

IN PUBLIC

7th November 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**

*IN PUBLIC***ONCHAN DISTRICT COMMISSIONERS***Hawthorn Villa,
Main Road, Onchan.*

IN PUBLIC

7th November 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, 10th November, 2003

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

Yours faithfully,

J.E.S. SMITH
CHIEF EXECUTIVE/CLERK

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 6th October 2003(*Minutes - APPENDIX 2*)
-
2. To dispose of business (if any) remaining or arising from the above said meeting
 - 2.1 C03/10/01/02(1) Onchan District Act 1986 – Order (*Clerk to report*)
 - 2.2 C03/10/01/02(2) Recycling Working Group – meeting held 10th October 2003 (*Notes circulated*)
 - 2.3 C03/10/01/06(3) Recycling Bins (*Letter circulated*)
 - 2.4 C03/10/01/10(5) Groudle Glen Water Wheel (*Clerk to report*)
 - 2.5 C03/10/01/04 Waste Collection Services (*Letter circulated*)
 - 2.6 Any other business arising
-
3. To dispose of business (if any) remaining or arising from meetings held prior to the last ordinary meeting.

*IN PUBLIC***ODC MEETING 10th November 2003****IN PUBLIC**

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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.
- 6.1 Housing Committee
- Meeting held 13th October 2003 *(Minutes – APPENDIX 3)*
 - 6.2 Works and Cleansing Committee
- Meeting held 20th October 2003 *(Minutes – APPENDIX 4)*
 - 6.3 Leisure and Amenities Committee
- Meeting held 27th October 2003 *(Minutes – APPENDIX 5)*
 - 6.4 Policy and Finance Committee
- Meeting held 3rd November 2003 *(Minutes – APPENDIX 6)*
 - 6.5 Rural Committee
- Meeting held 29th October 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).

- 7 To consider letters, petitions, memorials and other communications.
- 7.1 Planning decisions/communications from the D.L.G.E. Planning Committee
(Schedule - APPENDIX 8)
 - 7.2 Chief Constable's Annual Report 2002/03 *(Previously circulated)*
 - 7.3 Chief Constable – Policing Plan 2004/05 – Political Consultation *(Circulated)*
 - 7.4 Road Transport Licensing Committee *(Circulated)*
 - 7.5 Any Other Communication
-

8. To consider any report from the Clerk or the Surveyor.
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- 9 To consider Motions in the order in which notice has been received. *(ref Standing Order No 5)*
- 9.1 No 27 – Submitted by Commissioner D.J. Quirk *(copy circulated)*

IN PUBLIC

Minutes of the ordinary meeting of the **ONCHAN DISTRICT COMMISSIONERS** held in the Boardroom at Hawthorn Villa, Main Road, Onchan, on Monday 6th October 2003 at 7.00 p.m.

Present: Mr E.D.R. Killey , J.P. (Chairman) *(from 7.05 p.m.)*
 Mr G.K. Astill
 Mr S.T. Black
 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

Apologies: Mr D. Crellin

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

Mr Parkin took the Chair for the commencement of the meeting.

C03/10/01/01
MINUTES

The minutes of the public section of the ordinary meeting held on 1st September 2003, copies of which having previously been circulated, were considered, agreed as a correct record of proceedings and signed by the Chairman.

C03/10/01/02
BUSINESS ARISING

1. C03/09/01/02(6) – Onchan District Act 1986 – Rural Ward Rate - Order

The Chief Executive/Clerk had circulated with the agenda a copy of the draft Onchan District (Differential Rating) Order 2003, to be made under the terms of the Onchan District Act 1986, and circulated for confirmation. The effect of the Order would be to alter the factor by which the general rate levied by the Onchan District Commissioners was reduced in respect of 2004/05 and subsequent rating years, so as to remove the differential by 2005/06.

The Chief Executive/Clerk also reported receipt of a letter from the Manager of the Legislation and Policy Unit at the Department of Local Government and the Environment, which had enclosed the final version of the draft Order, and suggested that for the Commissioners own permanent reference, that the Commissioners set up their own version on their computer records. It confirmed that the Order would now require to be made and so would need signing by the Chief Executive/Clerk and by the Chairman.

The letter went on to confirm that after the Department had agreed the draft Order as suggested by the Commissioners, the Minister had also decided that when the Order was taken through Tynwald that Mr J.R. Houghton, MHK, in his capacity as an Onchan resident, should move the Order. It stated that as Mr Houghton was not a Minister it would be necessary to ensure that the Minister for Local Government and the Environment was similarly briefed when the Order was considered by the Council of Ministers who approved the submission of all Government business to Tynwald. The Department would arrange for all the background information to be prepared but it was suggested that further discussion would be required in due course.

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It was confirmed that if the Commissioners wanted to refer the Order to November Tynwald, then it would be necessary to make the Order and have all the relevant paperwork prepared for 20th October 2003. Finally, if the Order was approved by Tynwald then the relevant date would need inserting on the front page of the Order and the original signed version should be sent to the General Registry for filing. On the proposal of Mr Quirk, seconded by Mr Black, it was **RESOLVED** that the Onchan District (Differential Rating) Order 2003 be made by the Authority and signed by the Chief Executive/Clerk and Chairman. Messrs Parkin and Watterson recorded their vote against such decision.

Mr Killey apologised for his late arrival and took the Chair.

2. C03/09/01/07(4) – Proposal to Set up a Recycling Committee

The Chief Executive/Clerk had circulated with the agenda a copy of an email and agenda received for a meeting of the Recycling Committee to be held on Friday 10th October 2003 at 7.30 p.m. The Chairman confirmed that Mrs Kelly had been nominated to attend such Committee meetings and report back on any proposals that were made.

Mr Quirk was pleased to note that another part of the Island was concerned with regard to the waste strategy of the Department but was concerned that Mr Gimbert, who had called the meeting, should not be put to excessive personal expenditure for undertaking a role which should fall within the Department of Local Government and the Environment to be progressing.

3. C03/09/01/02(1)(1.2) – Abandoned Vehicles

Mr Quirk acknowledged the work undertaken to arrange for the removal of the abandoned vehicles from Stoney Road and enquired as to the latest position with regard to those vehicles, apparently abandoned, in the Commissioners' Onchan Park car parks. The District Surveyor confirmed that notices had been placed on the vehicles but that the regulations did not prohibit over night parking in those car parks. Mr Quirk suggested that as notices had been placed upon the vehicles, that they must be regarded as abandoned. The District Surveyor replied that only one such vehicle was deemed to have been abandoned having had damage caused thereto. He understood, however, that that vehicle was to be removed imminently.

5. C03/09/01/02(9) – Energy From Waste Plant – Licence – Public Consultation

Mr Norton referred to the reference to the disposal of tyres and enquired whether the policy of the Department had been established. The Chairman confirmed that at present, he understood that tyres were being collected on behalf of the Department and shipped off Island. He understood, however, that the Energy from Waste Plant would be able to accept a small number of tyres for incineration, subject to such tyres being properly shredded as part of the process. The Chief Executive/Clerk clarified that this was not part of the Department's formal policy, but indicated that the site operators had the ability to cope with an occasional tyre in the refuse stream rather than providing a disposal route. Mr Quirk clarified that the public would not be permitted to have access at the Energy from Waste Plant themselves.

5. C03/09/01/07(6) – Speeding Concerns – School Road, Onchan

Mr Norton enquired whether a letter had been sent to the Department of Transport and to the Police in relation to the concerns expressed. The District Surveyor confirmed that such letter had been sent, and a reply had been received, dated 22nd September, by way of a copy of a letter to the residents at School Road who had raised the issue. The letter explained that unlike Ballachrink, which was a residential estate, School Road did not currently meet the criteria to be treated as a 'home zone' as it was a through road. However, the Department was currently collating information on traffic calming around schools and hoped to be able to implement some

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measures in the future. In the meantime, it confirmed that the Department would place traffic counters on School Road to gauge to the speed and volume of traffic.

Mr Norton referred to works which were underway at Strang Road, introducing traffic calming measures and the implementation of speed restriction of 20 miles per hour. He thought that this was no different to circumstances on School Road and posed the question as to why the Department treated the circumstances differently. This view was echoed by Mr Watterson. After a short discussion it was **RESOLVED** that a further letter be sent to the Department of Transport, enquiring as to the different approach from the Department in relation to School Road and Strang Road, Braddan, pointing out that the Commissioners saw little difference in the circumstances between the two areas.

Mr Quirk also suggested that the matter be included upon the agenda for the next joint meeting between the Commissioners, the Department of Transport and the Isle of Man Constabulary.

6. C03/09/01/08(9) – Energy from Waste Plant – Licence – Public Consultation

The Chief Executive/Clerk reported receipt of a letter from the Waste Operations Manager at the Waste Operations Management Unit dated 3rd October 2003, confirming that the stage had been reached in the programme for the Energy from Waste facility that required procedures for deliveries to the facility to be discussed with potential site users. Therefore, the Department and SITA IOM Limited would like to invite representatives from the Commissioners to attend a short joint briefing session at the Manx Museum, Kingswood Grove, Douglas, on Wednesday 22nd October 2003 at 6.45 p.m.. The session was intended for managers, supervisors, Clerks and if they wished to attend Commissioners and elected representatives. It would be an overview of the systems and procedures that would be in place and operated by SITA for reception and control of vehicle and crews delivering waste to the Energy from Waste Plant. Other issues would be covered relating to waste types, load rejection and invoicing. It was not intended for individual drivers as they would receive specific briefing on site. A separate briefing had also been arranged for commercial users and Civic Amenity Site Clerks should note that their container removal contractors had been invited to their session.

The letter went on to say that following the presentation all parties would be asked to complete a log sheet detailing their drivers details, vehicle types and waste types so that individual drivers could be invited to a half day training session at the Energy from Waste Plant prior to starting to use the site and so that vehicle details could be set up in the system. Although it would be discussed at the meeting, the Waste Operations Manager emphasised that no untrained driver or vehicle that had not been pre-entered into the system would be allowed on site, so it was essential that details were supplied.

It was suggested that it would be of assistance to have a feel for numbers attending and so advanced information as to those in attendance was requested. Finally, the Waste Operations Manager asked representatives to note that the meeting would be short and focus solely on the procedures for deliveries and there were not be time for it to be a forum to discuss other related issues.

The content of the letter was noted.

C03/10/01/03

BUSINESS ARISING FROM PREVIOUS MEETINGS

1. Litter Act 1972 – Fixed Penalty Notices

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The Chief Executive/Clerk had circulated with the agenda, copies of a letter and enclosure received from the Department of Local Government and the Environment dated 19th September 2003 in relation to the Litter Act 1972 Fixed Penalty Notices.

Mr Norton commented that it was pleasing to note that the Department were aware of the anomaly that existed in the Fines and Duties Act 1985 whereby fines payable following a prosecution by a Local Authority were currently paid to the Treasury rather than to the Local Authority, and were trying to address this issue.

Mr Watterson referred to the documentation and in particular to the suggestion that in circumstances where an offender refused to give his name and address and/or became hostile it may be possible to obtain a Police presence, the Police having additional powers to deal with such an issue such as arrest. Mr Watterson pointed out that he had challenged an offender in Douglas, asking him politely to pick up litter which he had dropped. The offender had refused. Mr Watterson had asked for the offenders name, which was also declined and met with a threat of violence. Using his mobile telephone, Mr Watterson had called the Police Station number which was permanently engaged. When reporting the incident later, he had suggested that perhaps he should have called the 999 service for assistance but the officer to whom he reported the incident had indicated that this was not appropriate since 999 calls were for emergencies only. The incident which he had recounted was not regarded as an emergency.

