

28th April 2005

PLEASE NOTE:

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

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

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

ONCHAN DISTRICT COMMISSIONERS

*Hawthorn Villa,
Main Road, Onchan.*

IN PUBLIC

28th April 2005

Sir/Madam,

You are hereby summoned to attend an ORDINARY meeting of the Authority to be held in the First Floor Lounge, at Heywood Court, Onchan, to transact the undernoted business at:

7.00 p.m. on Wednesday 4th May, 2005

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 29th March 2005 *(Minutes - APPENDIX 2)*

2. To dispose of business (if any) remaining or arising from the above said meeting
 - 2.1 C05/03/01/02(1) Local Government Reform *(Letters circulated)*
 - 2.2 Any other business arising.

3. To dispose of business (if any) remaining or arising from meetings held prior to the last ordinary meeting.
 - 3.1 D.A.F.F. – The Development of Access and Recreation on The Forestry Division Estate – Stage 2 : Public Consultation Feedback *(circulated)*
 - 3.2 Any other business arising.

4. Chairman's Announcements

5. Questions - As may be asked by members under the provisions of Standing Order No 7(2) after due notice in writing. *(Copies circulated)*

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 4th April 2005 (Minutes – APPENDIX 3)
 - 6.2 Works and Cleansing Committee
- Meeting held 11th April 2005 (Minutes – APPENDIX 4)
 - 6.3 Leisure and Amenities Committee
- Meeting held 18th April 2005 (Minutes – APPENDIX 5)
 - 6.4 Policy and Finance Committee
- Meeting held 25th April 2005 (Minutes – APPENDIX 6)
 - 6.5 Rural Committee
- Meeting held 20th April 2005 (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 DLGE re: Beach Cleaning – Answer to Tynwald Question (*circulated*)
 - 7.3 Department of Trade and Industry re: Consultation on a new Vocational Training Strategy (*Previously circulated*)
 - 7.4 Department of Transport re: Hillberry Road (Onchan) (Temporary Prohibition of Through Traffic) Order 2005 (*circulated*)
 - 7.5 Any Other Communication
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8. To consider any report from the Clerk, Surveyor or other Officer of the Authority
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9. To consider Motions in the order in which notice has been received. (*ref Standing Order No 5*)

No 33 Submitted by Mr D.J. Quirk to the meeting of the Authority held on 29th March 2005 (*detailed in the minutes of that meeting*) and adjourned.

Minutes of the ordinary meeting of the **ONCHAN DISTRICT COMMISSIONERS** held in the Boardroom, at Hawthorn Villa, Main Road, Onchan, on Monday 29th March 2005 at 7.00 p.m.

Present: Mr M.J. Kennaugh, J.P. (Chairman)
Mr S.T. Black
Mr D. Crellin
Mr E.D.R. Killey
Mr D.J. Quirk
Mr B. Stowell
Mr J.K. Watterson

Apologies: Mr G.K. Astill
Mrs W.E. Megson
Mr A.T.W. Norton

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

C05/03/01/01
MINUTES

The minutes of the public section of the ordinary meeting held on 21st February 2005, copies of which having previously been circulated, were considered, agreed as a correct record of proceedings and signed by the Chairman.

C05/03/01/02
BUSINESS ARISING

1. **C05/02/02/03 (1) – Local Government Reform**

The Chief Executive/Clerk had circulated with the agenda a copy of his letter dated 10th March 2005 to the Local Government Unit Manager, in response to the letter dated 11th February 2005 with regard to the structure of Local Government on the Island. The letter had been copied to all Tynwald Members and acknowledgements had been received from Mr M. Quayle, MHK and from Mr G.H. Waft, MLC.

Mr Quirk confirmed that he and a number of other Members had attended the Seminar hosted by the Minister for Local Government and the Environment at Laxey School on 21st March 2005. The majority of Local Authorities in the East were represented at the Seminar. He considered that the Onchan and Braddan Members, in particular, had appreciated the Minister's views. However, Mr Quirk considered that some of the issues which had been raised as being reasons for the progression of Local Government Reform could be addressed without changes in legislation, by agreement between the Authorities. He argued for a voluntary reform of services provided by Local Government and suggested that the Onchan District Commissioners should take the lead in this. He suggested that a reform of Housing Authorities and responsibilities could be achieved, and that Onchan would be prepared to accept an increase number in housing properties within the Eastern Sector to manage same, but did not consider that it would be necessary to increase staffing provision to provide this.

Mr Stowell referred to the numerous proposals which had been put forward and considered over the years. He accepted the preference for voluntary reform but stressed the importance of maintaining good relations with other Authorities.

Mr Watterson concurred with the view that Housing could be handled more efficiently on a sector basis. He believed that if Onchan District Commissioners were to take on the responsibility for the Department's Housing in the East, this could be run more efficiently.

Mr Black did not believe that the latest proposals would receive support from the Parishes.

Reference was made to an email received from Michael Commissioners, commenting upon the public meeting hosted by the Minister in the west of the Island.

2. C05/02/02/13(1) – Proposed Changes to Domestic Rating

The Chief Executive/Clerk confirmed that arrangements had been made for Mr C. Kniveton and Mr D. Cashen from the Treasury to make a presentation to the members on proposed changes to domestic rating valuations on Wednesday 13th April 2005, commencing at 7.00 p.m.. *Noted.*

3. C05/02/02/20 – Motion No 32 re: CA Site Costs – Rural Ward

The Chief Executive/Clerk had circulated with the agenda a copy of a letter issued dated 17th March 2005 to the Local Government Unit Manager at the Department of Local Government and the Environment, and of a response received from the Legislation and Policy Unit dated 24th March 2005, in relation to the interpretation of the Public Health Act 1990 (as Amended).

Mr Quirk advised that he had spoken with the author of the letter and disagreed with the interpretation. Other Authorities had been permitted to use the Civic Amenity Site in the East and were charging £14 per permit for such use. This was under the provisions of Section 69 of the Public Health Act 1990 (as Amended) – which dealt with the collection and disposal of waste. Mr Quirk called for a meeting with the Minister to discuss the matter further in order to clarify aspects of the advice received.

