

19<sup>th</sup> June 2003

**PLEASE NOTE:**

1. That the attached Minutes have yet to be confirmed by the Authority/Committees as true and correct record of proceedings at the various meetings; and
2. That the resolutions of the various Committees, marked with an asterisk (\*), are subject to the approval of the Authority.

A handwritten signature in black ink, appearing to read 'J.E.S. Smith', with a large, stylized flourish at the end.

**J.E.S. SMITH  
CHIEF EXECUTIVE/CLERK**

# ONCHAN DISTRICT COMMISSIONERS

Hawthorn Villa,  
Main Road, Onchan.

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## IN PUBLIC

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20<sup>th</sup> June 2003

Sir/Madam,

You are hereby summoned to attend an ORDINARY meeting of the Authority to be held in the boardroom at the offices of the Board to transact the undernoted business at:

**7.00 p.m. on Monday, 23<sup>rd</sup> June, 2003**

which will be followed by a meeting of the Board in Committee.

Yours faithfully,

**J.E.S. SMITH**  
**CHIEF EXECUTIVE/CLERK**

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## AGENDA

*The order of business at every meeting of the authority shall be in accordance with that laid down in Standing Order No 4 unless varied by the Chairman at his discretion or by a resolution duly moved and seconded and passed on a motion which shall be moved and put without discussion.*

1. To approve as a correct record and sign the Minutes of the:-
    - 1.1 Ordinary meeting held on 19<sup>th</sup> May 2003 *(Minutes - APPENDIX 2)*

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  2. To dispose of business (if any) remaining or arising from the above said meeting
    - 2.1 C03/05/02/02(1) Alberta Drive Culvert *(Surveyor to report)*
    - 2.2 C03/05/02/04(1) Official Opening of Heywood Court *(Letter to report)*
    - 2.3 C03/05/02/08(1) Home Compost Bins *(email circulated)*
    - 2.4 C03/05/02/10(2) Park (Pleasure Grounds) Byelaws *(Clerk to report)*
    - 2.5 C03/05/02/16(3) Policing – Onchan District *(Surveyor to report)*
    - 2.6 C03/05/02/16(4) New Isle of Man Hospital – Bus Service *(Letter circulated)*
    - 2.7 Any other business arising

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  3. To dispose of business (if any) remaining or arising from meetings held prior to the last ordinary meeting.
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4. Chairman's Announcements

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5. Questions - As may be asked by members under the provisions of Standing Order No 7(2).

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6. To receive and consider reports, minutes and recommendations of committees. The chairman of the respective committees to report.

7.1 Housing Committee  
- Meeting held 27<sup>th</sup> May 2003 *(Minutes – APPENDIX 3)*

7.2 Works and Cleansing Committee  
- Meeting held 2<sup>nd</sup> June 2003 *(Minutes – APPENDIX 4)*

7.3 Leisure and Amenities Committee  
- Meeting held 9<sup>th</sup> June 2003 *(Minutes – APPENDIX 5)*

7.4 Policy and Finance Committee  
- Meeting held 16<sup>th</sup> June 2003 *(Minutes – APPENDIX 6)*

7.5 Rural Committee  
- Meeting held 11<sup>th</sup> June 2003 *(Minutes – APPENDIX 7)*

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**Note:**

Standing Order No 7(1) provides that *“A member of the Authority may ask the chairman of a committee any question upon an item of the minutes, report or recommendations of a committee when that item is under consideration by the Authority.”*

Other questions may be asked, after due notice in writing under the provisions of Standing Order No 7(2).

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8. To consider letters, petitions, memorials and other communications.

8.1 Planning decisions/communications from the D.L.G.E. Planning Committee  
*(Schedule - APPENDIX 8)*

8.2 DOLGE re: Tynwald Question – June 2003 *(circulated)*

8.3 Road Traffic Licensing Committee re: Taxi Fares *(circular and memorandum circulated)*

8.4 Any Other Communication

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9. To consider any report from the Clerk or the Surveyor.

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10. To consider Motions in the order in which notice has been received. *(ref Standing Order No 5)*

Minutes of the ordinary meeting of the **ONCHAN DISTRICT COMMISSIONERS** held in the Boardroom at Hawthorn Villa, Main Road, Onchan, on Monday 19<sup>th</sup> May 2003 at 7.00 p.m.

**Present:** Mr E.D.R. Killey (Chairman)  
Mr G.K. Astill  
Mr S.T. Black  
Mr D. Crellin  
Mrs E.J.C. Kelly  
Mr M.J. Kennaugh  
Mr A.T.W. Norton  
Mr H.L.G. Parkin  
Mr D.J. Quirk  
Mr J.K. Watterson

**In Attendance** Mr J.E.S. Smith (Chief/Executive/Clerk)  
Mr M.J. Williams (Deputy Clerk)  
Mr E.K. Convery (District Surveyor)

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**C03/05/02/01**  
**MINUTES**

The minutes of the public section of the ordinary meeting held on 14<sup>th</sup> April 2003, copies of which having previously been circulated, were considered, agreed as a correct record of proceedings and signed by the Chairman.

In addition, the minutes of the annual meeting of the Onchan District Commissioners held on Tuesday 6<sup>th</sup> May 2003, copies of which also having previously been circulated, were agreed as a correct record of proceedings and signed by the Chairman.

**C03/05/02/02**  
**BUSINESS ARISING**

1. **C03/04/01/08(7) - Alberta Drive**

Mr Quirk asked for an update in relation to the blockage to the culvert at Alberta Drive. The District Surveyor confirmed that he had spoken to the developers at the Kerrocoar Site, who had undertaken to speak to both of the concerned residents, to update them in relation to such concerns. Mr Quirk stated that this had not happened to date. The District Surveyor confirmed that he had spoken to the developers some two weeks previously, and undertook to remind them of their undertaking the following day.

2. **C03/04/01/08(5) – Flooding Problems – 82, 84 and 86 Summerhill Road**

In answer to enquiry from Mr Crellin, the District Surveyor confirmed that he had discussed the issue with the Department of Transport, their contractors Insituform, and Holmes Grace, Consulting Engineers to stress the Commissioners' concerns. He had been assured that the matter would be dealt with as a matter of priority.

**C03/05/02/03**  
**BUSINESS ARISING FROM PREVIOUS MEETINGS**

None.

**C03/05/02/04**  
**CHAIRMAN'S ANNOUNCEMENTS**

The Chairman made the following announcements:-

**1. Official Opening – Heywood Court Elderly Persons Complex**

The Chairman referred to the official opening of the Heywood Court Complex which had taken place that afternoon, the ceremony having been carried out by His Excellency Air Marshal Ian Macfadyen, CB, OBE, accompanied by Mrs Macfadyen. The Chairman thanked all of those bodies involved in the project including Government, the Soldiers Sailors and Airforces Families Association and the Joint Ex-Servicemen's Association.

**2. Civic Sunday 2003**

The Chairman confirmed that the Civic Sunday Service would take place on Sunday 29<sup>th</sup> June 2003, at St Peter's Church in Onchan, at 3.00 p.m..

**3. Village Fair**

The Chairman confirmed that a Village Fair was to be held on 5<sup>th</sup> July 2003 at the "The Rec", beginning at 2.00 p.m.. Any local organisations interested in taking part and requiring a stand should contact the Commissioner's Administrative Officer at the Commissioners' Office.

**C03/05/02/05**  
**QUESTIONS**

The following question had been submitted by Commissioner D.J. Quirk, under the provisions of Standing Order Number 5:-

**1. *To Chairman, Onchan District Commissioners, ref: Local Government Act 1985***

- (i) *How can a Local Authority acquire land for its own use?***
- (ii) *What is the procedure for a Local Authority to acquire land in conjunction with DOLGE?***
- (iii) *What is the procedure for a Local Authority to acquire land under a compulsory acquisition?***

In response the Chairman advised as follows:-

- (i)** Under Section 25 of the Local Government Act 1985 a Local Authority may, subject to obtaining the consent of the Department of Local Government and the Environment, purchase any land within or outside its district for the purpose of its functions under any enactment. In the first instance, however, the Authority had to reach an agreement with the landowner.
- (ii)** Land could be acquired either by a Local Authority or a Department of Government. The question indicated some form of joint purchase for which there was no provision under existing legislation to the best of the Commissioners' knowledge and belief.
- (iii)** A Local Authority has power to acquire land compulsory for the purpose of any of its functions; this power may only be exercised with the authority of a resolution of Tynwald and the compensation must be determined by arbitration. The procedures to be followed were as set out in the Acquisition of Land Act 1984 as amended.

**C03/05/02/06**  
**HOUSING COMMITTEE MINUTES**

The minutes of the public section of the Housing Committee meeting held on Tuesday 22<sup>nd</sup> April 2003, copies of which having previously been circulated, were considered. The following matters were arising therefrom:-

**1. H03/04/01/05(2) – Recycling Bins**

The Chairman of the Housing Committee, Mr Kennaugh, drew attention to the concerns which had been expressed by officers over the siting of recycling bins at Springfield Court.

Mrs Kelly enquired whether further communication had been undertaken with the Department of Local Government and the Environment to which the Deputy Clerk enquired that a letter had been issued and a response was awaited.

2. **H03/04/01/06(1) – Communal Lounges**

Mr Kennaugh confirmed that the furniture for the communal lounges at Heywood Court was now in position.

3. **Omission**

Mr Norton made reference to a discussion which had taken place at the Housing Committee meeting which did not appear to have been recorded in the minutes. The discussion related to a request from Second Onchan Scouts for suggestions to be submitted from the Commissioners for projects which might be undertaken. The discussion had suggested that the Second Onchan Scouts might wish to undertake a programme of clearance and landscaping at the triangle at Nursery Avenue.

Members concurred that the minutes be corrected to include this matter.

**C03/05/02/07**

**RECEIVING OF MINUTES**

It was **RESOLVED** that the minutes of the public section of the Housing Committee meeting held on 22<sup>nd</sup> April 2003, be and are hereby received. There were no resolutions contained therein requiring the consent of the Board.

**C03/05/02/08**

**WORKS AND CLEANSING COMMITTEE MINUTES**

The minutes of the public section of the Works and Cleansing Committee meeting held on Monday 30<sup>th</sup> April 2003, copies of which having previously been circulated, were considered. The following matters were arising therefrom:-

1. **W03/04/04(b) – Home Compost Bins**

In answer to Mr Quirk, the Chief Executive/Clerk confirmed that the Department of Local Government and the Environment were to supply additional home compost bins, which had been surplus from another Authority. The balance of additional bins required would be arranged by further purchases. The Chief Executive/Clerk confirmed that the additional bins had not yet been received.