Mr Quirk enquired as to who would be appointed as an authorised officer under the terms of the Litter Act. He assumed that the Commissioners' Byelaw Enforcement Officer would be so empowered. Mr Norton suggested that perhaps somebody within the Parks Department should also be empowered. On the proposal of Mr Parkin, it was **RESOLVED** that the Byelaw Enforcement Officer and his assistants should be appointed by the Onchan District Commissioners as authorised Officers to exercise the powers conferred on the Local Authority by Section 5(a) of the Litter Act 1972.

Mr Quirk was pleased to note that closed circuit television could be utilised for a prosecution, as corroborative evidence in support of the Constable or authorised Officer who witnessed the offence and had issued the Fixed Penalty Notice. The Chairman commented that whilst he welcomed the introduction of the additional legislation such as the Litter Act provisions, he was disappointed that additional Police Officers were not appointed to help to enforce the provisions.

C03/10/01/04

CHAIRMAN'S ANNOUNCEMENTS

The Chairman made the following announcements:-

1. Waste Collection

The Chairman advised that the Onchan District Commissioners had been in consultation with other Local Authorities following the meeting which had been held on 14th September 2003 at Ballakermeen High School, hosted by the Minister for Local Government and the Environment, at which he announced measures to change the legislation relating to the Waste Collection Services for the Island. Those discussions with other Authorities were ongoing, with a view to presenting the Onchan District Commissioners' position to the Minister, as directed, on 29th October 2003.

2. Onchan Parish Hall - Concert

The Chairman congratulated Mr Astill and the participants in relation to the recently held concert at Onchan Parish Hall, the aim of which was to raise funds for the Parish Hall Restoration Project. He confirmed that over £500 had been raised at the event.

*IN PUBLIC***3. Reverend N. Wells**

The Chairman confirmed that the last service to be taken at St Peter's Church by the Reverend Wells would take place on Sunday 19th October 2003.

4. Condolences

The Chairman recorded the condolences of the Onchan District Commissioners to Braddan Parish Commissioners on the death of Mr David Mason, past Chairman of that Authority, and to Ramsey Town Commissioners on the recent death of former Commissioner Mr Tony Bridson.

C03/10/01/05**QUESTIONS**

None.

C03/10/01/06**HOUSING COMMITTEE MINUTES**

The minutes of the public section of the Housing Committee meeting held on Monday 8th September 2003, copies of which having previously been circulated, were considered. The following matters were arising therefrom:-

1. H03/09/01/04(3) – 72 Ballachrink Drive - Tree

Mr Quirk confirmed that he was opposed to the decision of the Committee to remove the tree from the front garden of the property at 70 Ballachrink Drive. He referred to the fact that a planning condition had been placed upon the Commissioners at development stage to retain the tree and he considered that the Department of Agriculture, Fisheries and Forestry had not confirmed that the tree was dangerous. Mrs Kelly concurred with this view. Mr Watterson added that all trees swayed and asked to have the opportunity to see the report from the Forestry Division in relation thereto. This was not available.

Mr Black confirmed that the report from the Forestry Division inferred that the tree should be removed. Mr Watterson suggested, as an alternative, that the Committee should consider limbing the tree, both in height and width as an alternative to removal. He confirmed that one of the major concerns of the residents in the past had been the number of leaves that fell in the Autumn time and the difficulties that this gave with guttering etc. Limbing of the tree would help with this difficulty. Mr Watterson needed assurance that the tree had to be removed before concurring therewith.

Mr Quirk had seen the tree in question and considered that it should be pollarded on the other side of the tree to that which had been undertaken previously. On the proposal of Mr Quirk, seconded by Mrs Kelly, it was **RESOLVED** that the decision of the Housing Committee be suspended, and that the advice of the Department of Agriculture, Fisheries and Forestry be obtained as to the benefits that would be gained from pollarding the tree. Messrs Black, Kennaugh, Parkin and Killey voted against the resolution.

2. Springfield Court – Television Licence Fee

Whilst acknowledging that the matter did not appear within the minutes, Mr Parkin advised that he had been approached by a resident at Springfield Court, over the age of 75 years, who was still being charged £5 per year in respect of the concessionary television licence. In answer to enquiry, the Deputy Clerk confirmed that the procedure for charging related to the property and

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not the individual, but that the individual, who was over 75 years of age, would be entitled to a refund. He suggested that the resident contact the Deputy Clerk in relation thereto.

3. H03/09/01/02(1) – Recycling Bins

Mr Kennaugh confirmed that a possible site for the provision of a recycling bin at Springfield Court had been identified but the implications had yet to be discussed at officer level. This would be reported upon to the Housing Committee at its next meeting.

4. H03/09/01/04(1)(a) – Gas Conversion Project Operation

Mr Kennaugh confirmed that apart from one or two outstanding issues, there had been no major problems in relation to the conversion of gas appliances within the Onchan District Housing Stock. The last problematical issues were due for attention over the previous weekend. Mr Quirk advised two cases of which he was aware where tenants had been left without appliances, pointing out that one was a handicapped lady who had been left without her gas fire for four weeks. Mr Quirk expressed support for Mr Houghton, MHK, in his capacity as Chairman of the Office of Fair Trading, who was concerned about the conversion procedure and the difficulties which this was causing. Mr Quirk also asked us to how many certificates had been received by the Commissioners in relation to the conversion works.

The District Surveyor advised that the example quoted by Mr Quirk was a case where the tenant had full central heating available for their use. He also confirmed that the Housing Maintenance Manager was responding to any particular tenant's difficulty when they were reported.

The Chairman concurred that there were complaints with regard to the conversion project in relation to the Onchan district, and believed that Manx Gas Limited had been over optimistic in relation to the timescale. Mr Black reiterate the advice given publicly by Mr Houghton, MHK, that any complaints should be referred to the Office of Fair Trading. Mr Black suggested that the Onchan District Commissioners should stop the project from continuing until all of the back log works had been cleared.

5. H03/09/01/06(2) – Storage

Mr Kennaugh confirmed that the storage cages had been completed and invoices had been issued.

6. H03/09/01/06(3) – Annoyances for Residents

Mr Kennaugh advised that there had been no further incidents of annoyances reported to the Deputy Clerk from residents at Heywood Court.

7. H03/09/01/08 – Planned Housing Maintenance

Mr Kennaugh confirmed that a meeting was to take place with a representative of the Department of Local Government and the Environment, with regard to planned housing maintenance, on Wednesday 8th October 2003.

8. H03/09/01/08(c) – Path Repairs at Nursery Avenue and at The Park

Mr Quirk reminded Officers of the need to include as part of this contract a site for the storage of wheeled bin containers to the rear of properties in Nursery Avenue.

9. H03/09/01/08(f) – Springfield Court

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Mr Quirk suggested that the time may well have arrived to replace some of the materials at Springfield Court, such as soffits, etc, with low maintenance goods.

C03/10/01/07**RECEIVING OF MINUTES**

It was **RESOLVED** that the minutes of the public section of the Housing Committee meeting held on 8th September 2003, be and are hereby received. There were no resolutions contained therein requiring the consent of the Board.

C03/10/01/08**WORKS AND CLEANSING COMMITTEE MINUTES**

The minutes of the public section of the Works and Cleansing Committee meeting held on Monday 15th September 2003, copies of which having previously been circulated, were considered. The following matters were arising therefrom:-

1. WC03/09/4(g) – Recycling Bins – Hague Crescent

In answer to enquiry from Mrs Kelly, the District Surveyor confirmed that the proposals in relation to the siting of recycling bins on Hague Crescent were awaiting the outcome of a planning application.

*IN PUBLIC***2. WC03/09/04(a)(iii) – Fly Tipping**

In answer to enquiry from Mr Kennaugh, Mr Watterson confirmed that a register of fly tipping incidents was being kept and the details of any reported incidents were being passed to the Waste Operations Management Unit at the Department of Local Government and the Environment. In answer to subsequent enquiry from Mr Quirk, the District Surveyor confirmed that the Onchan District Commissioners were clearing cases of fly tipping within the Onchan District at a cost to the Authority. Mr Watterson further clarified that it was not adjudged, that fly tipping was increasing at present, the District Surveyor confirming of the receipt of only five reports of fly tipping in the Onchan District since 1st July 2003. Mr Quirk advised of four tyres which had been abandoned at the “White City” site.

3. WC03/09/05(b) – Main Road Toilets

Mrs Kelly suggested that flower planters should be position in the area at the front of the Main Road toilets. The District Surveyor confirmed that options in relation to this area were under consideration.

4. WC03/09/05(e) – Bus Shelters

Mrs Kelly advised that she felt that the Central Drive bus shelter should be left in its present position, but enquired as to progress with regard to shelter at the bottom of Royal Avenue, at the entrance to Port Jack Glen. The District Surveyor confirmed that the issue of flooding and the texture of the flooring were with the Architect for resolution.

5. WC03/09/3(b) – Eastern Civic Amenity Site

Mr Parkin referred to the receipt of a new permit to utilise this Eastern District Civic Amenity Site for the period to the end of March 2004. He enquired whether these had been issued at a cost to the Authority. It was suggested that the permits were issued at a cost of £1 administration charge per permit. Mr Black suggested that the existing permits could have been extended by announcement rather than the issue of new permits. Mr Parkin, however, considered that the view of the Onchan District Commissioners had been that the permits should have been issued for a period of 12 months when the first set of permits were issued in any case. Mr Watterson, however, pointed out that at the time of the original issue, there had been considerable uncertainty as to the waste disposal issue and the costs in relation thereto. It had been considered prudent to reduce the valid period for the permits to suit the circumstances on that occasion.

6. WC03/09/17(g) – North Bank Land

Mr Quirk reminded Members that the proposed tour of the North Bank Land had still to be arranged.

7. WC03/09/04(f) – Replacement of Vehicle

Mr Black suggested that with the uncertainty over refuse collection arrangements for the future, that the replacement of the refuse collection vehicle should be deferred for a year. The Chairman pointed out that the resolution sought approval in principle to the replacement of the oldest vehicle, but did not necessarily confirm that an order should now be placed. He confirmed that no order for a replacement vehicle would be given without the approval of the Board.

IN PUBLIC**C03/07/01/09****RECEIVING OF MINUTES**

It was **RESOLVED** that the minutes of the public section of the Works and Cleansing Committee meeting held on 15th September 2003, be and are hereby received. It was further **RESOLVED** that the following resolutions which required the consent of the Board be approved:-

1. ***to endorse payment of £1,120 to Douglas Corporation, being one third of the fee paid to Gordon Mackie Associations Limited for the Waste Disposal Gate Fee Challenge Report; and***
2. ***to approve in principle the replacement of the 1996 Seddon RCV during the financial year 2004/05.***

C03/07/01/10**LEISURE AND AMENITIES COMMITTEE MINUTES**

The minutes of the public section of the Leisure and Amenities Committee meeting held on Monday 22nd September 2003, copies of which having previously been circulated, were considered. The following matters were arising therefrom:-

1. **LA/03/09/3 – Playground/Parks**

Mr Astill made reference to works which had been undertaken at Onchan Park specifically referring to:-

- (a) works to the number 2 grandstand;
- (b) replacement fencing;
- (c) new showers; and
- (d) new roundabout on order.

2. **LA/03/09/9(b) – Torchlight Procession**

The Chief Executive/Clerk pointed out that the proposed date for the torchlight procession once again clashed with a sitting of Tynwald. Mr Quirk pointed out that the term “torchlight” procession was something of a misnomer in that this year, it was intended that the Commissioners would offer hanging lanterns for sale in respect of the procession. Mr Astill pointed out that it would be very difficult to arrange a date at that time of year which would not clash with another event within the village. He reminded Members that in the past, clashes had proved inevitable, particularly with School events.

The Chairman asked that the public be made aware of the procession taking place, and of the opportunity to participate in the Christmas lights competition which was open to domestic, commercial and charitable properties within the district.