A lengthy discussion ensued. Mr Crellin acknowledged that there appeared to be ambiguities between the advice received and the interpretation from Mr Quirk and confirmed that he was prepared to support the call for a meeting with the Minister. Mr Killey also considered this reasonable. Mr Watterson argued that it was clear that the Department of Local Government and the Environment did not wish to take the matter further. He suggested that the Commissioners should accept the advice contained within the letter and there was no need to seek clarification from the Minister. He did not accept that an additional cost should be levied to the Rural Ratepayers in relation to the Civic Amenity Site usage and pointed out that there were only a small number of permits issued in respect of Rural Ward properties. In answer to question from Mr Black, Mr Watterson confirmed that the reduction in the rate payable by residents in the Rural Ward was contained in the Onchan District Act 1986. He accepted the time moved on and if circumstances changed, it may be necessary to amend the arrangements contained within the Act but this should be achieved through consultation with the Rural ratepayers. He reiterated that Rural Committee Members, elected by the Rural Ward electorate, did not have a voice with the Onchan District Commissioners as a Board and that he was a lone voice. It was for this reason that it was important for consultation to take place. Mr Crellin commented that the advice received from the Department of Local Government and the Environment did not state that the charges could not be made. He argued that, equally, there were ratepayers within the Urban Ward who had little or no call to utilise the Civic Amenity Site and particularly referred to the residents of the Elderly Persons Complexes. He also referred to the situation of non-drivers who were unable to use the site. The Chief Executive/Clerk clarified that the present charges were levied utilising the rating system in the same way as the Commissioners did for other services. Many people did not use the Library for example, but the rating system did require a contribution to its running. Mr Stowell did not agree with Mr Watterson in relation to Rural Ward representation and that the Rural Committee Members did not have a voice. He accepted, however, that the matter should be addressed through discussion and that he felt that all Members represented all of the people within the Onchan District.

A short discussion ensued with regard to the Civic Amenity Site provision. It was clarified that the Civic Amenity Site had been operation since 1997. Mr Watterson argued that a civic amenity provision had been provided prior to the Onchan District Act 1986, through the provision of a skip service which he believed to be of equal standing.

Mr Quirk sought clarification as to how the non-represented Authorities in the East were charging for the use of the Eastern Civic Amenity Site. It was clarified that this was by a price per permit, passed on by the Authority to the ratepayer. Mr Quirk suggested that the Commissioners should take a step back and review the use and charging policy for the Civic Amenity Site. The Chief Executive/Clerk suggested that legal advice be sought. Mr Quirk had no objection to this but felt that a meeting with the Minister should be priority. Mr Black considered that the use of the Civic Amenity Site was a service as with all other services and that the Commissioners had accepted the situation until the question of reform had arisen. He believed that all ratepayers should pay their rates and that all should use the facilities.

Mr Watterson turned to the question of services and pointed out that whilst the ratepayers in the Rural Ward did pay less in their rate payment toward the operation of the Civic Amenity Site he believed that there were other services which were being subsidised by the Rural Ward, referring

specifically to street lighting as an example. Mr Watterson expressed disappointment that Mr Quirk had not felt it appropriate to discuss the matter at the Rural Committee meeting but Mr Quirk argued that there had been plenty of discussion on the subject.

On the proposal of Mr Quirk, seconded by Mr Crellin, it was **RESOLVED** *to invite the Minister for Local Government and the Environment, the Honourable J. Rimmington, MHK, to attend an extraordinary meeting of the Commissioners in order to discuss the content of the motion submitted by Mr Quirk (number 32), in relation to the method of recovering charges for the use of the Civic Amenity Site in the east.*

C05/03/01/03

BUSINESS ARISING FROM PREVIOUS MEETINGS

None.

C05/03/01/04

CHAIRMAN'S ANNOUNCEMENTS

The Chairman made the following announcements:-

1. Chairmanship

Mr Kennaugh pointed out that the current meeting would be his last as Chairman. He thanked Members and Officers for their support for him during his term of office.

2. Annual Dinner Dance

The Chairman thanked attendees in relation to the Annual Dinner Dance which had taken place on 19th March 2005, and thanked the officers for the arrangements.

3. Retirements

The Chairman expressed the gratitude of the Board to two members of staff who were to retire in the near future, both from the Commissioners' Refuse Department. He paid tribute to Mr Stanley Quine and Mr Stuart Fyale for their work with the Authority over 20 and 12 years respectively.

C05/03/01/05
QUESTIONS

The following questions had been submitted under the provision of Standing Order No 7:-

Commissioner D.J. Quirk to the Chairman of Onchan District Commissioners:-

"Ref: Civic Amenity Sites:-

1. *When did Onchan Commissioners join together with other Authorities to form a Civic Amenity Site in the East?*
2. *Are you in a position to provide costing for the Middle River C.A. Site?*
3. *What are the projected costs for Onchan Rural Ratepayers at the proposed new Middle River C.A. Site?*

The Chairman of the Board answered the questions as follows:-

1. 1997
2. No. The method of operation has yet to be decided. If it was to be operated by a private contractor – it would obviously be subject to a tendering process.
3. As such costs are rateborne - Rural Ward ratepayers would pay 50% of the amount paid by Urban Ward ratepayers.

C05/03/01/06
HOUSING COMMITTEE MINUTES

The minutes of the public section of the Housing Committee meeting held on Monday 28th February 2005, copies of which having previously been circulated, were considered. Arising therefrom:-

1. **H05/02/01/11(2) – Sheltered Housing – Heating Charges .**

Mr Quirk advised that he understood that some of the residents at Springfield Court and Heywood Court considered the recent increase in heating charges to be unfair. He suggested that an explanatory note in relation to the calculation of the charges should be issued. The Deputy Clerk confirmed that he received no adverse comment directly. Mr Watterson explained that fuel charges had increased over the previous year, the heating charges had remained constant. The heating reserve fund had been used to absorb the increases during the current year but it was not possible to continue to do so in the following year. The Deputy Clerk undertook to prepare and issue an explanatory note. Mr Stowell clarified that the increases were due to increasing energy costs and not simply a decision of the Commissioners.

C05/03/01/07
RECEIVING OF MINUTES

It was **RESOLVED** that the minutes of the public section of the Housing Committee meeting held on 28th February 2005, be and are hereby received. There were no resolutions contained therein which required the consent of the Board.

C05/03/01/08
WORKS AND CLEANSING COMMITTEE MINUTES

The minutes of the public section of the Works and Cleansing Committee meeting held on Monday 7th March 2005, copies of which having previously been circulated, were considered. Arising therefrom:-

1. **WC05/03/05(a)(iv) – Port Jack Toilets**

Mr Stowell enquired whether there had been any complaints following the demolition of the Port Jack Toilets. Mr Crellin commented that this would be unlikely as it was the Commissioners intent to replace same.

2. **WC05/03/02(a) – Hague Crescent**

The District Surveyor confirmed that he had seen a copy of the finished mould and it was still the intent that the unveiling would take place on Mad Sunday, 5th June 2005. Mr Quirk made reference to a number of large cones and signs which appeared to have been thrown over the edge of the brows. It was confirmed that Onchan District Commissioners owned the land to the footpath but not below on the seaward side thereof. Mr Quirk commented that the undergrowth was starting to die in that area but the District Surveyor confirmed that there was no staining or other obvious cause to be seen. Mr Watterson commented that a number of trees in the countryside were not greening up as they should due to the strange weather patterns of late.