2. **WC03/04/04(e) – Unauthorised Tipping**

In answer to enquiry from Mr Norton, the District Surveyor confirmed that it was his department would be responsible for receiving reports of unauthorised tipping and for maintaining the register. He confirmed that Members of the Authority could inspect the register at any reasonable time. He added that it would be of assistance if the public would report any incidents of unauthorised tipping within the District. He commented that there had been no complaints to date of unauthorised tipping.

Mr Quirk commented that he had reported unauthorised tipping, the District Surveyor clarifying that this was prior to the establishment of the register. Mr Quirk went on to state that the unauthorised tipping to which he referred included asbestos sheeting which had been reported to the Environmental Health Authorities. Mr Crellin also reported unauthorised tipping at the former Howstrake Holiday Camp.

3. **WC03/04/05(a)(iv) – Late Night/All Night Street Lighting**

In answer to enquiry from Mr Norton, the District Surveyor confirmed that he had met with the Community Policeman in Onchan, and a route for extended lighting had been identified. The intent was to suggest the route, including costs and details of any works involved to the Works and Cleansing Committee. Mrs Kelly commented that residents should be consulted, as extended lighting in their area may result in complaints. The District Surveyor confirmed that the proposals related only to the main routes of Onchan.

4. **WC03/04/08(b)(i) – PA03/0127 – Land Between Ballachrink Farm, Maple Avenue and Birch Hill Crescent – Residential Development – Heritage Homes Limited**

In answer to comment from Mr Quirk, the Chairman ruled that the issue of the planning application in relation to the Ballachrink Farm Estate would be referred to under the schedule of planning communications, later in the meeting.

**5. WC03/04/09(a)(i) – Main Road Toilets**

In answer to enquiry from Mr Parkin, the District Surveyor confirmed that whilst the original toilets on Main Road had now been demolished, the construction of the new facilities was well advanced.

**6. WC03/04/15(b) – Properties Abutting Lanes rear of Nursery/Church Avenues/Elm Drive**

In answer to enquiry from Mr Quirk, the District Surveyor stated that no action had yet been taken.

**7. WC03/04/12 – Dog Fouling and Abandoned Vehicles**

In answer to enquiry from Mr Crellin, the District Surveyor confirmed that investigations continued as to whether cost of removal of an abandoned vehicle could be charged to the owner thereof if it was possible to identify the same.

**8. WC03/04/015(d) – Possible Land Purchase for Future Development**

In answer to enquiry from Mr Quirk, the Chief Executive/Clerk confirmed that he had written a further letter to the Department of Local Government and the Environment with regard to the availability of land within Onchan and that a response was awaited.

**C03/05/02/09**

**RECEIVING OF MINUTES**

It was **RESOLVED** that the minutes of the public section of the Works and Cleansing Committee meeting held on 30<sup>th</sup> April 2003, be and are hereby received. There were no resolutions contained therein requiring the consent of the Board

**C03/05/02/10**

**LEISURE AND AMENITIES COMMITTEE MINUTES**

The minutes of the public section of the Leisure and Amenities Committee meeting held on Monday 28<sup>th</sup> April 2003, copies of which having previously been circulated, were considered. The following matters were arising therefrom:-

**1. LA/03/4/3(h) – Easter Opening**

The Chairman of the Leisure and Amenities Committee, Mr. Astill, confirmed that the facilities at Onchan Park had been well used during the Easter weekend. The weather had been kind and had resulted in a successful period.

**2. LA/03/3/3(e) – Park Byelaws**

Mr Quirk made reference to the fact that Braddan Parish Commissioners had recently received the approval of Tynwald to new Byelaws and suggested that these could be used as a template for byelaws in Onchan. The Chief Executive/Clerk understood that the Braddan Byelaws were General Byelaws and not Byelaws in relation to the pleasure park.

Mr Crellin went on to ask whether the introduction of Anti-Social Behaviour Orders would be of assistance in maintaining order within Onchan Park, and the Chairman advised that he thought that it would, adding that if the Police had sufficient staff to enforce same, he was sure that they would.

**3. LA/03/4/3(b)(i) – Concrete Grandstand**

Mr Kennaugh enquired whether it was the intention of the Committee to progress with works as indicated. Mr Astill confirmed that works would be undertaken following investigation.

**4. LA/03/4/9(d) – Football Competition**

Mr Quirk advised that an email would be submitted from Onchan Football, if it had not already been received, confirming that the football competition would be held on Sunday 6<sup>th</sup> July 2003. It had also been suggested that the Commissioners might wish to participate in the event in some way.

**C03/05/02/11**  
**RECEIVING OF MINUTES**

It was **RESOLVED** that the minutes of the public section of the Leisure and Amenities Committee meeting held on 28<sup>th</sup> April 2003, be and are hereby received. There were no resolutions contained therein requiring the consent of the Board.

**C03/05/02/12**  
**POLICY AND FINANCE COMMITTEE MINUTES**

The minutes of the public section of the Policy and Finance Committee meeting held on Monday 12<sup>th</sup> May 2003, copies of which having previously been circulated, were considered. The following matters were arising therefrom:-

1. **PF03/05/06(1) – Onchan Live at Home Scheme – Flag Day**

The Chairman of the Policy and Finance Committee, Mr Parkin, drew attention to the permission granted to the “Onchan Live at Home Scheme” to hold a flag day in the village, later in the year.

**C03/05/02/13**  
**RECEIVING OF MINUTES**

It was **RESOLVED** that the minutes of the public section of the Policy and Finance Committee meeting held on 12<sup>th</sup> May 2003, be and are hereby received. It was further **RESOLVED** that the resolution contained therein requiring the consent of the Board be approved as follows:-

1. ***that the said payments from revenue account as detailed on the lists attached to the minutes be endorsed.***

**C03/05/02/14**  
**RURAL COMMITTEE MINUTES**

The minutes of the public section of the Rural Committee meeting held on Wednesday 7<sup>th</sup> May 2003, copies of which having previously been circulated, were considered and noted.

**C03/05/02/15**  
**RECEIVING OF MINUTES**

It was **RESOLVED** that the minutes of the public section of the Rural Committee meeting held on 7<sup>th</sup> May 2003, be and are hereby received. There were no resolutions contained therein requiring the consent of the Board.

**C03/05/02/16**  
**LETTERS, PETITIONS, MEMORIALS AND OTHER COMMUNICATIONS**

1. **Planning Decisions/Communications from the Department of Local Government and the Environment Planning Committee**

Mr Parkin referred to the public meeting which had been held during the previous week, relating to PA03/012 (Land between Ballachrink Farm, Maple Avenue and Birch Hill Crescent – Residential Development – Heritage Homes Limited), and asked that consideration of the planning application be undertaken in public. This was unanimously agreed.

The District Surveyor reported on a memorandum which he had circulated to the Onchan District Commissioners, which had been drafted following comments received from individual Commissioners. It suggested that the recommendation to the Department of Local Government and the Environment should state that the proposed development would be contrary to the land use zoning of the Onchan Local Plan 2000 which was approved by Tynwald on 21<sup>st</sup> March 2000 and came in to effect on 1<sup>st</sup> April 2000.

The memorandum went on to suggest individual points which may be raised with the Planning Committee, under the terms of the Onchan Local Plan, specifically detailing reasons why the

decisions on zoning had been reached and suggesting that for the reason of zoning alone, that the Planning Committee should refuse the application.

Finally, the memorandum suggested that the Commissioners add that they were concerned over:-

- (a) the existing road infrastructure;
- (b) the non-availability of a potable water supply; and
- (c) the level of primary school capacity within the area.

Mr Watterson commented that as the application related to the Rural Ward, it had been referred to the Rural Committee for consideration. He suggested that the Rural Committee resolution be put to the Board.

Mr Quirk felt that Members should discuss the issue first, referring to the public enquiry held in relation to the Onchan Local Plan, where no demand had been demonstrated for the development. Mr Quirk went on to refer to a letter received from the Department of Local Government and the Environment dated 3<sup>rd</sup> October 2002, which confirmed that if the Onchan District Commissioners were not supportive of the suggested development, the Department itself would not support it. He expressed gratitude to the residents for calling the public meeting. Mr Quirk went on to confirm that the Onchan District Commissioners were not opposed to first time buyers developments within the Village, and confirmed that the Commissioners had indeed suggested the acquisition of land for development which was appropriately zoned. He commented that it was shameful that the suggestions of the Onchan District Commissioners had not been answered. Mr Quirk referred to a development of four flats, the preliminary work for which was well advanced but had eventually been lost to the Commissioners because of the value of the property.

Mr Parkin commented that the issue before the Planning Committee related to a specific planning application in relation to Ballchrink Farm. He reminded Members that anyone could make a planning application for the development of land regardless of its zoning or designation in a Local Plan. Mr Parkin believed that Onchan had, over the years, done enough in terms of major development and that the time was right to move on. He urged Members not to endorse the planning application.

Mrs Kelly proposed that the submission drafted by the District Surveyor be accepted.

Mr Astill endorsed the views of Mr Parkin, feeling that Onchan had already done enough and pointing out that there was very little greenery left within the Onchan conurbation.

Mr Watterson reiterated that the planning application was a matter for the Rural Committee, and confirmed that at their meeting on 7<sup>th</sup> May 2003, the Rural Committee had resolved to recommend refusal of the application on the grounds that the land in question was shown on the Onchan Local Plan as open space and was not zoned for development. Mr Watterson went on to advise that he personally believed that, given time, there may be an opportunity for development of the land in question. He believed that there was a need for a development of first time buyer units within the district, referring both to the difficulties experienced by public sector housing applicants and the length of the first time buyers waiting list for residents in Onchan. He appreciated the views expressed by Birch Hill residents, but reminded Members that they must bear in mind the views of all of the residents of Onchan.

Mr Watterson specifically referred to the traffic flow difficulties highlighted by some of the residents at Birch Hill, but held the view that the traffic difficulties did not emanate in Birch Hill, but in fact emanated from Douglas, and the queues "backed up" from Douglas to Birch Hill. He highlighted that the same difficulties would exist if there had been planning development in Lonan or indeed for instance, on the remainder of the North Bank land. He stated that the Commissioners should maintain a distant view and suggested that at a later date, it may be that the land could be developed, perhaps following consideration of an alternative road access. He concurred with the comment of Mr Parkin that anyone could apply for planning approval to a development regardless of land designation. Mr Watterson did go on to state that he believed that it was far too soon to consider development of the land, given that the Onchan Local Plan had only been approved so recently.