3. **LA/03/09/12(c) – Seat at Lazy Corner**

Whilst appreciating that the opportunity to correct the minutes of the meeting lay at the meeting of the Committee, Mr Norton took the opportunity to advise that he did not suggest that the seat at Lazy Corner should be moved down in front of the former Summerhill Chapel. He did, however, indicate that it could be resited at Lazy Corner.

*IN PUBLIC***4. LA/03/09/9(p) – Other Promotional Matters**

Mr Norton pointed out that the proposal to have a reception for the two world champions presently resident in Onchan be invited to some sort of civic reception had been deferred to the Board for consideration. After a short discussion, it was **RESOLVED** that a Civic Reception should be held on a date to be fixed, to mark the achievements of World Champions Mr D. Lambkin and Mr N. Hodgson, residents of the Onchan District.

5. LA/03/09/14(b) – Groudle Glen Water Wheel

Mr Quirk suggested that there may be organisations within the District who would be prepared to assist the Onchan District Commissioners in the renovation of the Groudle Glen Waterwheel. The Chairman suggested that any organisations who wished to assist in this regard should contact the Commissioners in relation thereto.

C03/10/01/11**RECEIVING OF MINUTES**

It was **RESOLVED** that the minutes of the public section of the Leisure and Amenities Committee meeting held on 22nd September 2003, be and are hereby received. It was further **RESOLVED** that the resolutions contained therein requiring the consent of the Board be approved as follows:-

1. *On Torchlight Procession – that those dates be adopted (9th December 2003 – reserve date 10th December 2003); and*
2. *To purchase approximately 200 hanging lanterns for resale in connection with the annual Torchlight Procession.*

C03/10/01/12**POLICY AND FINANCE COMMITTEE MINUTES**

The minutes of the public section of the Policy and Finance Committee meeting held on Monday 29th September 2003, copies of which having previously been circulated, were considered. There were no matters arising therefrom.

C03/10/01/13**RECEIVING OF MINUTES**

It was **RESOLVED** that the minutes of the public section of the Policy and Finance Committee meeting held on 29th September 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 list attached to the minutes be endorsed.*

C03/10/01/14**RURAL COMMITTEE MINUTES**

The minutes of the public section of the Rural Committee meeting held on Wednesday 24th September 2003, copies of which having previously been circulated, were considered. The following matters were arising therefrom:-

1. **R/03/9/3(a) – Street Lighting Hillberry Corner**

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Mr Watterson drew attention to the resolution of the Committee in this regard.

2. R/03/9/3(c) – Scollag Road Traffic Count

Mr Watterson drew attention to the decision to seek a deferment of traffic counting activities on the Scollag Road until the Strang Road had reopened following refurbishment.

3. R/03/9/3(a) – Street Lighting Hillberry Corner

Mr Quirk expressed disappointment that the Committee had not supported the provision of a self sustainable light at Hillberry Corner pointing out that the unit would be cheaper. Mr Watterson pointed out that although the provision of a self sustainable light had been considered, as the column was directly above the mains cable and in view of the high maintenance costs of the unit, the Committee had favoured staying with the usual lighting this area. Mr Quirk referred to the crossing system at Marown, pointing out that the Department of Transport had provided a solar powered unit. The District Surveyor confirmed that standards achievable with self-sustainable lighting were changing. He confirmed that the Department of Transport were looking into the provision of such units but that it was relatively new technology for that purpose. Mr Watterson added that a self-sustainable light may be satisfactory for the operation of beacon lights or amber lighting, but more power was required in relation to street lighting. Mr Parkin suggested that the Commissioners would continue to look into the possibilities for the future perhaps at a more acceptable site.

4. R/03/9/6(a) – Refuse Disposal Costs

Mr Watterson confirmed that the Rural Committee had agreed with the levying of the balance of refuse disposal costs for residents within the Rural District.

5. R/03/9/6(b) – Onchan District Act and Rating Differential

Mr Watterson pointed out that the two elected Rural Committee Members and Mr Watterson himself were opposed to the resolution of the Board to alter the factor by which the Onchan District Rate was reduced for persons living in the Rural Ward. He confirmed that the Rural Committee Members would have preferred some dialogue before the decision was taken and pointed out that more was likely to come of the Commissioners' decision.

The Chairman referred to the suggestion of the Rural Committee to invite Mr A.J. Earnshaw, MHK, to attend the next meeting to have a general discussion on Local Government Reform and its effects on the Onchan District at 1986. He pointed out that as the decision had already been made, he could not see a reason for inviting Mr Earnshaw to attend that meeting. A discussion ensued relating to the right of a Committee to invite an individual to attend their meetings for discussion and whether such an invitation should be issued through the Board or should include the Board Members to attend.

During the discussion, the Chief Executive/Clerk suggested that as the decision of the Board had been taken, it would be wrong for any Committee of that Board to oppose the decision. Mr Watterson suggested that whilst the decision of the Board was acknowledged, it had been dictated by the Board its self without consultation with the Rural Committee. Mr Black suggested that the problem appeared to be that the Rural Committee considered the action of the Board to be discourteous to the Rural Committee Members.

The Chairman felt that since the amalgamation of the Village and Parish Authorities in 1986, that the Board had worked well with the Rural Committee. Mr Watterson differed taking the view that the Board had dictated over the issue of rate differential throughout.

IN PUBLIC

Mr Watterson made reference to the advice received from the Department of Local Government and the Environment, who, with their experience, recommended that any changed factor by which the Rural Ward Rate was reduced should be phased over four or five years. The Board, however, had determined that a one stage amendment would be introduced, equalising the rate in the second year. He could not understand why the Board would not take the advice of the Department. Mr Quirk responded that the decision was for Onchan District Commissioners to take, reminding Members that the Rural Committee had had the benefit of a 50% reduction in rate for 17 years since the Onchan District Act was made. Mr Watterson reiterated his view that the Rural Committee had not been given a hearing on the issue. Mr Parkin added that he believed that the way in which the decision had been formulated was detrimental when the Department were considering Local Authority Reform.

Mrs Kelly, a Member of the Rural Committee, had felt somewhat intimidated by that Committee and pointed out that the motions submitted for consideration by the Board had been deferred to allow for the Rural Committee to meet but, for some reason, that meeting had not taken place as planned.

Mr Parkin agreed that the issue could have been picked up earlier, but pointed out that it would not have created any difficulty to have let the motions stand, unconsidered for one month to allow the Rural Committee to form a view and for that view to be incorporated as part of the decision of the Board.

6. R03/9/7(c) – Appeals Decisions

The Chairman drew attention in particular to the decision of the Appeals Inspector in relation to PA02/2135 – Approval in Principle for the refurbishment of derelict farmhouse and barn, Ballairgey, Abbeylands. The Planning Inspector appeared to have taken the decision opposed to various planning circulars and the Rural Committee were concerned that this would set a precedent. Indeed, that precedent had been already used in a subsequent planning application.

Mr Black felt that the question was really whether a preference should be expressed for derelict buildings, or for replacement buildings for whatever use being created. The District Surveyor disagreed, believing this to be an over simplification of the facts. The Chairman indicated that each individual case must be dealt with on its own merits. Mr Watterson pointed out the detail of an application where, some 25 years previously, a derelict unit had been used as part of an argument to construct a replacement building. That derelict unit was now being used as part of another application.

7. R/03/9/8(c) – King Edward Bay Golf Course

The Chairman drew attention to the comments received from Rural Commissioner Mr Moore, with regard to the tipping that had recommenced at the King Edward Bay Golf Course. The District Surveyor did not believe that the planning approval had a definitive completion date attached thereto. Mr Quirk recalled that there were conditions, however, placed upon the way in which the works could be undertaken and the District Surveyor agreed that the matter would be referred to the Planning Enforcement Officer at the Department of Local Government and the Environment for attention.

C03/10/01/15

RECEIVING OF MINUTES

It was **RESOLVED** that the minutes of the public section of the Rural Committee meeting held on 24th September 2003, be and are hereby received. It was further **RESOLVED** that the resolutions contained therein requiring the consent of the Board be approved as follows:-

IN PUBLIC

1. **To accept the tender of the Manx Electricity Authority in the sum of £1,782 (plus V.A.T.) for the supply, erection and connection of a street light close to the former Hillberry Chapel;**
2. **To approve the charging of £31.50 per domestic property in the Rural Ward to cover the balance of the refuse charges for the current financial year following the introduction of tipping charges.**

It was noted that a decision of the Board had already been taken in relation to the third resolution of the Committee which read as follows:-

3. *that the increases proposed in the percentage of rates paid by the Rural Ward should not take place as there has been no justification put forward to show what increases in facilities or services, the Rural Ward has received or is to receive, for which this increase is proposed.*

C03/10/01/16**LETTERS, PETITIONS, MEMORIALS AND OTHER COMMUNICATIONS**

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

The following planning communications were considered:-

PA Number	Description	Comment
03/0276	Approval in principle, 3 storey extension, 1a Royal Terrace.	ODC Recommendation – refusal Planning decision on review - refusal Appeal sought – information submitted
02/2438	Garage with Games/Playroom over, 76 Royal Avenue	ODC Recommendation – refusal Planning decision on review - refusal Appeal to take place 9.30 a.m. 07/10/03
03/0936	Temporary site, compound and huts, Viewing Platform, Imperial Terrace	ODC Recommendation – approval Planning Decision – approval The District Surveyor confirmed that the application had been approved by the Planning Committee.

2. **Richmond Hill Consultative Committee**

The Chief Executive/Clerk had circulated with the agenda copies of the minutes of the meeting of the Richmond Hill Consultative Committee which had been held on 26th June 2003. *Noted.*

3. **Police Consultative Forum**

The Chief Executive/Clerk reported receipt of a copy of a letter from the Department of Home Affairs, dated 1st October 2003, advising that the Police Consultative Forum, a statutory body charged with improving communications between the Police and the general public, were to hold a fourth in a series of open meetings to discuss current issues of concern to both parties. It stated that at each meeting the Police would make a short presentation about the challenges they faced, focusing particularly on the issues raised at the last meeting in the area. Following the presentation and discussion, opportunity would be given to raise any items of specific or general concern. The aim of the meeting was to create a constructive, positive dialogue to enable both sides to achieve better understanding and agree future action where appropriate.

The letter also enclosed a small poster advertising that meetings were to be held on 20th October 2003 at Ballacottier School, Farmhill, and on 22nd October at St Peter's Church Hall in Onchan.

4. **Royal British Legion - Onchan Branch**

IN PUBLIC

The Chief Executive/Clerk reported receipt of a letter dated 3rd October 2003 from the Chairman of the Onchan Branch of the Royal British Legion advising that the Onchan Branch would once again be organising a Parade and Church Service on Sunday 9th November 2003, to commemorate the falling of the World Wars. The Parade was due to form up on Elm Tree Road at 9.40 a.m. and process to St Peter's Church via Avondale Road, Main Road and The Butt, to arrive for the Service at 10.00 a.m.. Following the Service, the Parade would return to Main Road, Onchan, at 10.50 a.m. for a short Service and Wreath Laying Ceremony at the War Memorial.

The letter went on to ask whether the usual arrangement could be made relative to the road closing, etc, during the Ceremony at the War Memorial. The Chairman and Members of the Royal British Legion extended a warm invitation to the Commissioners and Members of their staff to participate in the event and Parade with the Branch to Church.

C03/10/01/17
CLERK'S REPORT

None.

C03/10/01/18
DISTRICT SURVEYOR'S REPORT

None.

C03/10/01/19
MOTIONS

None.

There being no further business the meeting terminated at 8.40 p.m.

IN PUBLIC

Minutes of a meeting of the **HOUSING COMMITTEE** held in the Boardroom, Hawthorn Villa, Main Road, Onchan, on Monday, 13th October, 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 (until 10.10 p.m.)
 Mr E.D.R. Killey, J.P.