3. **WC05/03/14(c) – Byelaw Enforcement Officer**

Mr Stowell enquired whether there had been any reports received from the Byelaw Enforcement Officer. Mr Crellin thanked Mr Stowell for the enquiry and confirmed that he too had been asking for the provision of a report but none had been forthcoming. The District Surveyor confirmed that the reports from the Byelaw Enforcement Officer used to be received on a monthly basis but due to the repetitive nature of the reports this had been reduced to quarterly. Mr Crellin considered that there should be monthly reports available. Mr Stowell could not recall the detail of the last report and the District Surveyor undertook to provide a copy of same. Mr Stowell advised that he required the detail of reports to evaluate the effectiveness of the byelaw enforcement provision.

4. **WC05/03/07(c)(i) – Alpine Mews**

Mr Quirk understood that the Planning Application in respect of Alpine Mews had been readvertised and wondered why this was acceptable when a decision on the original planning application was pending and why the matter had not been referred to the Local Authority. The District Surveyor confirmed that he had not been made aware of any differences in the planning applications. He would contact the Department of Local Government and the Environment to clarify the matter.

C05/03/01/09
RECEIVING OF MINUTES

It was **RESOLVED** that the minutes of the public section of the Works and Cleansing Committee meeting held on 7th March 2005 be and are hereby received. There were no resolutions contained therein requiring the consent of the Board.

C05/03/01/10
LEISURE AND AMENITIES COMMITTEE MINUTES

The minutes of the public section of the Leisure and Amenities Committee meeting held on 14th March 2005, copies of which having previously been circulated, were considered. Arising therefrom:-

1. **LA05/03/08(e) – Inter Services Competition**

In answer to enquiry from Mr Quirk, Mr Killey confirmed that Members would be asked to suggest further competition ideas for the inter-services event at the next meeting of the Committee.

C05/03/01/11
RECEIVING OF MINUTES

It was **RESOLVED** that the minutes of the public section of the Leisure and Amenities Committee meeting held on 14th March 2005 be and are hereby received. There were no resolutions contained therein requiring the consent of the Board.

C05/03/01/12
POLICY AND FINANCE COMMITTEE MINUTES

The minutes of the public section of the Policy and Finance Committee meeting held on Monday 21st March 2005, copies of which having previously been circulated, were considered. There were no matters arising therefrom.

C05/03/01/13
RECEIVING OF MINUTES

It was **RESOLVED** that the public section of the Policy and Finance Committee meeting held on 21st March 2005, 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.***

C05/03/01/14
RURAL COMMITTEE MINUTES

The minutes of the public section of the Rural Committee meeting held on Wednesday 16th March 2005, copies of which having previously been circulated, were considered. There were no matters arising therefrom.

C05/03/01/15
RECEIVING OF MINUTES

It was **RESOLVED** that the public section of the Rural Committee meeting held on 16th March 2005, be and are hereby received. There were no resolutions contained therein requiring the consent of the Board.

C05/03/01/16
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:-

P A NUMBER	DESCRIPTION	COMMENT
04/2263/B	Amendments to PA04/2183 Construction of replacement dwelling with garage, Holmfield, Hillberry Road	ODC recommendation - Refusal Initial Planning decision – Refusal Refusal confirmed on review
04/0819	Erection of dwelling to replace existing, Langdale, Majestic Close	ODC recommendation - Refusal Planning decision On Review – Refusal Previous decision upheld on appeal. Appeal therefor dismissed and application refused.
05/0089	Sitting Area and erection of memorial, The Lookout, Imperial Terrace.	ODC recommendation - Approval Initial Planning decision - Approval The initial decision was subject to the design of the proposed memorial being approved by the Planning Committee.
05/2405	Retrospective Application for erection of childs play house in shape of lighthouse, 10 Wentworth Close	ODC recommendation – Refusal Planning decision – Approval Initial decision confirmed on review.

2. **PA03/1873 – Heritage Homes Limited – Residential Development on Ballachrink Farm 103**

It was confirmed that the Minister for Local Government and the Environment had accepted the recommendation of the Planning Appeal Inspector and that the appeal should be dismissed. The application was therefore refused. The reasons for the decision had been circulated to Members prior to the meeting.

Mr Quirk expressed gratitude to the District Surveyor and to the residents in the area for their opposition to the application.

3. **Chronically Sick and Disabled Persons Committee**

Thanks were expressed for copies of the annual report of the Chronically Sick and Disabled Person Committee which had been circulated with the agenda, in respect of the year ended December 2004.

4. Restructuring of the Isle of Man Constabulary

The Chief Executive had circulated with the agenda copy of a letter received dated 21st March 2005 from the Police Superintendent, advising of the restructuring of the Isle of Man Constabulary.

Mr Crellin was unimpressed with the content of the letter and made reference to previous reorganisations which had taken place. The Chairman concurred with the comments made. Mr Stowell expressed concern that the number of promotions of late meant that there were fewer policemen on the beat. Mr Quirk considered that there were serious neighbourhood policing issues to be addressed. The letter was noted.

C05/03/01/17 **CLERKS REPORT**

None.

C05/03/01/18 **DISTRICT SURVEYORS REPORT**

None.

C05/03/01/19 **MOTIONS**

Two notices of motion had been received in accordance with Standing Order No 5 from Commissioner Mr D.J. Quirk. The motion which had been numbered 33 in the register was as follows:-

1. that Onchan District Commissioners consider the following:-
 - (a) that Onchan District Commissioners as the Local Authority for Onchan District consider that all charges and cost for Onchan financial provision for the Civic Amenity Site should be an equal charge to both Urban and Rural ratepayers.
 - (b) That a rate reduction is given to all ratepayers in the Onchan area for the costs of operating our part of the Civic Amenity Site at Braddan;
 - (c) That a fixed charge/cost be applied to all persons making an application to use the Civic Amenity Site as determined by Onchan District Commissioners from time to time.

Mr Quirk requested that the motion stand adjourned and this was agreed.

The motion which had been numbered 34 in the register was as follows:-

2. that Onchan District Commissioners consider
 - (a) that the Onchan District Commissioners consider a policy, that as part of the area improvements in and around Onchan an assessment for area environmental improvements be considered;

The motion was proposed by Mr Quirk and seconded by Mr Crellin.

Mr Watterson sought clarification as to whether the matter was for Board consideration or should be referred to the Works and Cleansing Committee for report. Mr Quirk advised that his suggestion would not have significant cost implication. He considered that certain areas around the Village had become dowdy but whilst that this might be an initiative at the behest of the Commissioners, it may be that other agencies such as the Department of Transport or the Isle of Man Constabulary could become involved. As an example, he referred to the roundabout at the top of Summerhill where a road closed sign had been left lying down for some time. In addition, sandbags were present. He suggested that this area could be identified and plans put in place for the painting of the lamp posts and the cleaning of the gullies in the area at very small cost to the Authority. Another suggestion was Governor's Road where the lamp posts were in dowdy condition. He suggested that the road sweeper be employed on both sides of the road. Another such area might be

the War Memorial where moss was beginning to grow. He suggested that new and more appropriate bins should be fitted in the vicinity.