Mr Crellin opposed the development, particularly when there were pockets of land within the village which had been identified for development.

Mr Black entirely agreed with the submission drafted by the District Surveyor, expressing the hope that the Ballachrink Farm land was never developed. Mr Black believed that the current proposal, if

approved, would result in additional applications for development in that area. He urged the Minister for Local Government and the Environment not to rezone the land for development.

Mr Norton endorsed the memorandum and seconded the proposal of Mrs Kelly. He believed that it was wrong to consider development on land which had been so recently designated as open space on the Local Plan.

A vote was taken and it was unanimously **RESOLVED** to recommend to the Planning Committee of the Department of Local Government and the Environment that the proposed residential development on land at Ballachrink Farm, Onchan (PA03/00127/B) should be refused and that the document drafted by the District Surveyor dated 16<sup>th</sup> May 2003 should form the basis of the Commissioners' submission to the Planning Committee.

The Chairman stated that the Onchan District Commissioners were a progressive Authority and would continue to look, with the Department of Local Government and the Environment, to identify land which could be developed for housing purposes, particularly in relation to First Time Buyers.

The following additional planning communications were considered:-

PA Number	Description	Comment
02/1102	Approval in principle – change hipped roof to gable and install roof lights and use of attic for living accommodation, 5 Whitebridge Road	ODC Recommendation – Refusal Planning Decision On Review – Refusal Appeal decision reported – confirmed refusal.
02/1131	Change of use of part ground floor to hair dressing salon, 15 Howe Road	ODC Recommendation – Refusal Planning Decision On Review – Approval Appeal decision reported – confirmed refusal.
02/1755	Erection of 4 Apartment Blocks, Land adjacent to and including "Far End", King Edward Road	ODC Recommendation – Refusal Planning Decision On Review – Refusal Appeal to be heard 2 <sup>nd</sup> June 2003, ODC to continue to oppose application

## 2. Tynwald Garden Party 2003

The Chief Executive/Clerk reported receipt of a letter dated 17<sup>th</sup> April 2003 from the Clerk Administrator from the Office of Clerk of Tynwald inviting the submission of the name of one nominee to represent the Onchan District Commissioners, such invitation extending to the spouse or other guest of such nominee. In accord with usual practice, it was **RESOLVED** that the Chairman and his spouse would be nominated to attend the Tynwald Garden Party on Sunday 6<sup>th</sup> July 2003.

## 3. Policing – Onchan District

The Chief Executive/Clerk reported receipt of a letter from Sergeant Mitchell, confirming that he was to transfer from Onchan Community Police to the Drug Squad as part of his career development. He confirmed that his transfer would take place on 28<sup>th</sup> April and his successor would be Sergeant W. Campbell who had served in Onchan as a constable previously. Sergeant Mitchell confirmed that Inspector Hoggett who was presently on leave would be writing, on his return, to inform the Commissioners of his move in his capacity as Divisional Commander.

Sergeant Mitchell took the opportunity of thanking the Chief Executive/Clerk and staff for the assistance that they had given over the years. He also asked if the Commissioners could be informed of his move and to pass on his thanks for their assistance and hospitality. Sergeant Mitchell confirmed that he had very much enjoyed his time working in the Onchan Community and wished the Commissioners' well for the future. *Noted.*

The Chief Executive/Clerk had circulated the letter received from Inspector Hoggett dated 30<sup>th</sup> April 2003, which confirmed the detail of recent changes within the management of the Police Force.

Mr Quirk suggested that Sergeant Campbell should be invited to meet with the Onchan District Commissioners at an early date. Mr Crellin commented that there did appear to be a shortage of

officers within Onchan and the Chairman added concern that the Police Station did appear to be closed on a number of occasions. Mr Crellin commented further that the Sergeant could only police the district with the resources which were available to him.

**4. New Isle of Man Hospital**

The Chief Executive/Clerk confirmed that the Onchan District Commissioners had originally be invited to view the new hospital facility at Braddan on the afternoon of Monday 19<sup>th</sup> May 2003 but attendance had not been possible due to the opening arrangements for Heywood Court. Following discussions, the Department of Health and Social Security had been able to offer limited numbers at two different times on Wednesday 21<sup>st</sup> May 2003 and it was agreed that those Members who could attend would do so.

The Chairman confirmed that the Commissioners were concerned over the bus service which would be available to Onchan residents in relation to the new hospital and that a letter was to be issued to the Department in this regard.

**C03/05/02/17**  
**CLERK'S REPORT**

None.

**C03/05/02/18**  
**DISTRICT SURVEYOR'S REPORT**

None.

**C03/0301/19**  
**MOTIONS**

None.

***There being no further business the meeting terminated at 7.50 p.m..***

Minutes of a meeting of the **HOUSING COMMITTEE** held in the Boardroom, Hawthorn Villa, Main Road, Onchan, on Tuesday, 27<sup>th</sup> May 2003, beginning at 7.00 p.m.

**Present:** Mr M.J. Kennaugh (Chairman)  
Mr S.T. Black  
Mr D. Crellin  
Mrs E.J.C. Kelly

**Apologies:** Mr E.D.R. Killey, J.P.

**In attendance:** Mr A.B. Sutherland (Housing Maintenance Manager)  
Mrs S. Dougherty (Administrative Assistant)

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### **H03/05/01/01** **MINUTES**

The minutes of the meeting of the Committee held on Tuesday, 22 April 2003, copies of which having previously been circulated, were considered.

It was noted at the Board meeting on 19<sup>th</sup> May 2003, that there had been an omission from the minutes. On the suggestion of the Deputy Clerk, confirmed in a memorandum, it was agreed that minutes should have included the following:-

“In answer to a request from Second Onchan Scouts, made through Commissioner Parkin, it was suggested that the Second Onchan Scouts may wish to consider undertaking a project to include a programme of clearance and landscaping at the triangle at Nursery Avenue”.

Subject to this correction, the Minutes were agreed as a correct record of proceedings and signed by the Chairman.

### **H03/05/01/02** **MATTERS ARISING FROM THE MINUTES**

There were no matters arising from the minutes, which were not referred to elsewhere on the agenda.

### **H03/05/01/03** **MATTERS ARISING FROM PREVIOUS MEETINGS**

#### **1. Manx Gas Limited**

In his report, the Deputy Clerk had referred to consideration given to the difficulties faced by some tenants in maintaining payments to utility companies such as Manx Gas Limited, and in particular to the possibility of the installation of prepayment gas meters. This had not been possible at the time of the consideration but technology was evolving.

The Deputy Clerk had made further enquiries of Manx Gas Limited, whose Managing Director confirmed that the Company continued to examine technological advances and, although it was not presently possible to provide this service, the option was regularly evaluated.

### **H03/05/01/04** **HOUSING AND OTHER ESTATES BUSINESS**

The Committee considered a number of matters relating to housing and estate issues. All of these matters related either to individual housing or housing estate issues which were of a personal nature.

There were therefore no individual items of housing and estate business considered in public.

**H03/05/01/05**  
**SPRINGFIELD COURT MATTERS**

There were a number of matters raised in relation to Springfield Court Elderly Persons Complex. Of these issues, the following were general matters raised, not being of a personal nature:-

**1. Warden's Office**

In his written report, the Housing Maintenance Manager had confirmed that the decoration of the Warden's Office had been completed.

**2. Central Heating Boilers – Phase 1**

In his written report, the Housing Maintenance Manager had confirmed that an inspection of boilers on Phase 1 had been carried out by agents for the Commissioners' Insurers and this had indicated no defects.

The Commissioners' contractors had new filters to the boilers and been instructed to carry out the annual services. The Environmental Health Division of the Department of Local Government and the Environment had visited the site and commented that under specific weather conditions the boiler may generate malodour within the locality. The frequency, duration, and effect of this occurrence had yet to be confirmed by the complainant. The Department had requested a history of the boilers.

**3. H03/04/01/05(2) – Recycling Bins**

In his report, the Deputy Clerk confirmed that he had written to the Waste Operations Management Unit at the Department of Local Government and the Environment, to ascertain whether there was any minimum requirement from that Department for accepting recycling materials and providing recycling bins. He had specifically enquired:-

- (a) whether the Department would be prepared to collect the contents of a single recycling bin sited at, for example, the Springfield Court Elderly Persons Complex; and
- (b) whether there would be any cost implication to the Commissioners in relation to the provision of such a bin, its contents or the disposal of its contents.

That letter, dated 30<sup>th</sup> April 2003, remained unanswered at present but the Deputy Clerk confirmed that if the response was positive he would liaise further with the District Surveyor in an attempt to identify a suitable site at Springfield Court.

**4. H03/04/01/05(3) – Lift Maintenance Contract**

In his report the Deputy Clerk advised Members regarding the risk assessments which were carried out in relation to the lifts at Springfield Court Elderly Persons Complex. He confirmed that the formal comparison of the identified concerns had been undertaken and many of the suggestions, being of a minor nature, were being addressed independently. There were one or two other issues which were a little more specialized and expensive to undertake, such as the replacement of a car top control unit to provide additional security for the Lift Maintenance Engineer. The more expensive tasks were being quantified and would be reported to a subsequent meeting of the Committee.

**H03/05/01/06**  
**HEYWOOD COURT MATTERS**

There were no matters for consideration in public.

**H03/05/01/07**  
**GARAGE MATTERS**

There were no garage matters to be reported.

**H03/05/01/08**  
**PLANNED HOUSING MAINTENANCE**

**1. Upgrade of Electrical Wiring – Ashley Park (60 units)**

In his report, the Housing Maintenance Manager confirmed continuing progress with this project.

## **2. Housing Planned Maintenance Survey**

In a memorandum dated 23<sup>rd</sup> May 2003, the Deputy Clerk advised Members that after several meetings held between the Authority, the Department of Local Government and the Environment and the original Surveyors, it had been determined that the only way to address inaccuracies in the original survey results was to carry out a further inspection.