In attendance: Mr M.J. Williams (Deputy Clerk)
 Mr A.B. Sutherland (Housing Maintenance Manager)
 Mrs S. Dougherty (Administrative Assistant)

H03/10/01/01
MINUTES

The minutes of the meeting of the Committee held on Monday, 8th September 2003, copies of which having previously been circulated, were considered, agreed as a correct record of proceedings and signed by the Chairman.

H03/10/01/02
MATTERS ARISING FROM THE MINUTES

The following item was arising from the minutes, which would not be dealt with elsewhere on the agenda:-

1. H03/09/01/02(1) – Recycling Bins

The Deputy Clerk reported an exchange of correspondence and emails with the Waste Minimisation and Recycling Officer of the Department of Local Government and the Environment, with regard to the siting of a newspaper recycling bin at Springfield Court. In addition, the Deputy Clerk had met with the driver of the recycling material collection vehicle to ensure that a collection point could be identified which was suitable for his purpose.

The Deputy Clerk confirmed that a site had been identified, adjacent to the main car park within Springfield Court, where the pathway was wide enough to allow for a bin to be sited without hindrance to residents. Emptying of the bin would not be a problem to the Collection Officer.

It was **RESOLVED**:-

That a metal recycling bin be placed at Springfield Court.

H03/10/01/03
MATTERS ARISING FROM PREVIOUS MEETINGS

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

*IN PUBLIC***H03/10/01/04****HOUSING AND OTHER ESTATES BUSINESS****1. Maintenance Report**

The Housing Maintenance Manager had prepared a report on maintenance issues relating to housing and other estates business, which had been circulated with the agenda. Arising therefrom:-

(a) Upgrade of Electrical Installation – Ashley Park (60 units)

In his report, the Housing Maintenance Manager confirmed that the contract for the upgrade of electrical installations to Ashley Park Houses was approximately 45% complete. The contractor had verbally indicated that he was likely to apply for an extension of time to complete the works beyond the original anticipated completion date. The standard of work remains satisfactory.

(b) Gas Conversion Project Operation

In his report, the Housing Maintenance Manager confirmed that all Local Authority units had now had boilers converted to receive natural gas. In answer to enquiry, the Housing Maintenance Manager confirmed that he had received a number of telephone calls making comment about the conversion work, but that most of the difficulties had related to individual appliances.

In answer to comment from Mr Black, the Deputy Clerk confirmed that, following the meeting of the Board the previous week, any person ringing with a comment was being advised to contact the Office of Fair Trading with their complaint.

2. Deputy Clerk's Report

The Deputy Clerk had prepared a report on a number of matters relating to housing and estate issues. Most of the items covered were in fact relating to individual housing or housing estate issues which were of a personal nature. There were, however, one or two matters for consideration in public, as follows:-

(a) H03/09/01/04(3) – 72 Ballachrink Drive – Tree

In his report, the Deputy Clerk confirmed that he advised the Housing Maintenance Manager of the decision of the Board to further review the question of the removal of the tree from the front of 70 Ballachrink Drive. The question of limbing the tree was, once again, under consideration. The matter would be investigated and a report be placed before the Committee at its next meeting.

H03/10/01/05**SPRINGFIELD COURT MATTERS****1. Maintenance Report**

No matters for report at meeting.

*IN PUBLIC***2. Deputy Clerk's Report**

The Deputy Clerk had prepared a report which was circulated with the agenda. Arising therefrom:-

(a) Fire Alarm System

In his report, the Deputy Clerk confirmed that on 2nd October 2003, the quarterly fire alarm test undertaken by Commissioners' contractors upon the operation of the system was undertaken and no adverse results were received.

H03/10/01/06
HEYWOOD COURT MATTERS**1. Maintenance Report**

No matters for report this month.

2. Deputy Clerk's Report

The Deputy Clerk had prepared a report, which was circulated with the agenda. Arising therefrom:-

(a) H03/09/01/06(2)(a) – Storage

In his report, the Deputy Clerk confirmed that invoices in respect of the provision of storage cages at Heywood Court had been issued. He also confirmed that he had received a request from one of the tenants, who already had one cage, to seek provision of a second cage at the cost of the tenant. This was under investigation and, if it were possible, officers would comply with the wishes of the tenant.

3. H03/09/01/06(3) - Annoyances for Residents

The Deputy Clerk confirmed that he was not aware of any further incidents being reported in relation to disturbances at Heywood Court. He added that he had received comment from third parties to the effect that the initial disturbances at the Complex had subsided of late. *Noted.*

4. Formation of "Residents Association"

The Deputy Clerk advised that this matter was being brought forward as the defect period for Heywood Court was now drawing to a close. It had been suggested, in the early stages of occupancy by residents, that it may be appropriate for a Residents Association to be formed. The Deputy Clerk confirmed that a Residents Association existed at Springfield Court and that it may be of benefit for a similar organization to be established at Heywood Court. The Deputy Clerk suggested that if residents wished to proceed to establish a Residents' Association, that Officers would try to facilitate the establishment so far as possible. Mr Crellin was concerned that the establishment of a Residents Association did not create additional work for the officers and it so it was **RESOLVED**:-

That should the residents of Heywood Court wish to form a Residents Association, that, provided its establishment did not increase the work load of officers, that the establishment of an Association could be supported if it was the wish of the residents so to do.

*IN PUBLIC***H03/10/01/07**
GARAGE MATTERS

There were no garage matters to be reported.

H03/10/01/08
PLANNED HOUSING MAINTENANCE

The Deputy Clerk had prepared a report upon a receipt meeting which had been held with a representative of the Department of Local Government and the Environment with regard to the planned housing maintenance programme. The opportunity had been taken for the Departmental Officer to visit the estates, and to view for himself some of the difficulties which the Officers had highlighted. Arising from that report, the following issues were confirmed in public:-

a) Planned Housing Maintenance Survey Update

Officers had been advised that a draft of the Planned Housing Maintenance Survey Update in respect of the Onchan District had been received at the Department of Local Government and the Environment, and initial comments had been sent back to the Consultants following receipt of the report. It was hoped that, following necessary corrections to the report, that a copy would be submitted to the Commissioners' shortly.

b) Upgrade of Electrical Wiring – Nursery Avenue, The Park and School Road

It was agreed that a sample survey should be commissioned with the Commissioners' own electrical contractor to provide reports on the condition of existing electrical systems and that subsequently, as happened with the project presently completing at Ashley Park, the reports would be referred to a Consultant for evaluation. As the works would not be on site in the current year, the funding from the project was put back to 2004/05. It was also recognised that the funding within the budget may not be sufficient to allow all of the properties in Schemes 1 to 5 to be undertaken, although it was also noted that should the Survey indicate an acceptable standard of electrical circuitry within the properties, a lesser funding may be required to improve that circuitry to current day standards.

c) Upgrade of Electrical Wiring – Barrule Drive

As sub paragraph (b) above.

d) Replacement of Fascias, etc – Ashley Park

It had been noted that funding for this project was in the housing planned maintenance budget for the current financial year. Following the discussions, the Housing Maintenance Manager had prepared an advertisement for the local newspapers, seeking the submission of names of interested contractors in respect of this project in order to progress as soon as possible.

e) Replacement of Fascias, etc – Hackett Close/Meadow Close/Nursery Avenue

As sub-paragraph (d) above.

f) Roof Refurbishments – The Park Bungalows

The Department's Officer had referred to the planned housing maintenance budget in the programme for the 2005/06 financial year, covering a significant proportion of the Commissioners' older properties during the tour of the estates, the officer had accepted that the provision of a scheme to refurbish the roofs at the Bungalows at The Park would be relatively easy to produce

IN PUBLIC

and indeed that the works were needed to be progressed as soon as possible. He had suggested that some of the funding for works be brought forward from 2005/06 to allow the works to commence as soon as possible. Once again, the Housing Maintenance Manager had advertised for the names of interested contractors to undertake the works in the usual way.

(g) Paths/Walls – Park Houses

The Department's Officer had referred to a project which was contained within the housing planned maintenance budget for the 2005/06 financial year. The Officer had viewed the condition of the walls to the rear of the Park Houses and concurred that in some places, the walls had become rather unstable and may be unsafe. He had agreed that an element of the Commissioners' funding in regard to this project could be brought forward from the 2005/06 allocation due to the delay in electrical installation works at Nursery Avenue. He further agreed that the project should be undertaken as soon as possible and so as with other schemes in this position, the Housing Maintenance Manager had prepared an advertisement for the names of interested contractors to undertake the works, hopefully for completion within the current financial year.

(h) Render Works – School Road

During discussions, the Department's Officer had agreed that a further investigation of the condition of the render of the properties at School Road may be appropriate and undertook to contact Treasury with a view to appointing a consultant to carry a feasibility study in relation to such works.

H03/10/01/09

HEALTH AND SAFETY BUSINESS

In his report, circulated with the agenda, the Housing Maintenance Manager had confirmed that there were no accidents or incidents to report in relation to the Housing Department. The next Health and Safety Section meeting would be held at 8.30 a.m. on 21st October 2003. *Noted.*

H03/10/01/10

OFFICERS REPORT

None for consideration in public.

*IN PUBLIC***H03/10/01/11****OTHER CORRESPONDENCE/COMMUNICATIONS****1. Planned Housing Maintenance Programme – Central Heating**

The Deputy Clerk had circulated with a copy of a letter received from the Director of Estates and Housing dated 15th September 2003 advising of a new approach to the installation of central heating under the auspices of the planned maintenance programme. Whilst it was noted that all of the Onchan District Commissioners' houses had been fitted with central heating systems, it was recognised that the new guidelines may have implication for the replacement of those boilers in due course.

Mr Crellin suggested that a programme for the replacement of gas central heating boilers should be considered and it was so agreed.

2. Policy and Funding for Adaptations

The Deputy Clerk had circulated with the agenda a copy of a letter received from the Director of Estates and Housing dated 10th September 2003, in which he set out the current policy with regard to adaptations within public sector housing. *Noted.*

3. First Time Buyers Housing

The Deputy Clerk had circulated with the agenda copies of a newsletter and renewal application form received from the Department of Local Government and the Environment in relation to those applicants whose names were on the first time buyers register. *Noted.*

H03/10/01/12**FINANCIAL MATTERS**

None for report this month.

The Deputy Clerk did, however, confirm that the Chief Finance Officer had prepared and submitted the required quarterly return to the Department of Local Government and the Environment in relation to the expenditure of the Commissioners' Housing Maintenance Allowance. It was agreed that copies should be issued to Members for their information.

H03/10/01/13**OUTSTANDING MATTERS**

None considered this month.

H03/10/01/14**MATTERS REFERRED BY THE BOARD/OTHER COMMITTEES**

None.

*IN PUBLIC***H03/10/01/15****ANY OTHER BUSINESS****1. Commissioners' Surgery**

It was noted that the next Commissioners' Surgery was due to take place on Thursday, 13th November 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, 17th November 2003, commencing at 7.00 p.m.

There being no further business, the meeting closed at 11.25 p.m.

IN PUBLIC

Minutes of a meeting of the **WORKS & CLEANSING COMMITTEE** held in the Boardroom, Hawthorn Villa, Main Road, Onchan, on Monday 20th October 2003 at 7.15pm.

Present: Mr J.K. Watterson (in the chair)(until 8.05pm), Messrs D. Crellin, E.D.R. Killey JP, A.T.W. Norton and D.J. Quirk (in the chair from 8.05pm)

In attendance: E.K. Convery (Surveyor), Peter Kelly (Administration), T.R. Craig (Waste Operations Development Officer) (until 7.44pm)

WC/03/10/1
MINUTES

Minutes of the meeting held on 15th September 2003, copies of which having previously been circulated, was taken as read, confirmed and signed.

WC/03/10/2
MATTERS ARISING

a) Meeting with DoT and the Police

The following alternative dates were put forward Thursday 6th November, Wednesday 12th November and Thursday 13th November 2003. These dates were to be circulated to DoT and the police to establish who would be available.