The Chief Executive/Clerk suggested that the matter should be referred to the Works and Cleansing Committee. Mr Stowell thanked Mr Quirk for the motion but considered that it was something that the Commissioners should be doing in any case. Mr Watterson agreed with the intent of the motion, but questioned whether a motion was required as what was suggested was already part and parcel of responsibilities faced by the Local Authority. The District Surveyor commented that he understood the reason for the motion being brought forward but considered that the implications of the motion should be assessed.

A vote was taken and it was **RESOLVED** that *Onchan District Commissioners consider a policy, that as part of the area improvements in and around Onchan and assessment for an area environmental improvements be considered.*

C05/03/01/20

THANKS

The Chairman reiterated his thanks, particularly to the Chief Executive/Clerk, Mr Smith, for his support in his year of office.

There being no further business the meeting terminated at approximately 8.15 p.m.

Minutes of a meeting of the **HOUSING COMMITTEE** held in the Boardroom, Hawthorn Villa, Main Road, Onchan, on Monday, 4th April 2005, commencing at 7.00 p.m.

Present: Mr J.K. Watterson (In the Chair)
Mr S.T. Black
Mr M.J. Kennaugh, JP
Mrs W.E. Megson

Apologies: Mr B. Stowell

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

H05/04/01/01 **MINUTES**

The minutes of the meeting of the Committee held on Monday, 28th February 2005, copies of which having previously been circulated, were considered, agreed as a correct record of proceedings and signed by the Chairman.

H05/04/01/02 **MATTERS ARISING FROM THE MINUTES**

1. H05/02/01/11(2) – Sheltered Housing – Heating Charges

Chief Executive/Clerk Designate referred to the discussions which had taken place at the meeting of the Board on Tuesday 29th March 2005 and confirmed that a memorandum had been prepared for issue to the residents of both Springfield Court and Heywood Court to explain the principles behind the levy of heating charges, and the reasons for the increase. It specifically confirmed that the increase in charges related to the increase in both electricity and oil costs over the past 12 months.

Mr Watterson pointed out that should the residents have been in private accommodation, the increases in fuel charges would have been applied immediately and not cushioned as had been the case here.

H05/04/01/03 **BUSINESS ARISING FROM PREVIOUS MEETINGS**

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

H05/04/01/04 **HOUSING AND OTHER ESTATES BUSINESS**

1. Maintenance Report

The report, dated 1st April 2005, had been circulated with the agenda. Arising therefrom:-

(a) H05/02/01/04(1)(a) - Storm Damage

In his report, the Housing Maintenance Manager confirmed that the replacement of panel fencing which had been damaged during the heavy storms in January 2005, was progressing. Elaborating upon his report, the Housing Maintenance Manager confirmed that most panel fencing damage had occurred at Heywood Park and at Onchan Stadium.

(b) Vacant Properties

The Housing Maintenance Manager confirmed that there were three properties presently undergoing works between tenancies. One was due for completion during the current week, for which the incoming tenant had already been selected. It was anticipated that the second property would be completed on Thursday 21st April 2005. The Housing Maintenance Manager awaited the submission of keys in relation to the last property before the commencement of works. The Chief Executive/Clerk Designate confirmed, however, the receipt of a letter that afternoon in respect of the keys which were awaited which would now allow the works to commence.

H05/04/01/05
SPRINGFIELD COURT MATTERS

1. Maintenance Report

The report, dated 1st April 2005, had been circulated with the agenda. Arising therefrom:-

(a) H05/02/01/20(2) – Community Lounge - Decoration

In his report, the Housing Maintenance Manager confirmed that the redecoration of the lounge and conservatory at Springfield Court was expected to start on 6th April 2005. In answer to enquiry, it was confirmed that the redecoration work would be undertaken by Lawler & Watt.

2. H05/02/01/20(3) – Warden Call System – Annual Maintenance Agreement

The Chief Executive/Clerk Designate confirmed that the Onchan District Commissioners had, at their meeting on 29th March 2005, confirmed that the Warden Call System Annual Maintenance Agreement, held with Tunstall Telecom Limited should be renewed. *Progressing..*

3. H05/02/01/20(4) – Visit

The Chief Executive/Clerk Designate confirmed that arrangements had been made for the Commissioners to visit both Heywood Court and Springfield Court at the time of a regular social gathering at both complexes. In addition, the visit had been delayed to allow the party to be accompanied by the new Deputy Clerk, Mr P. Martin, who was expected to take up his duties on 16th May 2005, and following the establishment of the Housing Committee Membership for 2005/06.

In relation to Heywood Court, therefore, it was intended to visit the Complex on Monday 23rd May 2005, at 10.30 a.m.. In the case of Springfield Court, it was intended to visit on Wednesday 25th May 2005 at 2.00 p.m..

It was confirmed that the visit would be open to all Commissioners to attend.

H05/04/01/06
HEYWOOD COURT MATTERS

1. Maintenance Report

None.

2. H05/02/01/21(2) – Warden Call System – Maintenance

It was confirmed that arrangements were in hand to seek a maintenance and service agreement in respect of the Warden Call System at Heywood Court.

3. **H05/02/01/21(3) – Fire Alarm System – Maintenance**

It was confirmed that arrangements were in hand to seek a service and maintenance agreement in relation to the Fire Alarm System at Heywood Court.

H05/04/01/07
GARAGE MATTERS

1. **H05/02/01/07(1) - Garage Doors**

The Housing Maintenance Manager confirmed that three doors had been replaced to the garages to the rear of Barrule Drive. A programme of works was in hand in relation to the redecoration of other doors in the area, such works helping to prolong the life of the existing doors and frames.

H05/04/01/08
PLANNED HOUSING MAINTENANCE

None.

H05/04/01/09
HEALTH AND SAFETY BUSINESS

None.

H05/04/01/10
ENVIRONMENTAL CONTROLS

Report pending.

1. Housing Allocations

It was confirmed that there had been four properties vacant during the report period, two of which had already been occupied. The third was due for occupation in the current week and it was estimated that the remaining property would be occupied with effect from week commencing 23rd April 2005.

2. Housing Application/Allocation Criteria

A memorandum had been circulated with the agenda, issued by the Chief Executive/Clerk Designate, advising of the detail of the revision of the public sector housing criteria for acceptance on to the waiting list for general housing and of the criteria for allocation of properties through the pointing system, both of which had been revised by the Department of Local Government and the Environment with effect from March 2005. A copy of the criteria for acceptance on to the waiting list for general

... housing is attached to the minutes at Appendix 1. A copy of the criteria for allocation
... of properties – pointing system, as at March 2005, is also attached to the minutes at Appendix 2.