The Deputy Clerk confirmed that the Housing Planned Maintenance Survey had been undertaken again, the same Company having been involved but on this occasion, some prior contact had been made with the Authority through the Housing Maintenance Manager and Deputy Clerk, which it was hoped would be sufficient to ensure that the base data was accurate. The results of the survey were still awaited but should not be too long in completion. *Noted.*

**H03/05/01/09**

### **HEALTH AND SAFETY BUSINESS**

In his report, the Housing Maintenance Manager had confirmed that a Housing Health and Safety Sub-Committee meeting had been held on 29<sup>th</sup> April 2003. It had been confirmed that all operatives would be considered for manual handling and scaffolding courses in the near future. He further confirmed that a Health and Safety Management Committee meeting would be held on Wednesday 28<sup>th</sup> May 2003.

There were no incidents or accidents to report.

**H03/05/01/10**

### **OFFICERS REPORT**

None.

**H03/05/01/11**

### **OTHER CORRESPONDENCE/COMMUNICATIONS**

#### **1. Uniform Criteria – Allocation Points**

A letter had been circulated with the agenda, dated 23<sup>rd</sup> May 2003, from the Housing Policy Manager at the Department of Local Government and the Environment which confirmed changes to the uniform criteria for the allocation of housing application points as follows:-

- a) points allocated for the number of days on a list to remain at 1 point for each three month period;
- b) the current maximum of 10 points to be removed and therefore no upper limit; and
- c) the points allocation to be applied retrospectively to the date of acceptance on to a list.

Mrs Kelly asked if the current waiting lists should be ignored ahead of the next meeting, to which the Administrative Assistant replied, that they should be kept, as at this stage, it was uncertain as to how long the exercise of carrying out the said tasks would take, and that the next allocations would be made from the current list, with minor updated amendments which may occur.

**H03/05/01/12**  
**FINANCIAL MATTERS**

The Chief Finance Officer had provided end of year figures in relation to housing maintenance expenditure and elderly persons complex maintenance expenditure, the content of which was noted.

**H03/05/01/13**  
**OUTSTANDING MATTERS**

None considered this month.

**H03/05/01/14**  
**MATTERS REFERRED BY THE BOARD/OTHER COMMITTEES**

None.

**H03/05/01/15**  
**ANY OTHER BUSINESS**

**1. Commissioners' Surgery**

It was noted that the next Commissioners' Surgery was due to take place on Thursday, 26th June 2003, commencing at 6.30 p.m.

**2. Date of Next Meeting**

It was noted that the next ordinary meeting of the Committee would be held on Monday, 30<sup>th</sup> June 2003, commencing at 7.00 p.m.

*There being no further business, the meeting closed at 9.20 p.m.*

Minutes of a meeting of the **WORKS & CLEANSING COMMITTEE** held in the Boardroom, Hawthorn Villa, Main Road, Onchan, on Monday 2<sup>nd</sup> June 2003 at 7.02pm.

**Present:** J.K. Watterson (in the chair), Messrs D. Crellin, E.R.D. Killey JP, A.T.W. Norton and D.J. Quirk

**In attendance:** J.E.S. Smith (Clerk), E.K. Convery (Surveyor) and Peter Kelly (Administration)

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**WC/03/6/1**  
**MINUTES**

Minutes of the meeting held on 30<sup>th</sup> April 2003, copies of which having previously been circulated, was taken as read, confirmed and signed.

**WC/03/6/2**  
**MATTERS ARISING**

a) **Nursery Avenue Lane**

The Surveyor reported having walked the lane from Kaighen's Lane and with the exception of the remains of a bicycle and some wind blown litter he could not find an accumulation of rubbish as reported.

b) **Nursery Avenue Lane - Steps**

The Surveyor reported a letter from a resident from which it was noted that he travelled in his vehicle up the lane running behind the top section of Nursery Avenue houses. This lane meets the pedestrian Kaighen's Lane and is joined by steps down to the latter. The motorist in question attempted to drive down the steps. The Surveyor advised that when this came to his attention a bollard was placed at the top of the steps the next day. Noted. Mr Quirk made reference to one of the commissioners' houses in Nursery Avenue and expressed the opinion that when the refuse vehicle rounded the lane it tended to damage the bushes to that particular property.

c) **Adoption of Roads**

The Surveyor reported that he was attempting to obtain prices for having work carried out at Marion Road with particular regard to filling potholes, reinstatement of kerbs etc. With regard to Heywood Park then here the work had been carried out in accordance with the list provided by DoT and no further communication had been received in respect of final adoption. Mr Norton asked if Marion Road could be done as a matter of urgency.

d) **Hague Crescent**

The Surveyor advised that following the Board meeting when it was agreed that the garden at Hague Crescent should be made available to Hartford Homes as a location for site huts during the construction of their apartment block in Imperial Terrace subject to a "make over" of the garden afterwards, he had met with a representative of the firm to discuss the proposals. Letter was read as received from Hartford Homes advising that the Planning Department had informed them verbally that their temporary compound did not require planning permission and that they would hoard the site and accept any liability that may arise from the presence of their compound. The compound would also be covered by their own insurance. A copy of the letter had been passed to the commissioners' advocates in order to draw up a legal document. A copy of their engineer's report on the stability of the site was read. Mr Quirk commented that as they were not taking any liability or responsibility for the south western boundary wall or the cliff face that it might leave the commissioners in an awkward position if undue weight was placed in that location. The Surveyor referred to the engineer's report once again and after a brief discussion it was agreed that the commissioners should ask an engineer to view and photograph the wall prior to any work taking place.

**WC/03/6/3**  
**MATTERS ARISING FROM PREVIOUS MEETINGS**

Nil in public.

WASTE MANAGEMENT AND OTHER CLEANSING BUSINESS

a) **Officer's Report**

Copies of the Officer's report had been circulated prior to the meeting and was noted with the following matters being discussed further:-

i) **Compost Bins**

The Surveyor confirmed the information in the report that 25 additional bins had been received and delivered to the first 25 on the long waiting list.

ii) **PM Onboard**

It was noted that the weighing equipment had been fitted to the two Leyland Daf refuse vehicles and that calibration would be carried out on 10<sup>th</sup> June.

iii) **Commercial Properties**

A letter had been sent out to the commercial properties in Onchan and Braddan advising as to the system that would be adopted as of 1<sup>st</sup> July 2003. There were 250 commercial premises in Onchan and a similar number in Braddan. Noted.

b) **Civic Amenity Site**

The Clerk reported that he understood the application for approval in principle in respect of the Richmond Hill site was due for consideration on 30<sup>th</sup> May. The Braddan Plan enquiry was due to start on week commencing 16<sup>th</sup> June. Details of meetings held with the design team etc was given. It was noted that Douglas Corporation was not present at the meetings. There was now a need to arrange a presentation to the three authorities involved when all the information is to hand. Noted.

c) **Waste Management Officer**

The Clerk advised that Mr Tim Craig had been appointed as the Waste Management Officer on the terms and conditions as advertised.

d) **Commercial Refuse Charges**

Letter reported as received that day from Mr S. Harrison, Waste Operations Manager of DOLGE. The appendix attached thereto indicated what was now proposed in respect of what had been previously described as a 90% discount or grant in respect of domestic waste charges. It will now be a requirement that the local authority pays the full £100 per tonne for waste delivered to the disposal site and following payment of same will have to make an application for the 90% refund. Given the time factor members realised that a couple of payments could be made before any refund comes back to them. Thus for what in reality would end up as a £5,000 bill £50,000 per month would be getting paid in order to reclaim the £45,000. Members agreed that this was an unwieldy and expensive method of achieving what had previously been stated. It was agreed therefore that a meeting should be held with the members of Tynwald residing in Onchan to ask them to make representations at the June sitting of Tynwald.

**WC/03/6/5**

**STREET LIGHTING/STREET FURNITURE**

**a) Officer's Report**

Copies of the report had been circulated prior to the meeting, and was noted with the following points being discussed further:-

**i) Church Road**

The Administrative Officer reported that a potential alternative supplier had been found for the lantern heads but full details were awaited.

**ii) King Edward Road**

The Surveyor reported that the new lamps were now 90% painted.

**iii) Main Road Toilets**

The Surveyor reported that he hoped the scheme would be finished by the end of the month.

**iv) Port Jack Toilets**

The Surveyor advised that he had obtained details for stainless steel fittings which would cost in the region of £3,000 - £5,000 and these could be incorporated into a scheme. He agreed to do a proper costing thereon. Mr Watterson suggested that a costing also be undertaken on comparative maintenance costs.

**b) Kerrocoar Drive**

Mr Quirk made reference to the lamppost at the entrance to the new Heritage Homes site behind Kerrocoar Drive and the fact that there was a large hole in front of it which was not covered up. He also queried the fact that the lantern on top of the lamppost did not match the others in the street and asked if this would be changed. The Surveyor to investigate.

**c) Windermere Drive**

Mr Norton pointed out that the Windermere Drive road sign was set some considerable distant back that it was not possible to readily see it as drivers travelled on Whitebridge Road. The Clerk advised that there used to be a sign nearer to the road saying Lakeside Gardens which was the first indicator. This was no longer in position. A discussion then took place whether that sign should be repositioned but it was agreed that the Windermere Drive sign should be placed nearer to Whitebridge Road instead.

**d) Church Avenue**

Mr Quirk advised that the Church Avenue road sign was missing and that he had reported this some four weeks previous. Noted.

**WC/03/6/6**

**DRAINAGE FUNCTION**

**a) Officer's Report**

Copies of the Officer's report had been circulated prior to the meeting and was noted with the following points being discussed further:-

i) **Sewer Rehabilitation Scheme**

The Surveyor confirmed that work had now started on the 2002/03 scheme and should be complete by the end of June. In answer to question he confirmed that this was in the Birch Hill area. He further added that subject to Treasury consent the scheme would then run into the 2003/04 scheme which included Summerhill Road.

b) **Kerrocoar Drive**

Mr Quirk enquired whether there had been any discussions and if so any outcome in respect of the land being developed by Heritage Homes at the rear of Kerrocoar Drive. The Surveyor replied that the Building Control Officer had met with the contractors and had asked them to make contact with the two residents of Alberta Drive to whom Mr Quirk had referred at a previous meeting. Mr Quirk then added that he had spoken to both residents and no contact had been made and to the best of his knowledge another incident had taken place of recent in respect of the pipe passing under the road resulting in the gardens flooding. The Surveyor replied that the contractors could hardly be expected to be responsible for the pipe which ran beneath Alberta Drive as this was away from their property. Mr Quirk was of the opinion that it was concrete washed down from their site which was causing the problem. Mr Quirk then enquired as to what was going to happen over the ownership of the open stream that passed through this land once the houses were sold. At this point the Surveyor offered to go with Mr Quirk and look at the area in order to fully assess it. Noted.