WC/03/10/3
MATTERS ARISING FROM PREVIOUS MEETINGS

Nil.

WC/03/10/4
WASTE MANAGEMENT AND OTHER CLEANSING BUSINESS

a) Officer's Report

Copies of the report as prepared by the Waste Operations Development Officer had been circulated and was noted with the following items being discussed further:-

i) Bin Weighing

In answer to question from the Chairman, the Waste Operations Development Officer advised that the new small refuse vehicle had lifters manufactured by Faun which had been fitted by the manufacturer. These lifters however required different weighing equipment to that used on the Terberg lifters. Apparently PM Onboard had not fitted weighing equipment to Faun lifters to date and therefore this was proving a little difficult. The Chairman commented that he thought the Clerk had previously stated the commissioners had a policy now of only having Terberg lifters and were trying to get away from Zoeller and other equipment.

ii) Vehicle Serviceability

In answer to question, the Waste Operations Development Officer advised that more firms were becoming interested in the service contract for the vehicles. A specification had not yet been drawn up as at present he was only at the stage of inviting interested parties to come forward for consideration.

IN PUBLIC

Mr Killey commented that any contract drawn up would have to take into account the fact that during that contract period changes in the refuse system could be forced upon the commissioners by DOLGE.

iii) Staffing

The Waste Operations Development Officer informed members that the pavement sweeper driver had been assisting with the refuse collection rounds and that without his help greater difficulties would have been experienced. The problem was partially due to short-term illness through colds and flu. The Waste Operations Development Officer had also assisted with a round that morning. The Chairman enquired whether the commissioners offered to pay for flu vaccinations for the staff. The Surveyor commented that it was something that could be looked into but he was not sure whether this service was in fact available to anyone under a certain age. He did comment however that the commissioners did pay for tetanus and hepatitis B injections.

The Chairman then enquired whether it was policy to carry out leaving interviews with staff to establish why they were going. The Waste Operations Development Officer replied that he had done so in the case of the past two employees both of whom were moving into private sector jobs in order to improve their career.

iv) Footpath Royal Avenue/St Peter's Churchyard

Members noted that discussion were ongoing in respect of gaining access to this path with the pavement sweeper.

v) Abandoned Vehicles

Mr Crellin expressed his congratulations to the officer for the work which he was doing in having these vehicles removed. Mr Killey commented that there were still abandoned vehicles in the Manx Arms car park.

vi) Bin Weights

The Surveyor made reference to the graph which had been circulated pointing out that the average bin content weight was 22.55 Kg which was the estimated figure upon which calculations had been based in any event. The Waste Operations Development Officer, in response to question, confirmed that bills had been sent out of recent to commercial properties but these were purely for bin rental and not for the weight of the contents.

b) Richmond Hill Consultative Committee

Letter as received from the secretary of the Richmond Hill Consultative Committee enclosing a memorandum as sent by John Houghton MHK, chairman of the committee to the Waste Operations Development Manager, DOLGE with copies to the Minister for DOLGE, E.G. Lowey MLC and the Chief Executive DOLGE, had been circulated prior to the meeting. Members noted that Mr Houghton had taken up the concerns of member authorities regarding possible changes in practice likely to come about following the commissioning of the incinerator and the possible resultant impact on local authorities. Mr Quirk commented that Mr Houghton should be thanked for stepping in.

c) Charges for Refuse Disposal 2004/05

IN PUBLIC

Letter as received from the Waste Operations Development Manager advising that DOLGE had indicated to the Council of Ministers that it did not propose to change the 90% grant currently applicable for waste disposal during the financial year 2004/05. The letter further advised that a review of the situation would be undertaken during the second quarter of 2004 to provide sufficient notice for any potential changes for the 2005/06 financial year. Noted.

d) Any Other Refuse Matters**i) Litter Bin**

Mr Norton enquired whether any progress had been made in respect of the provision of a litter bin at the Central Drive bus shelter. The Surveyor apologised that he had forgotten to progress this matter.

ii) Base Location

The Chairman commented that since the opening of the depôt at Snugborough there appeared to be a practice of the drivers coming to Onchan to collect the men from the former refuse depôt. This seemed practical enough when the collection that day was for Onchan but when it was Braddan it didn't seem to make to sense. He suggested therefore that this practice should be reviewed. The Waste Operations Development Officer offered to look into the matter and in answer to question commented that he was impressed with the general standard of refuse collection staff.

WC/03/10/5**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 the lantern heads had been ordered from D.W. Windsor Limited with an expected delivery of 6 to 8 weeks. He was concerned over the delivery period particularly as e-mails sent to the firm took several days to engender a reply. Details of the locations and fixing for the standards had been sent to the Manx Electricity Authority and he understood the Surveyor was meeting with Mr Bridson the following day. Any queries that may arise would hopefully be dealt with at that meeting. The lamp standards to be erected had all been painted by the commissioners' own painter and were ready for erection once the bases were in but this would have to coincide with the switch over of the cable from the present lamps.

*IN PUBLIC***ii) Port Jack Railings**

Mr Quirk commented that he had at a previous meeting of the Leisure and Amenities Committee requested that the grass growing behind the railings be cut back. Having looked at this again he felt that in fact the turf required to be cut back to behind the footpath and not just the grass.

Mr Killey made reference to the poor state of the poles supporting the Welcome to Onchan sign adjoining the MER sheds. The Surveyor agreed to look into their replacement.

iii) Main Road Street Furniture

Members noted the comments in respect of hard landscaping. Mr Killey advised that two or three people had complained to him that the international signs for ladies and gents as used on the toilets were confusing and that the words ladies and gents were also required.

Mr Quirk enquired whether the lights under the canopy were now on a timer to which the Surveyor replied in the positive. Mr Quirk then asked when the bus shelter was going to be repositioned. The Surveyor advised that a seat had now been purchased to go under the canopy and this was currently awaiting treatment and fixing down. He further added that the Department of Tourism and Leisure were then going to try a mirror attached to the lamppost so that people waiting for the bus in this location could see it approach from the seat. Again reference was made to the fact that the Manx Arms was a request stop and not a compulsory stop for the buses. Mr Crellin enquired whether in fact this could be made a compulsory stop so that people would not be so concerned about missing the bus as each one would stop automatically.

iv) Port Jack Toilets

In answer to question, the Surveyor advised that he would try and have something definite for the next meeting in respect of a costing of stainless steel fittings.

b) All Night Lighting

The Surveyor showed a digital print out of the Onchan map with the all night lighting standards marked. These were at junctions and on certain principal routes. He was personally of the opinion that Onchan was not too badly off for all night lights. After a brief discussion it was agreed that this matter should be placed on the agenda for the next meeting of DoT and the police to seek any views which they may have.

c) Any Other Street Lighting Business

Mr Quirk drew to the attention of the meeting the fact that a streetlight on Hillberry Road just down from Birch Hill Avenue was partially obscured by the trees. Noted.

*IN PUBLIC***WC/03/10/6**
DRAINAGE FUNCTION**a) Officer's Report**

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

Manhole Cover Refurbishment

The Surveyor advised that Messrs Holmes Grace were dealing with this matter. It was proving to be quite a complex operation. A tender had been accepted. He suggested that the subject be brought up at the joint meeting with DoT if the matter had not been finalised by that time.

WC/03/10/7
PLANNING MATTERS**a) Planning Communications**

There was one planning application where the recommendation of the commissioners and the decision of the Planning Committee differed.

PA 03/1045 Approval in principle for erection of garage and widening of driveway 58 Groudle Road. The commissioners had recommended refusal but the Planning Committee had approved the application. The Surveyor reminded members that this matter had been one where there were advantages into the scheme proceeding but concern over the location of the garage. Given the fact that there were really no alternatives on the site it was agreed not to seek Review of the decision.

b) Minutes

Minutes of the meetings held on 1st October and 15th October, copies of which having previously been circulated was taken as read and confirmed.

c) Other Planning Matters

The Surveyor commented on the application for Ashley Hill School for which there had been three amendments with regard to a future restriction on parking. He also referred to PA 03/888 an application for the raising of the wall at The Old Stables, Harbour Road. There had been confusion over what was proposed and now the matter had been clarified. The Surveyor produced a photograph of the wall as it currently existed and upon which he had drawn a line to show how it would look if raised by 450mm. Agreed that this was acceptable.

WC/03/10/8
HEALTH AND SAFETY BUSINESS**a) Officer's Report**

Copies of the report as prepared by the Building Control Officer had been circulated prior to the meeting and was noted without further comment.

Mr Norton, however, enquired as to the position regarding the floor in the Port Jack Millennium Entrance Shelter. The Surveyor responded that this was a matter he needed to discuss with the architect for the project. Noted.

*IN PUBLIC***WC/03/10/9**
CAPITAL AND REVENUE SCHEMES**a) Officer's Report**

Copies of the Clerk's report had been circulated prior to the meeting and was noted without further comment.

WC/03/10/10
BUILDING CONTROL

There were no matters relevant to building control for reporting.

WC/03/10/11
HIGHWAYS AND TRAFFIC MATTERS**a) Central Traffic Liaison Group**

Minutes of the meeting which took place on 21st August 2003 had been circulated prior to the meeting and were noted with the following matters being discussed further:-

i) Kelvin Road

The minute indicated that Onchan Commissioners had agreed to the proposal for a 30 minute parking restriction in Kelvin Road. This was not the case and the Surveyor was to advise DoT accordingly.

ii) Hague Crescent

The Surveyor reported that he had originally met with Simon Barker of the department prior to the planning application for the recycling bins being made and he was concerned that DOLGE suggested that a meeting should take place regarding the design. This was because it was felt that the site was too restricted and may affect the passing of vehicles. At the Surveyor's suggestion it was agreed to await the planning decision.

iii) Next Meeting

The Surveyor advised that the committee was to have met on 9th October but this was now postponed until 6th November. Noted.

WC/03/10/12
FINANCIAL REPORT

There was no financial report for consideration.

*IN PUBLIC***WC/03/10/13**
FURTHER REPORTS

The Surveyor reported receipt of a sketch plan from the architect showing a carved stone sign to go at the entrance of Heywood Court. The estimated cost was in the region of £3,500. Members felt this to be expensive but in the absence of any other suggestions and the fact that the building was now within the remit of the Housing Committee, it was agreed to refer the matter to the Board for consideration.

WC/03/10/14
CORRESPONDENCE/OTHER COMMUNICATIONS

There was no correspondence for reporting.

WC/03/10/15
OUTSTANDING MATTERS

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

WC/02/10/7(a)(i) Flooding Problem 82, 84 & 86 Summerhill Road. In answer to question from Mr Crellin, the Surveyor advised that work was ongoing here and he had noticed the position for a proposed manhole marked on the road surface. Noted.

W99/7/14(a) Adoption of roads and lane Marion Court. Mr Norton enquired as to what work had been progressed in respect of the potholes in this area. The Surveyor advised that the matter was being actioned.

8.(1) Land abutting Ridgeway Road. Mr Norton enquired as to what was happening with DoT over possible access onto this land for development. The Surveyor suggested that the matter could be raised with DoT at the next joint meeting.

WC/02/02/02(a) White City Wayleave. Mr Quirk pointed out that whilst the financial agreement may be made the reinstatement was not satisfactory.

WC/02/04/02/03 Roads, Snugborough Trading Estate. Mr Quirk suggested that the Surveyor look at the state of the roads on the approach to the commissioners' refuse depôt as they were getting into a mess.

WC/03/03/02(a) Land slip below Hague Crescent. Mr Quirk enquired as to the position regarding the engineer's report on the embankment below Hague Crescent on the commissioners' land. The Surveyor responded that this was still awaited.

WC/03/10/16
MATTERS REFERRED BY BOARD/OTHER COMMITTEES

Nil.