It was also confirmed that the newly appointed Housing Policy Manager at the Department of Local Government and the Environment had completed the long awaited guidance notes for the implementation of the criteria. The guidance notes had also been circulated to Members.

It was pointed out that the re-evaluation of procedures for processing applications and for the pointing of applications was underway. The implementation of the criteria did mean that for a short period, the computer generated housing waiting list would be distorted but every effort was being made to ensure that all applications were re-pointed, using the new criteria within the next two weeks. The timetable aimed to have the new list operational by Friday 15th April 2005, in time for the next anticipated allocation meeting.

During discussions relating to the proposed new criteria which had taken place at officer level, and following the receipt of the criteria and guidance documents, it had become apparent that an increased effort would have to be made to verify more detail contained in an application. Where circumstances were not clear, the situation would have to be evidenced by independent source. As an example, the Administrative Assistant confirmed that in some cases, residency would have to be proven by way of documentation.

The Administrative Assistant considered that it was important to explain to any prospective applicant of the reasons why information would be required and so it was her intent to speak to each prospective applicant who sought an application form to explain the procedure. The submission of an application form would, in future, be subject to an appointment system to allow the Administrative Assistant to verify that all of the information that would be required had been received.

Mrs Megson enquired whether an application would be refused if the applicant could not prove any element which might require clarification. It was confirmed that this would be examined closely, and that every effort would be made to verify as much as was necessary prior to a decision on an application being taken.

Mr Black continued to have concerns that pointing under the heading of adequacy of present accommodation could only attract one award of 10 points to cover any of three headings (unfit housing, unfit for health/welfare consideration, overcrowding). Mr Black considered that there may be occasions where points should be awarded in more than one such category.

3. Housing Application Policy – Debtors

The Chief Executive/Clerk Designate had circulated a Management Report with the agenda, which highlighted a recent circumstance which had arisen whereby joint debtors of the Onchan District Commissioners - a former housing tenant who left owing money to the Commissioners following a repossession action – had again sought to have names added to the housing application waiting list. The Chief Executive/Clerk Designate sought the formulation of policy in the matter to provide the officers with the framework with which the Commissioners would like to be followed in such cases.

On the suggestion of the Chief Executive/Clerk Designate, and after a brief discussion, it was **RESOLVED***:-

Where a tenant of the Onchan District Commissioners surrendered occupancy of a property, in whatever circumstances, and continued to owe the Authority money in relation thereto, any subsequent housing application from any party to the original occupancy must be considered by the Housing Committee for evaluation of the circumstances. Any such application must, therefore, be refused by the Officers at the first stage of consideration, but that the opportunity to seek a review of that application by the Housing Committee be offered. Any decision of the Housing Committee to be referred to the Onchan District Commissioners for endorsement.

H05/04/01/12

ANY OTHER CORRESPONDENCE/COMMUNICATIONS

None.

H05/04/01/13

FINANCIAL REPORTS

The Chief Executive/Clerk Designate had confirmed that reports in respect of housing maintenance and elderly persons complex maintenance expenditure and non-government housing expenditure for the year ended 31st March 2005 were in preparation and would be circulated when available. The Chief Executive/Clerk Designate had provided that evening a copy of rent analysis figures for those properties where there was an outstanding balance, the total of which exceeded an amount of two weeks rent, and a separate list for those tenants on standing order payments, giving balances at the end of the financial year. Detailed consideration was given to the cases with the known circumstances for each being explained.

H05/04/01/14

MATTERS REFERRED BY THE BOARD/OTHER COMMITTEES

None.

H05/04/01/15

ANY OTHER BUSINESS

1. Date of Next Meeting

It was noted that the next meeting of the Housing Committee would take place on Monday 9th May 2005, commencing at 7.00 p.m.

2. Commissioners' Surgery

It was noted that the next Commissioners' Surgery was to take place on Thursday, 5th May 2005, commencing at 6.30 p.m.

There being no further business, the meeting closed at 10.10 p.m.

Attach

**Public Sector Housing:
Criteria for acceptance onto
waiting lists for general housing**

Approved by the Council of Ministers January 2002

-income limits amended March 2005

1. Eligible Applicant(s)

Definition of applicant shall be:

- (1) Single Person 18 years and over, or
- (2) Single Person with Children, or
- (3) Married Couple, or
- (4) Married Couple with children, or
- (5) Unmarried Couple, or
- (6) Unmarried Couple with Children

Married Couples granted a tenancy shall be joint tenants.

Unmarried Couples granted a tenancy shall be joint tenants only if both are residentially qualified.

2. **Residential Qualification**

(1) Applicant(s) must have been ordinarily resident on the Island for a minimum of ten years, *and*

(2) Applicant(s) must have been ordinarily resident in the local authority area for a minimum of five years.

3. **Financial Qualification**

(1) Maximum gross income of applicant(s) £27,500 per annum

(2) For applicants with dependent children gross income levels shall be:

- one dependent child , add £2300
- two dependent children, add £4600
- three or more, add £6900.

4. **Additional Acceptance Criteria** (1) Divorced/ Separated person with joint access to a child or children under the age of eighteen where the parties have been legally separated for six months and legal proceedings have been instituted.

(2) Where there is joint residence of children the housing authority may apply discretion where the divorced/ separated person seeking housing has joint access to the child or children at some time.

(3) Applicants having previously owned property where the net proceeds of the sale do not exceed £50,000, or applicants with savings of £50,000, or other amount determined by the Department from time to time (notional interest from such savings to be taken into account and calculated as part of total allowed income; see attached guidance notes)

5. **Discretionary Criteria**

(1) Notice to quit from landlord, advocate where a Court has made an order for possession.

(2) Emergency Housing requirement with confirmation of circumstances from Social Services, police, fire service, environmental health or other relevant authority.

6. **Appeals Procedure**

Any applicant having an application for acceptance on to a waiting list rejected, **or**

Any applicant dissatisfied by reason of non allocation of a property by virtue of non allocation of points, may

- (1) Seek a review of that decision by submitting a request in writing to the appropriate housing authority, and
- (2) if the decision is upheld by that housing authority, seek an appeal against that decision in writing to the Department's Estates and Housing Directorate, whose decision shall be final.
- (3) In the case of houses owned by the Department, the review or appeal shall be to a Minister or Member of the Legislature outside the Department as appointed by the Council of Ministers.

Public Sector Housing: Criteria for allocation of properties: pointing system

Approved by the Council of Ministers January 2002 – Maximum of 10 points for days on list removed April 2003. Points for gross income amended March 05.