**WC/03/6/7**

**PLANNING MATTERS**

a) **Planning Communications**

The Surveyor included three planning communications on his list but none of which related to a case where the recommendation of the commissioners and the decision of the Planning Committee differed at the initial stage.

With regard to the application for approval in principle for six dwellings to replace existing garages at Lhon Dhoo/Lhon Vane Close, noting the refusal at Appeal it was agreed that the matter should be placed on the agenda of the next meeting with DoT for consideration in respect of improved parking facilities in the area.

b) **New Applications**

The following new applications were considered

PA 02/2492 Revised plan of dormer window, 1 Ridgeway Road for Mr B. Coyle

**RESOLVED**

***“to recommend approval of the application”.***

PA 03/295 Proposed conservatory, 46 Maple Avenue for Mr & Mrs Hull

**RESOLVED**

***“to recommend approval of the application”*** Adjoining neighbours to be notified.

PA 03/299 Approval in principle for extension, 11 Furman Road for Mr N.J. Fisher

**RESOLVED**

***“to recommend refusal on the grounds that the proposed extension is over intensive, reduces the space to the rear of the adjoining property to the north-east and is contrary to the Onchan Local Plan in that there would not be one parking space behind the building line.”***

PA 03/303 Proposed sun room, 43 Buttermere Drive for Mr G. Jackson

**RESOLVED**

***“to recommend approval of the application”.***

PA 03/307 Extension and conservatory, 11 Thirlmere Avenue for Mr & Mrs Haddock

**RESOLVED**

***“to recommend approval of the application”.***

PA 03/331 Revised plan of detached garage, 58 Whitebridge Road for Mr P. Thomas

**RESOLVED**

***“to recommend approval of the application”.***

PA 03/350 External alterations, 32 King Edward Park for Mr H. Culliane

**RESOLVED**

***“to recommend approval of the application”.***

PA 03/366 Extension to replace car port and garage, 2 Windermere Avenue for

Miss K. Green

**RESOLVED**

***“to recommend approval of the application”.***

PA 03/377 Proposed conservatory, 8 Majestic Drive for Mr S. Lord

**RESOLVED**

***“to recommend approval of the application”.***

PA 03/380 Three replacement windows, 14 Main Road for Mr D. Gibson

**RESOLVED**

***“to recommend to the Planning Committee of DOLGE that given the age and location of the property then the three windows should be uniform in their appearance”.***

PA 03/387 Enlarge existing access under highway, 39 Groudle Road for Mr & Mrs A. Edwards

**RESOLVED**

***“to recommend approval of the application”.***

### **WC/03/6/8**

#### **CAPITAL AND REVENUE SCHEMES**

##### **a) Officer’s Report**

Copies of the Clerk’s report had been circulated prior to the meeting and was noted with the following items being discussed further

##### **Kaighen’s Lane**

The Surveyor reported that he looked at the lane in conjunction with Mr Alan Bridson from MEA 6 new lamps and poles were required and one new head. This would cost in the region of approximately £16,000. Next he would look at Cronk Lane. Noted.

### **WC/03/6/9**

#### **BUILDING CONTROL**

There were no matters relevant to building control for reporting. Noted.

### **WC/03/6/10**

#### **HIGHWAY AND TRAFFIC MATTERS**

##### **Reserved Spaces**

The Surveyor reported that it was proposed by DoT to revoke the parking space in front of 11 Royal Drive as the person for whom it was issued had moved house. Noted.

### **WC/03/6/11**

#### **FINANCIAL REPORTS**

Financial reports relevant to the Works and Cleansing Committee with actual figures to the end of the financial year had been circulated prior to the meeting and were noted without further comment.

### **WC/03/6/12**

#### **FURTHER REPORTS**

##### **Anti-Social Behaviour Orders**

Letter received from Chief Inspector Roberts advising that the Criminal Justice Act 2001 introduced the concept of anti-social behaviour orders which the police regarded as a strong tool for local

authorities and the police in tackling nuisance in the community. Arrangements were being made for a half-day seminar on the subject to be held on Monday 30<sup>th</sup> June 2003 from 10am to approximately 1pm. The Clerk advised that this would be attended by himself, the Deputy Clerk and the Administrative Officer. Noted.

**WC/03/6/13**

**CORRESPONDENCE/OTHER COMMUNICATIONS**

**a) DOLGE**

The Clerk advised on the receipt of a public consultation document entitled Housing (multi-occupation) Bill 2003. Comment was made that this seemed to be legalising what had previously been condemned by the flats regulations. Agreed that the matter be placed on the agenda for the next meeting so that members would have time to peruse same in the meantime.

**b) Leonard Cheshire**

Letter reported as received from the Leonard Cheshire Foundation regarding the out reach services based at Beech House, Onchan and their wish to find a suitable parking space for the van used during the daytime for the conveyance of disabled persons. After brief discussion it was agreed to refer them to the private car park owner in Church Road.

**c) Clerk of Works Letter**

Letter reported as received from Erin Building Services Limited thanking the commissioners for entrusting them to provide the Clerk of Works Service at the recently completed Heywood Court Elderly Persons Complex. Noted with pleasure.

**WC/03/6/14**

**OUTSTANDING MATTERS**

Copies of the list of outstanding matters had been circulated prior to the meeting and were noted with the following being discussed further:-

3(1) Street Lighting, King Edward Road/Port Jack – ***Delete as work now complete***

WC03/03/15(a) Island Spring Clean Initiative - Litter Pick – ***Delete as the matter was not taken up due to the decision of DOLGE to charge for the disposal of materials collected.***

WC02/07/02(c) Attendance at June 2003 IWM Exhibition – ***Delete as representatives would be attending the exhibition the following week.***

WC01/07/18(e) Complete repairs and redecoration of Port Jack Railings – Mr Quirk commented that the railings desperately needed doing and also that the seats in that location required to be bolted down. Noted.

**WC/03/6/15**

**MATTERS REFERRED BY BOARD/OTHER COMMITTEES**

Nil.

**WC/03/6/16**

**ANY OTHER BUSINESS**

a) **Next Meeting**

Tuesday 8<sup>th</sup> July 2003 at 7pm.

b) **Ballachrink Drive**

Mr Quirk advised that some of the street lamps were covered by branches and leaves from the trees.

c) **Hedges**

Mr Quirk reported that the hedge running along King Edward Road behind King Edward Bay Apartments was overgrowing the footpath.

d) **Elm Tree Road**

Mr Quirk reported that the tarmac on the footpath running on the lower side of Elm Tree Road and in the parking layby required attention.

e) **Welcome to Onchan**

Mr Killey made reference to Welcome to Onchan sign close to the MER station where the poles were in desperate need of redecoration.

f) **Mount View Road**

Mr Crellin referred to an incident previously reported whereby a Telecom cover plate in the footpath was broken and promptly replaced by Manx Telecom. He wished to report that it was broken again.

***Meeting terminated at 10.15pm.***

Minutes of a meeting of the **LEISURE AND AMENITIES COMMITTEE** held in the Boardroom, Hawthorn Villa, Main Road, Onchan, on Monday 9<sup>th</sup> June 2003 at 6.58pm.

**Present:** Mr G.K. Astill (in the chair) Messrs E.D.R. Killey, A.T.W. Norton, D.J. Quirk and Mrs E.J.C. Kelly (until 9.44pm)

**In attendance:** Peter Kelly (Administration) Ray Quane (Amenities Officer)

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**LA/03/6/1**  
**MINUTES**

Minutes of the meeting held on 28<sup>th</sup> April 2003, copies of which having previously been circulated, was taken as read, confirmed and signed.

**LA/03/6/2**  
**MATTERS ARISING**

There were no matters arising that were not already on the agenda.

**LA/03/6/3**  
**PLAYGROUNDS/PARKS**

a) **Playground Log Books**

The Amenities Officer reported that the log books were ready for signing by the Chairman the only point out of the ordinary related to the roundabout in the School Road Recreation Ground which had been damaged but had since been repaired. Noted.

b) **Amenities Officer's Report**

Copies of the report had been circulated prior to the meeting and was noted with the following matters being discussed further:-

i) **Football Pitch**

Members noted the quotation received in respect of weed control and fertiliser which lay within the hands of the Amenities Officer for implementation. After discussion it was agreed that the Vertidrain process should be carried out first and when the sand had been dispersed then the other two treatments applied.

ii) **Vehicles**

Mr Killey queried why the Ford Transit had been sent to a garage to have a new exhaust fitted when the exhaust specialists tended to be cheaper. The Amenities Officer reported that the replacement to the exhaust resulted out of what was initially an overall service and the commissioners in house mechanic was of the opinion that the problem lay in the manifold. On investigation at the garage it was found to be a problem with the exhaust. Noted.

iii) **Stadium Showers**

The Amenities Officer reported that two tenders had been received for carrying out this work. These were from Astin Brothers and Energy Management Services. After a discussion it was **\*RESOLVED**

***"to accept the tender of Astin Brothers Limited in the sum of £3,450, being the lowest tender received in connection with the work to the showers at Onchan Stadium in accordance with the specification supplied"***.

The Amenities Officer then reported that the commissioners' electrical sub contractor for properties had indicated his price for the electrical work necessary. When asked should there have been competitive tenders the Amenities Officer advised that he was the appointed sub contractor and was familiar with the present wiring in the stadium building. After brief discussion it was therefore

**\*RESOLVED**

*“to accept the tender of Richard Esp in the sum of £464.50 for the electrical work required in connection with the new showers in Onchan Stadium”.*

**iv) Concrete Grandstand**

The Chairman queried the position with the weeds at the grandstand which the Amenities Officer replied that the men were waiting for the right weather in order to spray. Mr Quirk then pointed out that there was a lot of rubbish on the roof of the grandstand including plant growth. The Amenities Officer was instructed to have the parks men clear this as soon as possible.

**c) Missing Petrol Can**

The Amenities Officer advised that he had been unable to contact the constable dealing with this matter owing to the TT period. Mr Quirk commented that at the last meeting it was suggested that the Amenities Officer obtain the crime numbers for all incidents that take place so that these could be quoted in future. He further suggested that an invitation should be sent to the Community Beat Officer and the new sergeant for Onchan to attend a meeting with the committee. Members concurred.