IN PUBLIC

WC/03/10/17

ANY OTHER BUSINESS

a) Time and Date of Next Meeting

Monday 24th November 2003 at 7pm.

Mr Killey presented his apologies in advance.

Meeting terminated at 8.34pm.

IN PUBLIC

Minutes of a meeting of the **LEISURE AND AMENITIES COMMITTEE** held in the Boardroom, Hawthorn Villa, Main Road, Onchan, on Monday 27th October 2003 at 7.07pm.

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

Apologises: Mr G.K. Astill and Mrs E.J.C. Kelly

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

LA/03/10/1
MINUTES

Minutes of the meeting held on 22nd September 2003, copies of which having previously been circulated, was taken as read. Mr Norton referred to item LA/03/9/12(c) Seat at Lazy Corner. In that he was quoted as suggesting that the seat could perhaps be moved down in front of the former Summerhill Chapel. He was of the opinion that he was possibly misunderstood in so much that what he meant was down towards the chapel and not in front of the chapel itself. Noted. The minutes were then confirmed and signed.

LA/03/10/2
MATTERS ARISING

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

LA/03/10/3
PLAYGROUNDS/PARKS

a) **Playground Log Books**

The Amenities Officer advised that these were ready for signing by the Chairman. In answer to question he advised that there were no matters of maintenance required as a result of the inspections. Mr Quirk enquired whether with the new equipment recently installed there was a maintenance programme. The Amenities Officer was to have had a session with the installers prior to their departure at the weekend but unfortunately as he was doing something else this did not happen. Written instructions were to be requested. 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) **Bowling Greens – Sprinkler Water Supply**

Members noted that the Amenities Officer had received a quotation of £763.75 +VAT from the Isle of Man Water Authority for the provision of a new 50 millimetre connection complete with pre-cast concrete chamber. In addition to this the parks staff would have to dig trenches for the new pipe which would be installed and connected by the plumbing maintenance contractor at cost. No provision had been made for this work in the estimates but it had been made quite clear by the Water Authority that they were not prepared to accept the present situation which had existed for the past 50 years. On the proposal of Mr Quirk it was

***RESOLVED**

“to accept the quotation from the Isle of Man Water Authority of £763.75 +VAT for the installation of a new 50 millimetre connection complete with pre-cast concrete chamber at Onchan Park for the purpose of watering the bowling greens”.

*IN PUBLIC***ii) Safety Tiles**

The Administrative Officer reiterated that he had received an enquiry from a local resident with regard to purchasing approximately twelve of the safety tiles removed from some of the existing play equipment. Agreed that the Amenities Officer negotiate a reasonable price with the enquirer. Mr Norton sought confirmation that the Amenities Officer was absolutely sure that they would not be required by the commissioners. This assurance was given. It was further confirmed that the tiles were to be sold as seen without any guarantee or implied guarantee as to their use and performance.

iii) Tiling Onchan Stadium

The Amenities Officer had obtained a quotation from one contractor for the supply and fixing of tiles in the showers and from another contractor an estimate for the same work plus the additional work that would be necessary in preparing the surfaces in advance. Members noted there was no provision within the current year's estimates for this work to be carried out. Mr Killey enquired whether it was not possible in fact to use some form of modern boarding or sheet material rather than tiles. Mr Quirk described a form of interlocking board approximately 18 inches wide per panel. He suggested that contact be made with Swales of Laxey and also Cu-Plas Callow of Union Mills with regard to any materials which they may supply.

iv) Parks Foreman

The Amenities Officer confirmed that the Deputy Clerk was now proceeding in accordance with the timetable previously prepared which means the post which will become available next year will be advertised around the 28th November 2003. Noted.

c) Roundabouts

The Administrative Officer reminded members that at the last meeting he advised that the tender of G.L. Jones Playgrounds Limited of Wales had been accepted for the provision and installation of four roundabouts, one of which to be capable of being used by the less abled and also a set of swings in the various playgrounds throughout Onchan. Since that time the firm had commenced work and all was now complete. One of the directors of the firm came with the men, working alongside them all hours of daylight. It was hoped to gain some publicity over the roundabout in Onchan Park as it was capable of carrying two wheelchairs in addition to standing or sitting children. Noted.

d) Park Fencing

Sealed tenders had been received for a section of fencing between the lower entrance to the stadium and the corner of the car park. These were opened at the meeting and the members were advised of the prices contained therein. The Amenities Officer confirmed that the amount of the lowest tender was within the surplus left over from the main contract for fencing and consequently it was

RESOLVED

“to accept the tender of Daycol Garden Developments Limited in the sum of £2,650.00 +VAT for carrying out this work in accordance with the manufacturer's recommendations. Such expenditure to come from the unexpended balance of the budget set aside for fencing in the park”.

e) Seat at Lazy Corner

IN PUBLIC

The Administrative Officer reported having written to the complainant regarding problems at Lazy Corner over skateboarders and drunks using the public seat late at night. Further correspondence had been received advising that calling the police was of little use as there was rarely an officer on duty at Onchan and by the time officers came from Douglas the nuisance had passed. The complainant also threatened to move the seat themselves. After discussion it was agreed that the site should be inspected to see if there was anywhere in which the two seats could be located so as to lessen the probability of nuisance and in particular the rocking of the seat against the gable of the adjoining house.

f) **Pennington Hall**

The Amenities Officer advised that the Surveyor had not yet had the opportunity to contact the architects following the last meeting but was meeting with them in a week's time. Noted.

g) **Tour of the Park**

The list of items prepared during the recent tour of the park had been re-circulated. The list was carefully examined with the Amenities Officer indicating which work had been undertaken. A revised list to be circulated at the next meeting for further update.

With regard to the electrical inspection carried out at Pennington Hall at the request of the committee. This matter was discussed at some length with a general reluctance to expend unnecessary money on a building which was likely to be demolished in the not too distant future. Finally it was agreed to prepare a list of the bare minimum required in the case of lighting and power and to obtain a price for having that work done.

h) **Disabled Parking Belgravia Road**

The Amenities Officer reported that the latest DoT and the police had been postponed and therefore the matter had not been discussed or progressed further.

j) **Skateboard Park**

The Administrative Officer informed members that the Surveyor had advised him that planning consent had now been received for the skateboard park on the tennis courts at the top of Belgravia Road. There were conditions and notes on the approval but the Surveyor wished to report these direct to the Board at its next meeting.

k) **Onchan Ladies Choir**

The Administrative Officer reported that arrangements were now in hand for the civic reception on 14th November 2003. Approximately 20 ladies would be present. After a brief discussion it was agreed to limit the commissioners' representation to members only.

*IN PUBLIC***m) Ladies Bowling Club**

With regard to an enquiry for an additional hut for time keepers, a reply had been sent to the club indicating the approval of the committee in principle if the club were prepared to provide the building and base. An acknowledgement of this letter had been received and the matter was to be discussed at the next committee meeting of the club. Noted.

n) Over Sixties Match

Members were reminded how at the last meeting there was a request for the Onchan Over 60s Club to hold a match after the greens had closed on account of the fact that they had won the league and therefore were taking on the rest. Considerable discussion had taken place and finally it had been agreed to postpone the work on the greens until the day after the match and the remedial work required on the flat green to be held in abeyance pending completion of the work on the crown green. All clubs had been notified of these amended arrangements and the necessary approval given to the Over 60s Club. It then transpired that arrangements had been made by another official from the over 60s league for the match to be held on the Finch Hill green and therefore all persons were contacted again to cancel the new arrangements. Noted. Mr Killey commented that in future if the committee set a closing date they should stick to it.

LA/03/10/4
OPEN SPACES**a) Amenities Officer's Report**

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

i) War Memorial

Mr Quirk commented that he felt the area still looked dowdy and the two memorial seats looked shabby. In answer to question, the Amenities Officer advised that they could be oiled but if that was done they would have to be done three or four times a year. The suppliers had recommended that the wood be left in its natural state. Mr Killey requested that the seats be removed, treated and replaced in time for the Armistice Day Service. A brief discussion then took place in respect of the poppy appeal flags of which two were to fly this year, one outside the commissioners' office as usual and the other at Heywood Court. Mr Killey pointed out that these flags must be taken down on the 12th November.

ii) The Rec – Footpath

Members noted that the District Surveyor was yet to progress this scheme as approved in July. Agreed that pressure must be brought to bear to have the work undertaken as soon as possible.

b) Port Jack Glen

Members noted that painting of the sign agreed in September was now to commence at the beginning of November.

c) Jubilee Park

Letter reported as sent to Messrs Corlett Bolton reminding them that they had previously indicated that they expected to have the finalised documents within a week and that three weeks had now

IN PUBLIC

passed. Reply read from which it was noted they were yet again to chase the advocates for the donor.

d) **Centenary Park**

Viewing of the schemes as prepared by the students of Oxford Brookes was deferred to the end of the meeting subject to there being sufficient time to study them. (N.B. the schemes were not viewed because of the late finish to the meeting).

The Administrative Officer reported having ordered trees for planting in the spring under the small woods scheme from DAFF and equally having ordered other trees for planting in November. These were to be supplied by Watson's Nurseries and also Rainbow Borders. He had that afternoon visited Ballakissack Farm and collected several cuttings of buddelia as provided by Mr George Radcliffe the farmer. The parks staff were to plant these during the current week on the embankment and the less hardy variety were to be potted for transplantation next year.

e) **Port Jack Glen – Streambed**

A report as prepared by the Building Control Officer on the state of the streambed had been copied and circulated prior to the meeting. Members noted the extent of the damage caused by the power of the water over the years and the Amenities Officer informed them that an estimated cost of repair was somewhere in the region of £30,000 to £40,000. Members accepted that no provision had been made in the current year's estimates and provision would have to be made in the future. Mr Quirk commented that surely the stream was the responsibility of DoT as various road gullies and storm water drains discharged into it and therefore technically it must be a storm water drain itself. After discussion it was agreed that the Surveyor should establish the status quo and report at the next meeting of the Board.

LA/03/10/5

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 raised.

i) **Gents Toilets – Main Road**

As a follow on to Mr Norton's commented the previous meeting regarding the urinals being exposed when the gents' door is open, the Administrative Officer reported having viewed the toilets of recent and the urinals were indeed exposed when the door was open in addition to that the door closer was rather slow in closing the door making the exposure more prominent.

*IN PUBLIC***ii) Baby Changing**

Mr Quirk enquired as to why there were no baby changing facilities in either of the ladies or the gents toilets. The Amenities Officer was not aware why this had been omitted in the design brief. After discussion it was agreed that baby changing facilities should be provided within the disabled toilet where there was more space.

iii) Soap Dispensers

Mr Quirk pointed out that the soap dispensers which had been installed were now missing and perhaps a more permanently fixed variety should be put in place but one over each wash basin rather than between the two where the soap tended to run onto the floor.

iv) Lighting

The Amenities Officer reported that arrangements had now been made with the electrician to put the lighting under the canopy on a timer which would come on at 4.30pm and go off at 10.30pm.

LA/03/10/6**HEALTH AND SAFETY MATTERS****a) Amenities Officer's Report**

Copies of the report had been circulated prior to the meeting and in respect of the electrical wiring at Pennington Hall, this matter had been dealt with earlier in the meeting.

b) Port Jack Millennium Entrance Shelter

Mr Norton enquired as to whether anything had done yet with regard to the floor in the shelter. The Amenities Officer advised that this was something being attended by the District Surveyor and he didn't know what stage it had reached.