<u>Criteria</u>	<u>Points</u>
1. Days on List	1 point per each 3 month period
2. Island born	5 points
3. Years of Residency on Island	1 point for every year in excess of ten years to maximum of 10 points
4. Years of Residency in housing authority area	1 point for each year in excess of five years to maximum of 10 points
5. Joint applicants	5 points
Single applicant	0 points
6. Size of family (under 18 yrs or in full time education)	1 child - 5 points 2 children - 10 points 3 or more - 15 points
7. Gross Income (including combined income of joint applicants)	£22,000 & above per annum 0 points £19,000 -£21,999 " " 1 point £16,000 -£18,999 " " 2 points £13,000 -£15,999 " " 3 points £10,000 -£12,999 " " 4 points £ 9,999 and under " " 5 points
8. Adequacy of present accommodation (only one allocation of 10 points)	Unfit housing (certified by EHO) 10 points Unfit for health/ welfare consideration (validated by report from health professional) 10 points Overcrowding (certified by EHO) 10 points
9. Notice to quit (excluding rent arrears)	Landlord/Advocate 5 points Court Order 10 points

- | | | |
|---|--|-------------------|
| 10. Emergency Housing | (1) Damaged Property, certified by fire services, insurance assessor | 20 points |
| | (2) Closure Notice, property condemned by Environmental Health | 20 points |
| | (3) Social reasons (e.g. Victim Support / Witness Protection, supported by Police) | 20 points |
| 11. Prior unjustified refusal by applicant of a housing unit where an offer of a property considered suitable for the applicant was refused without valid reason (such as proximity to work, proximity to schools or where the property offered was considered to be uninhabitable). | Discretionary deduction minus | - 10 points |
| 12. Accumulated rent arrears | | minus - 10 points |
-

Appeals Procedure: Any applicant having an application for acceptance on to a waiting list rejected, or

Any applicant dissatisfied by reason of non allocation of a property by virtue of non allocation of points, may

1. Seek a review of that decision by submitting a request in writing to the appropriate housing authority, and
2. if the decision is upheld by that housing authority, seek an appeal against that decision in writing to the Department's Estates and Housing Directorate, whose decision shall be final.
3. In the case of houses owned by the Department, the review or appeal shall be to a Minister or Member of the Legislature outside the Department as appointed by the Council of Ministers.

Minutes of a meeting of the **WORKS & CLEANSING COMMITTEE** held in the first Floor Lounge, Heywood Court, Heywood Park, Onchan, on Monday 11th April 2005 at 6.56pm.

Present: Mr D.Crellin (in the chair), Messrs S.T. Black, M.J. Kennaugh JP and D.J. Quirk

Apologises: Mr E.D.R. Killey

In attendance: M.J. Williams (Clerk Designate), E.K. Convery (Surveyor) and Peter Kelly (Administration)

WC/05/04/1 **MINUTES**

Minutes of the meeting held on 7th March 2005, copies of which having previously been circulated, was taken as read, confirmed and signed.

WC/05/04/2 **MATTERS ARISING**

There were no matters arising from the minutes for discussion in public.

WC/05/04/3 **MATTERS ARISING FROM PREVIOUS MEETINGS**

Parish Partnership

The Surveyor advised that he had received information about a month previous regarding the trial partnership between Malew Commissioners and the Department of Transport in respect of using a radar gun with illuminated sign to indicate to oncoming traffic the speed at which it was travelling. There was to be a meeting held in the Sea Terminal at 10am on 28th April 2005 for local authorities to explain the installation, setting up and lesson learnt from the Malew trial. Agreed that the Surveyor should attend to obtain further information. Members may attend also if they desire.

WC/05/04/4 **WASTE MANAGEMENT AND OTHER CLEANSING BUSINESS**

a) Officer's Report

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

i) Bin Weighing

The Surveyor added to the report that on Friday out of 195 lifts there were only 3 failures. Noted.

ii) Street Cleaning

Mr Black had a query in respect of the regularity of the street cleaner visiting parts of Onchan to which the Surveyor responded that every part should be visited at least once in three weeks but he admitted that with staff shortages the cleansing had got behind.

iii) Vehicle Servicing

The change in contractor was noted and it was agreed that a letter should be sent to Wades thanking them for their service in the past.

iv) Abandoned Vehicles

Mr Quirk stated that he would like to know where the vehicles were that had been reported abandoned, when they were found and when they were dealt with.

v) Staffing

The Surveyor informed members that the advertisement for a replacement pavement sweeper driver was to be placed in the press that week. Noted.

WC/05/04/5

STREET LIGHTING/SIGNS/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 Surveyor reported that he had spoken with the MEA who anticipated commencing work in Church Road that week and when that scheme was finished they would move on to Heywood Park to replace the bollard lighting with lamp standards. Mr Quirk suggested that the bollards should be retained as they could be used as bollards without lighting elsewhere in the district.

ii) Street Light Timing

Whilst noting that the report advised that the fitting of photo cells and the alteration of existing lunar clocks continued, the Chairman reminded the Surveyor that he had previously agreed to provide a list of which lamps had been altered and which were yet to be done.

iii) Hague Crescent

The Surveyor confirmed that a planning approval had now been received in respect of the renovation of the garden and the erection of the statue to Steve Hislop. Completion of the garden was programmed for TT Week and the unveiling ceremony is due to take place at 11am on Sunday 5th June 2005.

iv) Imperial Terrace

The Surveyor reported receipt of a proposed lighting scheme in front of the new flats at Imperial Terrace. Agreed that this should be referred to the commissioners' street lighting contractor for comment. The ongoing maintenance of these light fittings would become the responsibility of the commissioners.

Mr Quirk reminded the Surveyor as to various items connected with the construction of the flats that were lying on the escarpment between Imperial Terrace and the MER lines on King Edward Road.

WC/05/04/6

DRAINAGE FUNCTION

a) Officer's Report

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

i) Groudle Pumping Station

Mr Quirk commented that he took it that the commissioners have a clear understanding that they are going to pay towards the Groudle Pumping Station at North Bank.

ii) Little Mill Stream

Mr Quirk enquired as to what was the source of contamination within the Little Mill Stream to which the Surveyor advised that a source had been located but further checking of connections was being carried out in case there was a further fault. A lot of potential sources had been eliminated as a result of the process.

WC/05/04/7

PLANNING MATTERS

There were no decisions to report where the recommendations of the commissioners and the decision of the Planning Committee differed.

In respect of PA 04/1906 extension to rear of property, 85 Wybourn Grove, Ballachurry Park, the commissioners had recommended refusal of the application and the Planning Committee had refused it both at initial and review stages. An Appeal had been held; the Minister had subsequently upheld the recommendation of the Inspector and consequently the application has now been approved. Noted.

b) New Applications

There had been no applications received since the extraordinary meeting held on 6th April 2005.