**d) Guttering – Concrete Grandstand**

The Amenities Officer reported that instructions had been issued to the commissioners plumbing sub contractor. On investigation it was discovered that the suggestion of the Administrative Officer could not be carried out due to the ribs cast in to the roof. The work was such that this could be executed from ladders without the necessity of scaffolding and would be carried out on day work basis. It was agreed that this should be carried out during June at a time when the stock car races were not in operation.

**e) Bylaws**

The Administrative Officer had circulated copies of the Pleasure Park Bylaws as produced by Ramsey Commissioners some years previous and currently in force. Mr Quirk handed around the table copies of the general bylaws with Braddan Commissioners. Mr Killey suggested that the Administrative Officer look at both and make suggestions to what could be incorporated. Mr Quirk suggested that the district bylaws be updated at the same time but the Administrative Officer pointed out that that was not the remit of the Leisure and Amenities Committee. When discussing ways of controlling skateboarders in Onchan Park, Mrs Kelly commented that she did not see any problem with skateboarders coming through the park, it was up to other park users to look out for them.

**f) Park Inspection**

The Amenities Officer reported that the fencing by the bins area had been undertaken. Mr Quirk made reference to the ivy growing on the terraces' toilets which he says had now entered into the building. The Amenities Officer responded that this had been cut back at the base some time ago. Mr Quirk advised that if that were the case it was still growing and heading towards the toilet cistern. The bulkhead lights were also still full of dead bugs which he had pointed out a year ago. In addition, in the ladies toilet the edging to the Formica vanity top still needed finishing.

Mr Quirk then made reference to the entrance gates to the terraces which had not been painted. The Amenities Officer advised that the concrete slabs to go under the seats at the children's playground would be installed that week. He was also trying to obtain prices for re-turfing of part of the large grassed area above the stadium. When this is laid it would be fenced off to permit it to knit in. He was still awaiting the delivery of a litter bin to place over the tree stump. He had arranged for some of the refuse bins to be repositioned as these were being used as handy steps for gaining access into the stadium.

The Chairman commented he had paid a visit to the park and had looked at the toilets and there were a number of maintenance items that required to be carried out. Mr Quirk then made reference to the weeds and rubbish behind the netting on the tennis courts. The Amenities Officer advised that cutting the net short would be difficult and a suggestion had been made that it was bent upwards. His problem was he had men on holiday at the moment and the work could not be carried out. Cold frames tidy up – done.

**g) Park Fencing**

The Administrative Officer reported that three tenders had been received which were opened on 2<sup>nd</sup> June 2003 by the Clerk in the presence of the Board Chairman the three tenders were read to the committee and it was

**\*RESOLVED**

***“to accept the tender of Neil Batty and Sons in the sum of £7,500 for the provision and erection of fencing at Onchan Stadium in accordance with the specification issued and the manufacturers’ instructions”.***

**h) STRI Report**

The Administrative Officer reminded members that copies of the report from the Sports Turf Research Institute had been circulated previously. Abridged copies had also been sent to the bowling clubs and football club. Mr Quirk asked if the park staff ever queried anything in the report to which the Amenities Officer replied that they didn't. Mr Killey queried the ability of the agronomist which the Amenities Officer replied that he was very good. There was also feed back from the park during the current bowling festival that the English bowlers had commented on the excellent condition of the green. Noted.

**j) Financial Report**

Copies of the Financial Report for the end of the financial year had been circulated prior to the meeting. Copies of the park takings for the season to date were distributed at the meeting and were noted. The motorboats and bumper boats showed an increase but the overall season to date was 1.4% down. Mr Killey suggested that figures for the number of passports used each month should be made available. The Administrative Officer pointed out that this figure was usually ascertained at the end of the season but he would ask the Chief Cashier if it were possible to give a more regular breakdown.

**m) Onchan AFC**

Letter reported as received from the secretary of Onchan AFC with respect to the faulty showers. Reply as sent by the Administrative Officer read and noted. Mr Killey requested that prior to the beginning of the next season it should be established how much Douglas Corporation charges for its football pitches. He was concerned that Onchan AFC were only paying £37 per match and yet the committee had agreed that night to expend £4,000 on improving the showers. He was also curious as to how many players of Onchan AFC lived in Onchan. He stressed that he had played for Onchan AFC in the past and held no malice against them.

**n) Benches**

Mrs Kelly enquired whether anything had been done about providing additional benches in the children's play area. The Amenities Officer advised that it was his thoughts that when the new fencing was provided the benches could be attached to it. Mrs Kelly commented that these would be set too far back away from the equipment for mothers to feel comfortable.

**p) Play Equipment**

Mrs Kelly asked if the committee could provide play equipment for the older children as there was nothing in Onchan Park suitable for the 8 to 16 year old age group. She added that the committee were talking about spending a lot of money on a skateboard park for what in reality was the minority of the youth of Onchan and then referred to the piece of equipment in Nobles Park known as The Alien. Mr Quirk commented that that piece of equipment cost over £20,000 alone. The Administrative Officer pointed out that the current Pleasure Park Bylaws limited the age of children using play equipment to 14. Mrs Kelly commented that she thought this was too young. Mr Killey suggested that Mrs Kelly comes back to the next committee with a list of specific items that she felt would be appropriate. He added however that he had never seen a 14 year old on the play equipment and very much doubted that any 16-year-old would wish to do so. Mrs Kelly asked if she could view catalogues which were provided for her.

**q) Roundabout**

Mr Norton enquired whether anything was being done with regard to the replacement of the roundabout in Onchan Park. The Administrative Officer advised that manufacturing firms would be asked to quote for the supply of four roundabouts to replace all those currently in use in the different playgrounds. Each company being asked to explain the virtues of their particular piece of equipment.

**r) CCTV**

In answer to question, the Amenities Officer advised that he had spoken with Constable Radcliffe who had given him an indication of what to prepare by way of a scheme in respect of better surveillance at Onchan Park and what to ask for from tendering contractors. He further advised to use domes in which the cameras are situated so that potential problem makers would not know which camera was in use at any particular time. The Amenities Officer was requested to bring forth further details at the next meeting.

**s) Lottery**

Mr Killey enquired whether it would be worth writing to the Lottery Trust to see if they were prepared to provide money towards Onchan for use by the youth. The Administrative Officer advised that he would write but pointed out that previous applications to other bodies of that nature had resulted in a decline owing to the fact that the commissioners were a local authority and not a charity.

**LA/03/6/4**

**OPEN SPACES**

**a) Amenities Officer's Report**

Copies of the Amenities Officer's report had been circulated prior to the meeting and was noted without further comment. The Amenities Officer advised however that he had that afternoon been to Lakeside Gardens where the central concrete path had developed problem. The concrete was split into sections using a row of bricks and one of the bricks had fallen through into what was possibly a drain. Members trusted the repair would be effected immediately.

**b) Port Jack Glen**

The Administrative Officer reported that his plan had been prepared in respect of the archway. This was rather high and he was concerned would necessitate stays. These in turn would possibly block the entrance for the vehicles. A meeting was to be arranged with A&B Metal Fabricators to discuss the design. Mr Norton referred to the Millennium Shelter and the fact that one of the sheets of Perspex was bowed. The Amenities Officer advised that the joiners had in fact repositioned this. Mrs Kelly queried whether anything could be done about the ponding which took place in the middle of the floor of the shelter. This was hazardous. She also suggested a windbreak was required within the shelter as it was not a practical building at all.

Mr Norton commented that the grass which was killed off with a weed killer now appeared to be growing quite well.

**c) Jubilee Park – Conveyance of Land**

Letter reported as sent to Messrs Corlett Bolton in an effort to further expedite the legal hand over of the land. Reply read from which it was noted that they had been waiting a reply from the donors' advocate. Nothing further had been received. Noted.

d) **Centenary Park**

The Administrative Officer reported receipt of the first draft plan of Centenary Park following the survey carried out by the students of Oxford Brookes. He also read the content of an e-mail which listed the type of documentation which would follow after the assessment of the project by their tutors.

e) **Hague Crescent Garden**

The Administrative Officer reported that the matter had been discussed at the Works and Cleansing Committee the week before following the approval of the Board to the use of the site by Hartford Homes subject to revamping the garden at the end of the user period. Concern was expressed that this appeared to have jumped committees. Mr Quirk suggested that the Surveyor be requested to provide a copy of the engineer's report in respect of the outer wall to the Leisure and Amenities Committee once it is received.

f) **Kickabout Areas**

Letter reported as received from Mr Kevin Barber advising that the kickabout areas now fell under the auspices of the Department of Education in so much that the site was to be used for the erection of the new secondary school. The Amenities Officer was reminded that it had previously been agreed that the Bemahague kickabout area would receive more grass cuts than the original specifications so as to make it capable of being played upon at all times.

g) **Village Green**

Mr Quirk pointed out that one of the slabs around the base of the Village Cross was still loose. Also the paving bricks at the entrance had sunk again. The Administrative Officer commented that if they were to be totally re-laid then it was important that they worked from the level of the underside of the lamp whereas before a gap of approximately three inches had been left. Mr Quirk then made reference to the iris growing near the entrance and how that area needed weeding out so that the iris could survive. The Amenities Officer was also reminded that the time had come to spray the Japanese Knotweed which was encroaching from the adjoining residential area.

h) **Port Jack Glen**

Mr Norton enquired as to whatever happened to the idea for lighting and a fountain in Port Jack Glen. Mr Quirk commented that it seemed to be a dead duck although he was still of the opinion that remote lamps with wind generators could be used. He also felt a water feature could be incorporated something of the nature of the millstone used outside Heywood Court. Mr Killey commented that there had been a previous suggestion of providing a bandstand in the glen.

**LA/03/6/5**

**PUBLIC CONVENIENCES**

**a) Amenities Officer's Report**

Copies of the report had been circulated prior to the meeting and was noted, with the following items being discussed further:-

**i) Port Jack Toilets Windows**

Mr Quirk made reference to the broken window panes suggesting that perhaps next time they were replaced that Perspex was set in front of them.

**ii) Disabled Toilets Onchan Park**

The Amenities Officer reported that a degree of vandalism had taken place in the disabled persons toilets at the top end of Onchan Park adjoining the Taverners Playground car park. Instructions had been given to remedy the defects.

**iii) Main Road Toilets**

Mr Quirk enquired whether there was a date for the Main Road toilets to be complete. The Amenities Officer advised that he was not aware of it but would enquire from the Surveyor. Mr Quirk suggested that block paviors be used in front of the toilets to brighten up the area. He further commented that the timber supports to the verandah did not appear to be treated timber to him and they were being set direct into the concrete.

