated housing within the area that required action. Mr Murray agreed to investigate.

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DATES AND VENUES OF FUTURE MEETINGS

It was noted that future meetings would be held on dates and at venues to be determined.

The meeting ended at 9.15 pm

CHAIR