WC/05/04/8
CAPITAL AND REVENUE SCHEMES

Officer's Report

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

WC/05/04/9
HIGHWAY AND TRAFFIC MATTERS

Church Road

The Surveyor reported that he had received notification that day of a proposal by DoT to place no waiting restrictions on sections of Church Road. These included in front of the DoT depôt and on the north east side in front of Molly Carrooin's Cottage and Rose Cottage. Noted.

WC/05/04/10
FURTHER REPORTS FROM CLERK/SURVEYOR

None.

WC/05/04/11
CORRESPONDENCE/OTHER COMMUNICATIONS

Canine Care

A report as received from Canine Care had been circulated prior to the meeting and was noted. The Surveyor commented that when it came to dog fouling, people were prepared to complain but not to give evidence in order to secure a successful prosecution. The Chairman enquired whether the Surveyor had contacted Peel, Ramsey and Castletown Commissioners to establish their intentions in respect of a community officer. The Surveyor advised that he had not as yet. Matter was then passed to the Clerk Designate to progress.

WC/05/04/12
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/04/01/04(f) Refuse vehicle maintenance and servicing – contract 2005/2008 – Delete as now executed.

WC/04/05/04(iii) Access for Capital RCVs – Ashley Park – widen entrance to lane – Delete as work executed.

WC/05/04/13
MATTERS REFERRED BY BOARD/OTHER COMMITTEES

Motion 34 – Environmental Improvements

The Clerk Designate advised that this matter had been referred to the committee for consideration. Mr Quirk commented that the policy had been approved by the Board. The question of power washing the area around the War Memorial was discussed. Mr Quirk suggested that a meeting with Mr Orry Mitchell of DoT should take place to establish the boundary between the commissioners land and the public footpath. He then suggested that the area owned by the commissioners could be paved in blocks to provide a long lasting identification of ownership. He also suggested that other areas within the centre of the village could be improved such as the roundabout at Lazy Corner with the black and white markings being painted on the kerb.

WC/05/04/14
ANY OTHER BUSINESS

a) **Time and Date of Next Meeting**

Monday 16th May 2005 at 7pm.

b) **Commissioners' Vehicles**

Mr Quirk commented that there were a number of vehicles owned by the commissioners which did not have the crest attached to them. Agreed that all vehicles should have crests on both sides of the vehicle.

c) **Church Avenue**

Mr Kennaugh informed members that there had been a road traffic accident at the junction of Church Avenue which he felt was due to the speed of the traffic passing across the front of the junction. He queried whether Church Avenue should be made one way up. Matter to be taken up by Surveyor at Eastern Sector meeting.

d) **Railings Summerhill**

Mr Quirk made reference to the heritage railings on Summerhill pointing out that they were smaller than the safety barriers erected elsewhere in the village. Mr Black commented that their purpose was to stop people walking out onto the road not to protect them from traffic.

e) **Minutes/Resolutions**

Members viewed the agenda and agreed that that items covering Shoprite Boundary, change of use of property to fitness centre and the nuisance abatement report be placed "In Committee".

f) **Thanks**

Mr Quirk extended thanks of the members to the Chairman for his work during the past municipal year. In reply the Chairman commented that he had worked with a good committee. He thanked the

Surveyor for his helpfulness, the Administrative Officer for the minutes and the Clerk, in his absence, for his work.

Meeting terminated at 8.25pm..

Minutes of a meeting of the **LEISURE AND AMENITIES COMMITTEE** held in the First Floor Lounge, Heywood Court, Heywood Park, Onchan on Monday 18th April 2005 at 7.00pm.

Present: Mr A.T.W. Norton (in the chair), Messrs E.D.R. Killey, DJ Quirk and B.Stowell

Apologises: Mr M.J. Kennaugh JP

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

LA/05/04/1
MINUTES

Minutes of the meeting held on 14th March 2005, copies of which having previously been circulated, was taken as read, confirmed and signed.

LA/05/04/2
MATTERS ARISING

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

LA/05/04/3
PLAYGROUNDS/PARKS

a) **Playground Log Books**

The Amenities Officer advised that logbooks were ready for signing by the Chairman. At Lakeside Gardens replacement shackles were required on the chains to the moving walkway. This work would be carried out by the boatman/mechanic.

b) **Amenities Officer's Report**

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

i) **Bumper Boat Engines**

In respect of the two engines purchased the Amenities Officer advised that one was in use at the moment replacing an engine which was beyond repair. The other was kept in stock.

ii) **Roller Shutter**

The Amenities Officer advised that he anticipated the delivery and fitting of the shutter very shortly.

iii) **CCTV**

The Amenities Officer confirmed that the signs purchased sometime ago and engraved in accordance with the recommendations of the Architectural Liaison Officer of the Isle of Man Constabulary, had now been erected. Mr Quirk commented that it was a pity the Amenities Officer had not invited the principal of Reliance Security Limited to attend the meeting to discuss cameras.

c) **Park Foreman's Report**

In the absence of the Park Foreman there was no report to consider.

d) **Annual Tour of the Park**

A list of items noticed during the annual tour held on Wednesday 28th September 2004 had been circulated prior to the meeting. Reference was made to the following items:-

Greenhouse still requires gable to be cut down and repaired. The Amenities Officer reported that the greenhouse may have to be demolished as with the work being carried out behind Hawthorn Villa the masons were now using the Pennington Hall area for a store and required a concrete mixing bay and bays for the storage of sand and shingle. Members indicated that they were not

happy with the situation which could well become permanent and as a result would fragment the proper running of the maintenance department if the masons were based at the workshop building alongside Hawthorn Villa but had to go to the park in order to access materials etc. Agreed the matter should be properly assessed with particular regard to providing the necessary facilities close to the workshop.

Fascia on either side of stadium building requires painting – agreed to **delete** as a painting contract had been commenced to cover this work and other painting within the park.

External doorframe to passageway requires painting – agreed to **delete** for the same reason.

Area behind concrete grandstand needs saplings removed and fence erecting – **delete** saplings removed as this had now taken place. The Amenities Officer advised that he had arranged with a contractor to erect fencing.

Disabled persons toilets signs says there are baby changing facilities when there are not – sign has been amended. Consequently item to be **deleted** from the list.

Equipment alongside train feature requires painting – **delete** as contract awarded.

Bench seats to be power washed and timber treated with preservative to improve appearance – item to be **deleted**. The Amenities Officer advised that the timber had been scrubbed by hand and that preservative was not applied to those particular seats which were left in the natural state.