**LA/03/6/6**

**HEALTH AND SAFETY MATTERS**

**a) Amenities Officer's Report**

Copies of the report had been circulated prior to the meeting and were noted with particular regard to all the park staff having passed and received their certificates in respect of the manual handling course.

The Amenities Officer advised that Mr Brian Price the Building Control Officer for the commissioners had now been appointed the new Health and Safety Coordinator. Mr Killey commented that he was pleased to see that some of the officers were now taking this matter seriously. Mrs Kelly commented that she didn't agree with health and safety and all its rules but felt matters should be left to their own devices.

The Amenities Officer informed members that the park staff felt that the provision of a diesel fuel tank in the park would be beneficial to avoid having to lift heavy fuel cans in order to refuel the tractors. Mr Quirk advised that this was a matter that should be discussed at the next in house health and safety meeting and then a recommendation put forward for next year's estimates.

**LA/03/6/7**

**PUBLIC LIBRARY**

**a) Librarian's Report**

Copies of the Librarian's report had been circulated prior to the meeting and were noted with particular regard to the fact that there was again a continual increase in issues with the exception of video which was seven down on the same month in 2002. There was however a total increase in issues for the month of approximately 200. Members noted the reference to notice board and this matter was left to the Librarian to progress.

The Chairman commented that he had been speaking with the Librarian who was investigating tea and coffee machines for the library. Members commented that this was contrary to the decision made at the previous month's meeting. Messrs Killey, Quirk and Mrs Kelly confirming that they were opposed to such a suggestion and Mr Norton indicating that he was in favour.

**b) Amenities Officer's Report**

Copies of the report had been circulated prior to the meeting and were noted. The Amenities Officer advised that he had not as yet arranged for the chain on the break glass hammer to be positioned at a higher level.

c) **Financial Report**

Copies of the financial report for the year end relevant to the library had been circulated prior to the meeting and was noted.

**LA/03/6/8**

**YOUTH & COMMUNITY CENTRE**

a) **Amenities Officer's Report**

Copies of the Amenities Officer's report had been circulated prior to the meeting and was noted with the following matters being discussed further:-

i) **Radiators Panels**

Mr Quirk enquired whether these were now to be inspected with regard to the registration of the playgroup. The Amenities Officer did not know. He advised however that he was looking at the pipes and thinking that these should be boxed in. There was an alternative using pegboard or something similar at the top or a preformed grille to let the heat out. Members preferred the pegboard solution.

ii) **Entrance Door**

Mr Quirk enquired whether the two panes of glass which were replaced had been broken by vandalism. The Amenities Officer replied that they had cracked for quite sometime but he was not aware of the cause.

b) **Financial Report**

Copies of the financial statement for the year-end in respect of the Youth and Community Centre had been circulated prior to the meeting and was noted.

c) **Break In**

The Amenities Officer reported that he was unable to establish anything further from the police in respect of the break in. Mr Quirk commented that pressure must continue.

d) **Heating**

Mr Quirk commented that with winter coming now was the time to look at the heating in the sports hall and if nothing else the blower heaters should at least be cleaned out and serviced.

**LA/03/6/9**

**PROMOTIONS/ADVERTISING/PUBLIC INFORMATION**

a) **Website**

The Administrative Officer reported receipt of the latest figures from WebOne UK which showed the total number of page views as 7,446 and number of user sessions as 6,669 for the month of April. For May these figures increased to 7,667 and 6,699. Noted.

The Administrative Officer reported on the types of enquiries received as a result of the Onchan Website. These included an enquiry from New Zealand in regard of Henry Tudor Rylance who was licensee of the Nursery Hotel from the late 1880s. Biographical information on him had been supplied to the enquirer. An Onchan resident had written in connection with the Tour of Onchan which was praised but she was concerned her own house wasn't featured in any detail. Other enquiries were received from firms wishing to promote the Onchan Website. In conjunction with the

website, a printout had been undertaken of information on the Manx Notebook relevant to Onchan and with the Manx Notebook site owner's permission this had now been placed in the Onchan Public Library as a reference item.

Contact had also been made by Mr Graham Martin of Norfolk with particular regard to an open ended offer from him to repair water wheels on the Island.

**b) Torchlight Procession**

Members viewed the example of a lantern as provided by Mr Quirk. It was agreed that contact be made with the firm whose leaflet he had also supplied. Mr Quirk pointed out that he had purchased his lantern however from B&Q although the leaflet was from elsewhere.

**c) Noble Occasion**

The Administrative Officer reported ongoing correspondence in respect of the event to be held on 5<sup>th</sup> July. Contact had been made with the Royal Institute of British Architects Library in an effort to establish a catalogue of F&H Sutcliffe of Hebden Bridge who supplied the original pavilion in the School Road Playing Fields in May 1924. Unfortunately the RIBA library did not carry a copy of their catalogue but suggested contact be made with the National Art Library at the Victoria and Albert Museum. Contact had also been made with a website which made reference to a fire at F&H Sutcliffe's works. In reply the site owner advised that it was just a snippet of information which he had and he knew nothing further of the firm.

**d) Football Competition**

E-mail as sent to Commissioner Quirk by the Onchan AFC indicating that they would be glad to run and organise the under 14 football competition in conjunction with the Isle of Man FA was read and noted. The same communication indicated they may take part in A Noble Occasion.

**e) CowParade**

Letter reported as sent to the secretary of the Golden Jubilee Trust advising that the commissioners would be delighted to display one or more cows at Lazy Corner read. No further communication received to date.

**f) The Big One**

Letter reported as sent to Canon Brendan Alger enquiring if St Anthony's Church wished to open their car park for spectators at a nominal charge which could go to church funds. The Administrative Officer reported a conversation with Canon Alger who felt he would be unable to obtain volunteers. The Chairman commented that when the event was finished there was not a policeman to be seen anywhere to assist in the traffic movement. He further added that there were a lot of people present at the event but in his opinion not as many as the previous year. In answer to question, the Amenities Officer advised that he had not received any reports of rubbish that had not been collected by the promoters.

**g) Special Event**

Mr Quirk commented that he had been contacted by Commissioner Kennaugh who had expressed a wish to use Onchan Stadium as fund raising event for the Mighty Oak Appeal. Members felt that in principle there was no problem to this idea subject to a formal approach being made with further details and the relevant notice being given to the concession holders if appropriate.

**LA/03/6/10**

**OUTSTANDING MATTERS**

There were no matters to be deleted from the list.

**LA/03/6/11**

**MATTERS REFERRED BY BOARD/OTHER COMMITTEES**

Nil in public.

**LA/03/6/12**

## CORRESPONDENCE

### a) Neighbourhood Watch

Letter reported as sent by the Administrative Officer to a resident in Wybourn Grove following his receipt of documentation prepared by the Wybourn Grove Neighbourhood Watch Committee. Members commented that this had been reported to the Board sometime previously. After a brief discussion it was agreed that the report should be viewed by the Administrative Officer in the company of the Amenities Officer and any matters which could be implemented should be done.

### b) Good Loo Guide

The Administrative Officer reported that correspondence had been received from Isle of Man Newspapers requesting information on public toilets in Onchan so that they could compile a good loo guide.

### c) Hearts in Action

Letter reported as received from the Human Resources Manager of AXA Isle of Man Services Limited thanking the commissioners for their suggestions in respect of a community project and advising that regrettably the suggestions put forward by Onchan Commissioners were not being taken up.

### d) Memorial Seat

Letter reported as received from Mr David Ireland requesting permission to place a memorial bench at the crown green in Onchan Park dedicated to his late mother. Agreed subject to the usual terms and conditions.

LA/03/6/13

## ANY OTHER BUSINESS

### a) Date of Next Meeting

Monday 14<sup>th</sup> July 2003 at 7pm.

### b) Bowling Green

The Chairman advised that he had been approached by an Onchan resident seeking permission to drive his car into Onchan Park so that his wife could gain access to the bowling green as a spectator. It was noted that she suffered a disability. Members discussed the matter at some length and reference was made to previous applications. On the basis that no vehicles should enter Onchan Park during opening hours it was open, it was therefore regrettably

#### **RESOLVED**

***“that permission not be granted but that arrangements be made for the creation of a disabled person’s parking space close to the lower entrance to the park”.***

Members noted that the lady in question could then be transported by wheelchair to the green.

### c) Pennington Hall

The Chairman enquired as to what was happening with Pennington Hall. Members were reminded that it was in the hands of the Surveyor who was liaising with the appointed architects. The Chairman requested that there be an update of the situation to made available to members at the next meeting of the Board.

### d) Concert

Mr Killey reminded members that at the Annual Meeting he commented that Onchan should have an annual concert as had taken place during Millennium Year. He added that there was definitely a call and support for one to be held. He felt the Youth and Community Centre should be used on a Sunday evening and Helen Prescott and Michael Corkhill be asked to take part. The Chairman enquired whether choirs from the schools should also be invited. Mr Killey suggested that a date was

required from the YCC Booking Secretary as to when the hall would be available. Information to be provided to the next meeting of the Board.

e) **Flags**

Mr Quirk enquired as to when the flags were to be erected in the village. The Amenities Officer reported that this was in the week leading up to Tynwald Day. Noted.

f) **Birch Hill Crescent**

Mr Quirk pointed out that in the grassed triangle at the top of Birch Hill Crescent a concrete pad had appeared in the centre. Nobody was aware as to the reason for this. The Surveyor to be asked to investigate.

g) **Pavements**

Mr Quirk commented that the footpath in front of the tennis courts had its surface below the concrete kerb and therefore a potential danger was being laid before the public. Matter to be referred to the Surveyor for ongoing transmission to the Department of Transport.

***Meeting terminated at 10.22pm.***

Minutes of a meeting of the **RURAL COMMITTEE** held in the Boardroom, Hawthorn Villa, Main Road, Onchan, on Wednesday 11<sup>th</sup> June 2003 at 5.15pm.

**Present:** Mr J.K. Watterson, ( From 5.24pm in the chair for most of the meeting), Messrs S.T. Black, J.M. Bulley, D. Crellin (from 5.28pm) and B.H. Moore

**In attendance:** Peter Kelly (Administration) & E.K. Convery (District Surveyor)

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**R/03/6/1**  
**CHAIRMAN**

A telephone message was received from the Chairman to advise that he was stuck in traffic and at his suggestion the meeting proceeded. Mr Moore as Vice-Chairman assumed the chair and took the meeting to the completion of the matters arising section.