LA/03/10/7**PUBLIC LIBRARY****a) Librarian's Report**

Copies of the Librarian's report had been circulated prior to the meeting and were noted with the following items being discussed further:-

i) Issues

It was noted that the issues from January to September 2003 stood at 54,415 compared to 54,375 the previous year.

ii) Reading Maze

The number of children taking part and the consequential number of books read during the summer holiday competitions continued to increase. This year's Reading Maze resulted in 5,125 books being read by children compared to 4,736 the previous year.

iii) Diamond Jubilee

IN PUBLIC

Members noted with interest the suggestions of the Librarian for part of the celebrations of the Diamond Jubilee of Onchan Public Library in 2004. As the library opened during the war years the librarian was thinking of having an exhibition relevant to Onchan during the war and also suggested that perhaps a "ration book" along the lines of the Onchan Park Passport could be distributed with the rates. By using the ration book any rate payer who was currently not a member of the library could have a trial period of say 3 months at no charge and any existing library member could utilise the card at the time of renewal so that they would receive 15 months membership for the price of 12. After discussion it was, on the proposal of Mr Quirk

***RESOLVED**

"to recommend that from April 2004 a "Ration Book" be made available to each household whereby one person could gain three months free membership to the library either as a trial run or as an extension to an existing membership".

iv) Computers

Members noted that sessions for the over 50s as provided on the lines of those promoted by Age Concern are to commence on Tuesday 4th November. The lessons are to be given by a retired schoolteacher Mr J. Woollams who has also very kindly donated an extra computer desk for the purpose.

b) Amenities Officer's Report

Copies of the Amenities Officer's report had been circulated with the following item being discussed further

Hand Towel Dispensers

Noting that two new hand towel dispensers had been fitted members enquired as to what the previous arrangements were for hand drying. The Amenities Officer replied that there were hand towels previously but the size of towel had changed which necessitated purchasing a different size of dispenser. Mr Quirk suggested that the Amenities Officer keeps a note of the cost of providing hand towels as in his opinion and experience an electric hand dryer could be more economic in the long run.

LA/03/10/8**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 matter being discussed further:-

Fascia Boards

Members noted that the Amenities Officer had obtained an approximate price for the removal of the existing timber fascias and the supply and fitting of uPVC in lieu. Mr Quirk proposed that a figure should be placed in the estimates for 2004/05. The Administrative Officer queried what was under the fascia boards to which the Amenities Officer replied that the brickwork continued upwards. He further queried then whether it was necessary to have such a deep display of fascia which obviously added to the cost of replacement or whether in fact a fascia the equivalent of the maximum size barge board available would be sufficient and work out more economic. Members concurred that the idea should be investigated. Mr Killey commented that if the committee were to place an item in the estimates for next year then they should ensure that it is kept in the estimates and not taken out as in the past.

*IN PUBLIC*LA/03/10/9PROMOTIONS/ADVERTISING/PUBLIC INFORMATION**a) Website**

The Administrative Officer reported on statistics received from Web One UK advising that during September there were 6,911 page views and 4,221 user sessions. Noted. The month had been quiet in respect of requests for information either coming in direct to the office or via the library.

Minor amendments had been made to lists of club officials etc where the information had come light. The service provider had however been spending time on upgrading the website and a copy of his report had been circulated prior to the meeting. The Administrative Officer informed members that whilst the site may look the same as before it was now easier to navigate in the sense that nothing was more than two clicks away from the homepage.

Once work on the update was complete then the next section of the Tour of Onchan would be installed on the website. Noted.

b) Torchlight Procession

The Administrative Officer advised that notification had been sent out on 23rd September 2003 to the two schools, Onchan Police Station, the four churches and to the Department of Transport giving advance warning of the Torchlight Procession which is due to take place on the evening of Tuesday 9th December 2003 with the following evening being held in reserve. At the beginning of November details would be sent out to all clubs and societies. In the meantime other potential sources for the supply of nightlight lanterns were being investigated and then arrangements would be made for the purchase thereof. Mr Quirk suggested that perhaps the wholesalers at Union Mills could supply something of the nature required.

The Administrative Officer reported on a comment from a member of the public that perhaps the commissioners could consider an alternative venue at the finale of the procession stating that the courtyard within the Royal Skandia building would make an ideal setting. This would result in a different route for the procession, probably down Alberta Drive, Royal Avenue but then would be faced with an exposed section of King Edward Road which would not be pleasant on a windy night.

Further discussion took place in respect of the format with a suggestion that Geoff Corkish be contacted to lead the community hymn singing and Mr Killey advised that there were other singers in Onchan who could assist as well.

*IN PUBLIC***c) Annual Gardens Competition**

The prize presentation had taken place on Friday 17th October. As the Chairman of the Leisure and Amenities Committee was not present it should have been the Vice Chairman to take his place but as he was off the Island the duty was performed by Mrs Kelly a member of the committee. There were no further comments in respect of the competition or presentation.

d) Christmas Lights Competition

The Administrative Officer advised that he had placed this matter on the agenda so that the judges could be selected at an early stage. Mr Quirk proposed that Mr Black and Mrs Kelly be the judges. Mr Killey added that in the event of a volunteer being needed he would be prepared to become involved.

e) 2004 Scooter Rally

Letter reported as received from Mr K.J. Walsh general secretary of the Lambretta Club of Great Britain advising that a meeting with the Department of Tourism and Leisure had not yet taken place. He was hoping that it would occur before 22nd October as he was then off to America for a few weeks.

The Administrative Officer reported having attended the recent AGM of the Isle of Man Scooter Club where an interest was shown in running an event in the stadium for visiting scooterists on the lines of the obstacle races etc that used to take place during Scooter Week. A lot would depend on the finalised programme agreed between the LCGB and the Department of Tourism. Mr Killey suggested that the local club should be encouraged and perhaps invited to attend a future meeting.

f) June Bowls Festival

The Administrative Officer reported having written to the Flat Green Bowling Club to enquire as to their views in respect of the proposal to use the flat green as a crown green during the June Bowls Festival 2004. Reply read from which it was noted the club would be having their own competitions running at that time and they were also concerned that cross play might interfere with the lie of the grass and lanes. It was further noted that they were hopeful that the Champion English Ladies Team would be coming to the Island and in which case they would want the green to be at its best. As a result a letter was sent to the Department of Tourism and Leisure advising that the flat green would, regrettably, not be available for the June Bowls Festival. Noted.

Mr Quirk made reference to the scoreboards which were now at least 25 years old and pointed out that he had a catalogue where there was currently a special offer in respect of scoreboards and he agreed to pass this on to the Amenities Officer.

g) Small Christmas Trees

The Amenities Officer advised that replies were still coming in in respect of small Christmas trees but he wished to know whether any of the commissioners were offering their services again this year to help with the wiring up. Mr Quirk suggested that they should try and plan a set day, probably a Saturday morning, in which to carry out the work as necessary.

LA/03/10/10

OUTSTANDING MATTERS

IN PUBLIC

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

Groudle Glen Waterwheel

There was uncertainty as to who was progressing this matter with DAFF. On the proposal of Mr Quirk it was agreed that the Administrative Officer should take up the matter wherever it currently lay.

LA/03/10/11**MATTERS REFERRED BY BOARD/OTHER COMMITTEES**

Nil.

LA/03/10/12**CORRESPONDENCE****a) IOM Youth Motor Project**

Letter reported as received from the Development Worker with the Isle of Man Youth Motor Project c/o the Department of Education Youth Office. The letter enquired whether the boating pool at Onchan Park when drained would be available to the project for use in connection with radio controlled racing cars. The cars are petrol driven in the various sizes and speeds; the largest vehicle being approximately 1 metre long with top speed of 70 miles per hour. An acknowledgement and interim reply had been sent by the Administrative Officer pointing out that due to some of the concrete bays having settled over the years there were lips between the concrete slabs which may present a problem. After a brief discussion it was agreed that permission be granted subject to the project leaders being satisfied that the surface is suitable, that full public liability insurance is held and that the entrance way down into the pool area is marshalled when events are taking place. It was further agreed that perhaps a trial run should be set up for the committee to view and establish any noise levels which may be regarded as detrimental to the adjoining residential properties.

b) Island in Bloom

Notification had been received that Mr & Mrs Alker of 40 Ballachrink Drive had won first prize in the individual house holder's garden section. The prize presentation to take place at the Claremont Hotel, Loch Promenade on Friday 7th November at 2.30pm. After a brief discussion it was agreed that the Chairman of the Board and the Chairman of the Leisure and Amenities Committee should attend.

LA/03/10/13**ANY OTHER BUSINESS****a) Date of Next Meeting**

Monday 1st December 2003 at 7pm.

b) Film Commission

Mr Quirk commented that The Bowl at King George V Park had been used recently in connection with one of the film productions for which the Corporation received a lot of money. He suggested that a letter be sent to Hilary Dugdale of the Film Commission drawing to her attention the existence of Onchan Stadium and indeed Onchan in general for film locations.

*IN PUBLIC*c) **Santa Light**

Mr Quirk enquired as to the position regarding the illuminated Santa and his Sleigh which is normally affixed to the gable of the commissioners office. The Administrative Officer replied that in accordance with instructions given by the committee at the previous meeting a new illuminated sign had been ordered at a cost of £750. Mr Quirk commented that he now felt the old sign could be fixed by the electricians of Douglas Corporation.

Meeting terminated at 10.55pm.

IN PUBLIC

Minutes of a meeting of the **RURAL COMMITTEE** held in the Boardroom, Hawthorn Villa, Main Road, Onchan, on Wednesday 29th October 2003 at 5.15pm.

Present: Mr J.K. Watterson, (in the Chair), Messrs S.T. Black, D. Crellin and B.H. Moore

Apologises: Mr J.M. Bulley

In attendance: Peter Kelly (Administration) & B.T. Price (Building Control Officer)

R/03/10/1
MINUTES

Minutes of the meeting held on 24th September 2003, copies of which having previously been circulated, was taken as read, confirmed and signed.

R/03/10/2
MATTERS ARISING

The following matters were arising from the minutes:-

a) **Street Lighting Hillberry Corner**

The Administrative Officer reported that following the recent meeting of the Board when the financial recommendation of the committee was approved, an official order had now been placed for the erection of a streetlight near to the old Chapel at Hillberry. This work would however be held in abeyance until the laying of the new underground cable in this location for a which a date was currently not available.

In respect of previous discussion over wind and sun powered lighting for the Rural Area the Building Control Officer produced a catalogue and price list from a firm entitled Wind and Sun Limited. From this, although the catalogue was not specific to street lightning he estimated the additional cost on top of the standard and fitting would be in the region of £1,000. For an area where mains electricity was available this was not a viable cost as £1,000 would pay for a streetlight to be lit for an very long time. It was accepted however that in areas where there was no power this was a possibility. Whilst reference was made to warning lights at Glen Vine for school patrol crossings being lit via solar panels it was agreed that the amount of time that these were on compared to the minimum of 7 hours that a streetlight would be required each day was considerable.

b) **Sign at Cronk-ny-Mona**

The Administrative Officer advised that this was still awaited but pointed out that a different form of Welcome to Onchan sign had been ordered as it was to straddle poles that were in existence in this area. It would not therefore have the wrought iron frame as the other boundary markers in the Rural Ward. Noted.

c) **Scollag Road Traffic Count**

Letter read as sent to the Area Maintenance Engineer pointing out that if the traffic count had not been taken then it should wait until the Strang Road was reopened as its closure could impact on the amount of traffic using the Scollag Road. No reply or acknowledgement received. Noted.

d) **Refuse Disposal Cost**

IN PUBLIC

The Administrative Officer reported that accounts had been sent out by the Finance Officer in respect of the additional charge per property. A number of accounts had been returned marked "gone away" as the properties were vacant. The Administrative Officer advised having spoken to the Finance Officer in this regard confirming that the properties were vacant and in most cases awaiting demolition prior to redevelopment. It had been accepted that whilst the properties were currently paying rates the additional charge to cover the refuse collection was not applicable as no refuse collection was being made and equally half of a refuse collection that was not taking place was in fact already being paid through the rates. Noted.

e) **Onchan District Act etc**

The Chairman reported for the benefit of the Rural Members that at the recent meeting of the Board the commissioners approved by 7 votes to 2 the amendments to the rating differential created by the Onchan Act. The matter was now to go as a petition to Tynwald. Mr Black commented that the Chairman had previously said that if the matter went to Tynwald he would possibly take further action and enquired therefore what he proposed. The Chairman responded that he had taken some legal advice and was due to take further advice now that the decision had been made. Mr Black commented that he felt it was wrong that if the Board had decided on something that a member should take action in opposition to that decision. The Administrative Officer related the case of a recent planning application where the Board had decided to approve an application whereas two members of the Board then put in their own personal objections to the Planning Committee. Mr Black said that planning was different. Mr Crellin added that the Board had made a decision but it was entirely up to Mr Watterson to take his own advice and to do whatever he felt was appropriate. It was no different to the rights of any other commissioner. Mr Moore commented that Mr Watterson was a member elected by the people of the Rural Ward and naturally he had to do what was best for them.