**R/03/6/2**  
**MINUTES**

Minutes of the meeting held on 7<sup>th</sup> May 2003, copies of which having previously been circulated, was taken as read, confirmed and signed.

**R/03/6/3**  
**MATTERS ARISING**

The following matters were arising from the minutes:-

a) **Street Lighting Hillberry Corner**

The Administrative Officer reported that he had discussed the matter with the Surveyor and whilst the price quoted by the MEA was in line with that recently quoted for lighting in Kaighen's Lane, the degree of excavation and cable laying was considerably shorter. The matter was therefore to be taken up with the MEA. Mr Black referred to a leaflet produced after another meeting by Commissioner Quirk which was a lamppost with built in wind generator which he thought might be appropriate in this location. Members agreed the principle for rural locations was ideal but in this instance the lamppost was literally going to sit over an underground cable. The Surveyor made reference to advances in street lighting with particular reference to LEDs and solar panels. Matter to be investigated by the Surveyor and reported back at the next meeting.

b) **Windy Corner**

At the previous meeting the Administrative Officer had offered to view the "Welcome to Onchan" sign which was then standing in "no mans land" as the stone wall had been set back. He advised that he didn't have to investigate as it transpired the sign had already been moved back to the side of the wall by the time of the last meeting.

c) **Post Codes**

The Administrative Officer reported having written to the Post Office confirming that the compromise of "Onchan, Douglas" in those instances where the delivery was on a Douglas round was acceptable as opposed to the present situation where the word Onchan did not appear at all.

d) **Sign Cronk-ny-Mona**

The Administrative Officer reported that an investigation had taken place and it transpired that the Welcome to Onchan sign had been lifted out its socket for the race period. The pole was lying in the grass but the decorative head and welcome to Onchan sign had gone missing. Noted.

e) **Scollag Road**

Letter read as sent to DoT in respect of the Chairman's concern that work on overcoming the ponding on Scollag Road had originally been requested and discussed eleven and a half years previous and to date the work was not complete and on occasions the road was closed due to the ponding. Reply awaited.

**R/03/6/4**

**OUTSTANDING MATTERS**

The list of outstanding matters had been circulated prior to the meeting with the following being discussed further:-

a) **Ballacreech Corner**

The Surveyor reported that the next meeting of the Eastern Sector Liaison Committee was on Thursday 19<sup>th</sup> June and he had arranged that the matter be placed on the agenda for discussion.

b) **Registration of Chimneys**

The Administrative Officer reported that whilst reference to the potential registering the chimneys at Tromode had been quoted in a recent planning approval no further word had been received under the registration process. Noted.

**R/03/6/5**

**MATTERS FROM PREVIOUS MEETINGS**

Nil.

**R/03/6/6**

**MATTERS REFERRED BY BOARD/OTHER COMMITTEES**

Nil.

**R/03/6/7**

**PLANNING MATTERS**

a) **Planning Decisions**

The District Surveyor reported the following decisions received:-

PA 02/1536 Approval in principle for three light industrial buildings Tromode Industrial Estate for Clucas PLC – **Approved subject to conditions requiring the retention of the chimney and other buildings. Noted.**

A Review had been sought by the applicant.  
**RESOLVED** to uphold views previously expressed.

PA 02/2326 Erection of agricultural dwelling, Middle Ballacashin, Abbeylands for Mr S. Harvey. The Surveyor reported on amended plans received which showed principally alteration to window forms and wider chimney stacks. A Written Statement had also been received in respect of the applicant's personal circumstances. This had been received on 13<sup>th</sup> May, a week after the previous meeting of the Rural Committee. Comments were required on the amendment. Whilst the proposals may improve the appearance of the building the principle of a building being erected as an agricultural residence on such a smallholding had not changed.  
**RESOLVED** to maintain opposition on those grounds.

PA 02/2140 Approval in principle for housing adjoining Hillberry Manor, Little Mill Road for Mr R.C. Leventhorpe. Letter dated 29<sup>th</sup> May 2003 received advising that the application had been withdrawn.  
**Noted.**

PA 02/2488 Proposed conservatory, Corley Cottage, Begoade Road for Mr & Mrs Bulley – **Approved subject to a condition requiring obscure glazing on the southern elevation to prevent overlooking of the rear of the adjacent property. Noted.**

The Surveyor advised that a Review of the decision had been requested. It was noted that there was a wall and fence between the two properties, the lower property already having a conservatory alongside same. It was

**RESOLVED** therefore to continue recommending approval of the application.

Mr Bulley took no part in the discussion.

b) **Reviews**

PA 02/1929 Erection of industrial unit for the retail and display of furniture etc, Tromode Industrial Estate for Clucas PLC. Members noted that the application had again been approved. After consideration it was

**RESOLVED** that an Appeal should be sought. It was noted that the Appeal Request had to be submitted by 12<sup>th</sup> June 2003.

PA 02/2135 Approval in principle for the refurbishment of derelict farmhouse and barn, Ballairgey, Abbeylands for Mrs D.E. Harvey. This application had been refused again on Review. It was noted that the applicant had sought an Appeal Hearing.

c) **Appeals**

PA 02/1692 Approval for amendment to approved application PA 01/338 to provide three holiday units within outbuildings and a dwelling within approved extension, Glenville Farm, Scollag (sic) Road, Onchan for Mr B. Stowell. The Administrative Officer reported that he would be attending the Appeal Hearing the following day as the Building Control Officer was off the island. Noted.

**R/03/6/8**

**ANY OTHER BUSINESS**

a) **Time and Date of next meeting**

Wednesday 16<sup>th</sup> July 2003 at 5.15pm.

b) **Shannin Rea**

Mr Moore made reference to a car which appeared to have been abandoned on the Shannin Rea site around TT Week. The District Surveyor responded that the car had now been removed.

c) **Various Items**

The Chairman advised that he had a series of items but in view of the time he would e-mail his list to the office the following day. These included Abbeylands Road, Clypse Mooar Road, Ballacottier Road, Hillberry Corner Grandstand and Lanjaghan Road. Noted.

***Meeting terminated at 6.55pm.***

Minutes of a meeting of the **POLICY AND FINANCE COMMITTEE** held in the Boardroom at Hawthorn Villa, Main Road, Onchan, on Monday, 16<sup>th</sup> June 2003, at 5.35 p.m.

**Present:** Mr H.L.G. Parkin (Chairman)  
Mr G.K. Astill  
Mr M.J. Kennaugh  
Mr E.D.R. Killey, J.P.  
Mr J.K. Watterson

**In Attendance:** Mr J.E.S Smith (Chief Executive/Clerk)  
Mr A.S. Booth, F.C.A. (Finance Officer)

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**PF03/06/01**  
**MINUTES**

Minutes of the meeting held on 12<sup>th</sup> May 2003, copies of which having previously been circulated, were taken as read, confirmed and signed.

**PF03/06/02**  
**BUSINESS ARISING**

There was no business arising from the minutes of the last meeting other than those dealt with in the Clerk's and Finance Officer's Reports and those matters listed separately on the agenda paper.

**PF03/06/03**  
**MATTERS ARISING FROM PREVIOUS MEETINGS**

There were no matters arising from the minutes of previous meetings other than those dealt with in the Clerk's and Finance Officer's reports and those matters listed separately on the agenda paper.

**PF03/06/04**  
**FINANCE OFFICER'S REPORT**

The Finance Officer's report, copies of which having previously been circulated was considered and arising therefrom:-

1. **Interest Rates**

In view of the continuing trend of the downward movement in interest rates it was **RESOLVED:-**

***That the Authority's bond interest rates be reduced as follows, with immediate effect (present rates shown in brackets):-***

<b>1 or 2 years</b>	<b>3.75%</b>	<b>(4.0%)</b>
<b>3 or 4 years</b>	<b>4.0%</b>	<b>(4.25%)</b>
<b>5 years</b>	<b>4.25%</b>	<b>(4.5%)</b>

2. **Rates Collected**

It was noted that the total estimated collectable rates and cash received in the current financial year to 10<sup>th</sup> June 2003 compared with the previous financial year were as follows:-

<b>2003/04</b> estimated amount collectable including arrears brought forward	£1,405,728
<b>2003/04</b> collected to 10 <sup>th</sup> June 2003 less refunds	£ 548,148 (38.99%)

Comparative figures

<b>2002/03</b> estimated amount collectable including arrears brought forward	£1,098,373
<b>2002/03</b> collected to 10 <sup>th</sup> June 2002 less refunds	£ 407,683 (37.12%)

3. **Revenue Account Payments**

The list of payments from revenue account during the month of May 2003, copies of which having previously been circulated, was considered and it was **RESOLVED**\*:-

... That the said payments from revenue account as detailed on the lists attached to the minutes be endorsed.

### **3. Debtors**

The list of general debtors copies of which having previously been circulated was considered. Total sum outstanding as at 12<sup>th</sup> June 2003 was £28,503.97 which compared with an amount of £52,353.17 outstanding as at 8<sup>th</sup> May 2003, the sum collected since the last meeting therefore being £23,849.20.

#### **PF03/06/05**

##### **HEALTH AND SAFETY AT WORK – ADMINISTRATION SECTION**

Clerk reported that a meeting of the Health and Safety Co-ordinating Committee had been held on 28<sup>th</sup> May 2003 and that a further meeting was to be held on the 2<sup>nd</sup> July 2003. Arrangements had also been made to meet with the Consultants, Tweeds, such meeting to be held on 18<sup>th</sup> June 2003 to arrange for the bi-annual review of the Authority's Health and Safety Policy and to appraise with the Consultants the implementation of the policy in the different sections. It was agreed that the Clerk's report be noted in the minutes.

#### **PF03/06/06**

##### **CORRESPONDENCE AND OTHER COMMUNICATIONS**

There were no further communications to report in the public section of the meeting.

#### **PF03/06/07**

##### **MATTERS REFERRED BY COMMISSIONERS/OTHER COMMITTEES**

None to report in public.

#### **PF03/06/08**

##### **RECOMMENDATIONS WITH POLICY OR FINANCIAL IMPLICATIONS FROM OTHER COMMITTEES**

None to report in public.

#### **PF03/06/09**

##### **OTHER BUSINESS**

There was no other business for consideration in public.

#### **PF03/06/10**

##### **NEXT MEETING**

It was agreed that the next ordinary meeting of the Committee be held at 5.30 p.m. on Monday 21<sup>st</sup> July 2003.

***There being no further business the meeting terminated at 6.30 p.m.***