Mr Black further commented that the former village and parish had amalgamated so therefore they should be paying the same rate. Mr Waterson replied that he agreed entirely with Mr Black should the services be the same in both areas. Mr Black then read a statement from an undisclosed source comparing rates to income tax. Mr Crellin reiterated that the decision was made and it was entirely up to Mr Watterson to do what he felt necessary. Members saw little point in pursuing this matter any further at the meeting.

f) **Invitation to Mr A.J. Earnshaw MHK**

Letter read as sent to Mr Earnshaw and his reply read. Members noted that he would be off the Island at the time of the current meeting but he was concerned to meet with the Rural Committee in view of the recent decision of the Board. He did offer however to speak with the whole Board if required. The Chairman advised that he had spoken to Mr Earnshaw at the Heritage Service held in Abbeylands Chapel and Mr Earnshaw had commented that he saw little point in coming to talk to the whole Board in view of the decision taken. The Chairman further added that Mr Earnshaw commented that there may have been an advantage in coming to discuss matters at one time but not now that the decision was made. Mr Moore commented that the decision of the Board had been made without the knowledge of what had gone into the original agreement as nobody seems to know the terms and conditions that were thrashed out between 1984 and 1986. He felt it quite wrong that the Board just went ahead and made a decision and dismissed the views of the Rural Committee. Mr Crellin commented that he had a view of his own but there seemed little point in putting it forward now. Mr Watterson stated the whole thing had been badly handled going back to January when Mr Quirk tried to move two motions without the relevant notice and then they were brought back to the Board before the Rural Committee had discussed same.

g) **Honey Hill**

IN PUBLIC

Letter reported as sent to Miss Sarah Corlett of the Planning Office in response to her enquiry regarding information on the history of Honey Hill. Noted with interest.

h) **King Edward Bay Golf Course**

The Building Control Officer read letter as sent by the Surveyor to the Planning Enforcement Officer enquiring whether the work which was currently be carried out at the golf course was within the parameters of any planning approvals. The Building Control Officer further that this was one of the instances where the last planning approval granted required commencement within a four year period as opposed to completion within a four year period. Noted.

R/03/10/3

OUTSTANDING MATTERS

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

Ballacreech Corner

The Building Control Officer advised that the most recent meeting of the Eastern Sector (DoT and the police) had been postponed and therefore the matter had not been discussed further. Noted.

R/03/10/4

MATTERS FROM PREVIOUS MEETINGS

Nil.

R/03/10/5

MATTERS REFERRED BY BOARD/OTHER COMMITTEES

Nil.

R/03/10/6

PLANNING MATTERS

a) **Planning Decisions**

The Building Control Officer reported on the following initial decision received:-

PA 03/730 Erection of extension to front elevation, Tendele Lodge (formerly Glenville Bungalow) Scollag Road, Hillberry for Mr A.M. Bainton – **Approved subject to external finishes matching the existing and the work commencing within four years. Noted.**

b) **Withdrawal**

Letters received from DOLGE advising that the application PA 02/2317 Erection of recycling shed, waste bins and hard standing to form agricultural and horticultural green waste facility, part field 834164, Middle Begoade Farm, Garey Road for Mr P. Kermeen had been withdrawn at the request of the applicant. Noted.

c) **Appeals Decisions**

The Administrative Officer reported attending the Appeal in connection with PA 03/135 Conversion of ground floor of existing stables for ancillary residential accommodation, Ballakaighen, Whitebridge Road for Mrs M. Simpson. He further reported that the case basically

IN PUBLIC

hinged on the previous Inspector's findings that the proposals did not comply with the planning circulars in so far that the existing stables could not be regarded as redundant even though they were not in use. Noted.

R/03/10/7

ANY OTHER BUSINESS

a) Time and Date of next meeting

Wednesday 3rd December 2003 at 5.15pm.

Meeting terminated at 6.20pm.

IN PUBLIC

Minutes of a meeting of the **POLICY AND FINANCE COMMITTEE** held in the Boardroom at Hawthorn Villa, Main Road, Onchan, on Monday, 3rd November 2003, at 5.00 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. (Chief Finance Officer)

PF03/11/01
MINUTES

Minutes of the meeting held on 29th September 2003, copies of which having previously been circulated, were taken as read, confirmed and signed.

PF03/11/02
BUSINESS ARISING

1. Local Government Reform – Waste Collections.

The Memorandum prepared by the Deputy Clerk had previously been circulated and was considered. The memorandum reported on the meeting held on 29th October 2003 at the Mount Murray Hotel which was attended by the Chairman and Clerks of all Local Authorities together with the Minister and Officers of the Department of Local Government and the Environment. Although Local Government Reform was touched on, the main topic at the meeting referred to the review of waste collection services. All present were opposed to the idea of an all-Island collection authority and with one exception the Local Authorities accepted that if there was to be a reduction of the service provision to a regional arrangement that five regions would be preferable to four with Douglas remaining as a separate entity.

Onchan's proposal to offer to undertake the waste collections in the east region (with the exception of Douglas) had been submitted to the Department and was elaborated upon at the meeting.

The Minister was asked whether she would be prepared to reconsider the proposed change in legislation which would transfer the responsibility for waste collection from Local Authorities to the Department. Alternatively if the change to the legislation could provide for the larger Authorities to retain the waste collection function and to widen their remit to cover other Authority areas in their region. It is understood, however, that the Minister may still opt to centralise the responsibility by transferring it to the Department but to offer the work on an agency basis to appropriate Authorities.

The Minister clarified that if the legislation was to be changed it would not be effective until April 2005 at the earliest. The Minister further advised that a Departmental Officer's Working Party had been formed to study appropriate service standards which might be set by the Department for any waste collection service provider and invited Local Authority Officer representation on the Working Party. Nominations to serve on the Working Party had to be submitted to the Department in writing by Friday 7th November 2003.

Clerk advised that the Minister had stated in a radio interview following the meeting of the 29th October 2003 that she now favoured five Collection Authorities for the Island – four Regional Authorities and Douglas on its own.

IN PUBLIC

The Chairman of the Board confirmed that he had attended the meeting along with the Deputy Clerk and had found it to be a constructive meeting at which the Commissioners' proposals had had a fair hearing and he recommended that Mr Tim Craig, the Authorities Waste Operations Development Officer be nominated to serve on the Departmental Officers Working Party. Mr Kennaugh proposed, Mr Astill seconded and it was **RESOLVED:-**

That Mr Craig be nominated in writing to serve on the Departmental Officers Working Party formed by the Department of Local Government and the Environment to study appropriate service standards for waste collection service providers.

2. Invoicing of Refuse Collection and Disposal Charges

It was confirmed that domestic ratepayers in the Rural Ward had been charged the 50% balance of the average cost of refuse collection and disposal for the current financial year.

Invoices had also been rendered to commercial ratepayers in both the Urban and Rural Wards for the annual cost of refuse collection. It was further proposed to invoice the commercial ratepayers with the Government's disposal charges for the period 1st July 2003 to 30th November 2003 early in December. These charges would be based on the rate of £50 per tonne and further invoicing would be necessary for the period 1st December 2003 to 31st March 2004 at the rate of £75.00 per tonne.

Braddan Parish Commissioners were charged on a quarterly basis for refuse collections in the Parish of Braddan in accordance with the contract entered into with that Authority.

Reference was made to the PM Onboard bin weighing equipment which was now working to a satisfactory degree with the individual weighing data being collated.

It was **RESOLVED:-**

That the report be noted on the minutes.

PF03/11/03

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.

PF03/11/04

FINANCE OFFICER'S REPORT

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

IN PUBLIC**1. Onchan Website**

The Finance Officer reported an email which had been forwarded to him via Commissioner Quirk which criticised the Onchan Website. He advised that as the website upgrade previously approved was shortly to be implemented most of the points of criticism raised would be irrelevant. He further advised that the website had received many compliments and it was only as the site had grown so the number of levels to reach a particular point had grown which was one of the reasons for the upgrade being recommended. It was agreed that the matter be noted.

2. Rates Collected

It was noted that the total estimated collectable rates and cash received in the current financial year to 23rd October 2003 compared with the previous financial year were as follows:-

2003/04 estimated amount collectable including arrears brought forward	£1,405,728
2003/04 collected to 23 rd October 2003 less refunds	£1,342,951 (95.53%)

Comparative figures

2002/03 estimated amount collectable including arrears brought forward	£1,098,373
2002/03 collected to 23 rd October 2002 less refunds	£1,034,028 (94.14%)

3. Revenue Account Payments

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

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

4. Debtors

The list of general debtors copies of which having previously been circulated was considered. Total sum outstanding as at 29th October 2003 was £75,149.51 which compared with an amount of £9,402.88 outstanding as at 24th September 2003.

PF03/11/05**HEALTH AND SAFETY AT WORK – ADMINISTRATION SECTION**

Clerk reported that the Consultants, Tweeds, had completed the review of the Authority's Health and Safety Policy and were in the course of preparing the manual for the implementation of the Policy which was due to be completed by the end of November 2003. The Clerk's report was noted in the minutes.

*IN PUBLIC***PF03/11/06****CORRESPONDENCE AND OTHER COMMUNICATIONS****1. Waste Disposal Charges 2004/05**

Read letter from the Waste Operations Manager of the Department of Local Government and the Environment advising that the Department had already indicated in its strategy document presented to the Council of Ministers recently the proposals for future charging and he confirmed that the Department had no intention of requesting a change to the 90% grant for the 2004/05 financial year. The earliest the Department would review the situation would be in the second quarter of 2004 to provide sufficient time if required to place a proposed change for the 2005/06 financial year to the Council of Ministers and then for the approval of Tynwald.

It was agreed that the letter be noted in the minutes.

PF03/11/07**MATTERS REFERRED BY COMMISSIONERS/OTHER COMMITTEES**

None to report in public.

PF03/11/08**RECOMMENDATIONS WITH POLICY OR FINANCIAL IMPLICATIONS FROM OTHER COMMITTEES**

It was **RESOLVED** that the following recommendation from the Leisure and Amenities Committee meeting held 27th October 2003 be endorsed:-

1. ***“to accept the quotation from the Isle of Man Water Authority of £763.75 +VAT for the installation of a new 50 millimetre connection complete with pre-cast concrete chamber at Onchan Park for the purpose of watering the bowling greens”.***

The following recommendation from the Leisure and Amenities Committee was considered but **was not endorsed** for the reason, that in the opinion of the Committee, it would result in a reduction in revenue from existing membership which would not be matched by the revenue from any perceived increase in membership.

2. ***“to recommend that from April 2004 a “Ration Book” be made available to each household whereby one person could gain three months free membership to the library either as a trial run or as an extension to an existing membership”.***

PF03/11/09**OTHER BUSINESS**

There was no other business for consideration in public.

PF03/11/10**NEXT MEETING**

It was agreed that the next ordinary meeting of the Committee be held at 5.00 p.m. on Monday 8th December 2003.

There being no further business the meeting terminated at 6.00 p.m..