With regard to the painting contract it was noted that the Amenities Officer had not referred the prices received to the Chairman for acceptance as previously agreed. The Amenities Officer confirmed that the lowest tender had been accepted. The Amenities Officer added that the commissioners' own painter had painted the passageway under the main grandstand of recent during wet weather. Noted.

e) **Proposed Skateboard Park**

The Amenities Officer advised that he had no further indication from the Surveyor as to the current state in respect of the detailed application for lighting and ramps. The Chairman queried whether the Surveyor should be invited to the next meeting to explain the situation. Mr Quirk suggested that the Chairman should meet with the Surveyor in order to progress matters or alternatively Commissioner Stowell could do so. Mr Stowell queried why the making of this application was so protracted. He added that if the application was taken through every process of the planning stages he very much doubted if next year's chairman would see the opening of the skate park which the current Chairman had expressed as a wish to do during his speech at Civic Sunday of the current year. The Surveyor to be advised that he should speak with representatives from lighting firms in respect of the type of lighting and also reminded that consultation should take place with the youths as to what was required in the way of jumps and layout.

f) **Wembley Football Arena**

The Amenities Officer advised that he was not aware as to what stage the Surveyor had reached in making a planning application for the installation of a Wembley Arena type facility within the School Road Recreation Ground. Mr Quirk again commented that the Chairman should speak with the Surveyor.

g) **Improvements to Lighting in Onchan Park**

The Surveyor had met with a representative from Philips and copies of a sketch plan showing improvements to the lighting had been circulated. The particular light fitting recommended was one where the light was directed downwards only with no light pollution. The scheme involved the erection of two new columns, the replacement of three existing columns with new columns, the retention of five existing columns, all these to have new heads and in some cases double heads so as to throw light into directions. In addition there were to be two new columns with double heads and two existing wall mounted lanterns to be replaced with new heads and one existing column to be replaced with a single head. Members viewed the plan and noticed that the lighting did not extend through to Ridgeway Road nor to Belgravia Road with a distinct lack of lighting in the area of the pay hut, flat green hut and battery operated racing car track.

Mr Stowell commented that the information supplied told him absolutely nothing in respect of the level of lux nor indeed the costing. The Administrative Officer read the costing supplied which merely related to the head fittings and did not include standards, cabling or anything else. After further consideration it was agreed that the Surveyor should be requested to come forward with a comprehensive scheme complete with proper costings. The Amenities Officer commented that during discussions with the Architectural Liaison Officer from the Isle of Man Constabulary comment

was made that if the park was better lit it was more likely to be used by people using it as a through route and therefore that would help act as deterrent for any potential vandalism particular if all areas were well lit.

h) Gents Toilets - Refurbishment

The Amenities Officer advised that this work was now complete. Noted.

j) Memorial Seat

The Administrative Officer reported having written to the Secretary of the Onchan Branch of the Royal British Legion following the previous meeting advising as to the commissioners' suggestion that the memorial seat could be placed at the junction of Bay View Road and Hague Crescent where there has long been one of yellow painted seats.

He then advised that the Chairman of the Onchan Branch had called to see him and indicated that the family had suggested the seat could be placed in School Road on the corner behind the Second Onchan Scout Headquarters adjoining the slip road into the Youth and Community Centre. It was noted that at no time had a request been received from the public for a seat to be provided anywhere near this location. It was also noted that the seat would only look towards the terrace of houses and equally would be alongside a main thoroughfare with all the resultant car fumes. There was, furthermore, the potential of it being used late at night by youths either after meetings of the youth club or alternatively in the early hours of the morning by those returning from nocturnal venues in Douglas. In all the committee did not feel that this was an appropriate place for a seat to be placed and equally it was likely to cause more problems than any amenity value which it would provide. It was agreed therefore to advise that the committee did not feel this location to be suitable and to reaffirm the previous offers of sites at Bay View Road and outside the commissioners' offices.

k) Christmas Tree Shredding

The Amenities Officer advised that another day's shredding had taken place of recent but there was still a lot to do.

m) Play Safe Computer System

The Administrative Officer reminded members that at the previous meeting he had advised as to a letter sent to DOLGE enquiring if they were prepared to buy the system and to make it available to local authorities. To date not even an acknowledgement had been received. Noted.

n) Ferguson Tractor

The Amenities Officer informed members that he was still awaiting Mr Harvey to transport the tractor to Glenville Livery Stables for storage. Mr Stowell commented that Mr Harvey had asked him if he could either move the tractor or assist in some way.

o) Condition of Hire Equipment

The Amenities Officer advised that he had not yet had the opportunity to inspect the bowls which were hired out to the public to establish what was required in the way of replacement. Mr Quirk asked how many golf balls were in the boating lake to which the Amenities Officer advised that he did not know and Mr Quirk responded that there were 34 but he now had a number of them at home. He then put forward his suggestion from the previous meeting that Commissioner Stowell inspect the equipment with the Amenities Officer.

p) Rewire and Fire Alarm Installation

The Amenities Officer advised that this work was now complete and was awaiting an inspection by the Fire Service. The MEA were also awaited to split the two-phase system. Work would then commence on rebuilding and remodelling the meter cupboard in the entrance foyer.

q) Roof to Squash Courts Link

The Amenities Officer advised that this roof had now been cleared of moss.

r) Installation of Springers

The Administrative Officer advised that contact had been made with the office towards the end of the previous week by Lappset. They advised that they had a wetpour team available and were proposing to send them to the Island on the current day in order to install the springers, install the wetpour and also carry out the remedial work to the wetpour under the train feature. The Amenities Officer was on sick leave at the time and the Administrative Officer had difficulty in obtaining details of the instructions given. It subsequently transpired that the commissioners were to arrange for the digging out of the present springer and fixings but this was not going to be possible in the half day available since this was established. Under the circumstances he had instructed the suppliers to also break out the existing fittings which was going to cost in region of £300 in total. The Amenities Officer advised that the Lappset workmen had arrived on site that day and were now carrying out the work. Noted.

LA/05/04/4

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 matter being discussed further:-

Grass Cutting Contract

The Amenities Officer advised that the new grass cutting contractor had now commenced work and had cut all the grass in the district with the exception of School Road Playing Fields, Lakeside Gardens and the Bemahague Kickabout Area. Mr Stowell enquired whether the Amenities Officer had established the cost allowed within the contract for grass cutting at Centenary Park. The Amenities Officer advised that he had not yet carried out this task. Mr Stowell then commented that something needed to get going on Centenary Park and that next year the commissioners should make a greater allowance in the budget so that something positive could be undertaken in that area. He then referred to what was possibly the base to a concrete post lying near the entrance but it was pointed out that this was on land owned by the Water Authority.

b) Port Jack Glen - Lighting

The scheme as prepared by the Philips representative showing eight light fitting positions throughout the glen, had been circulated prior to the meeting. An indication of the cost of the fittings was available but not the cost of installation. Mr Quirk commented that this was not the original concept for lighting in the glen and he would prefer to see solar powered lights installed. Mr Stowell commented that he had previously expressed his concern that if lighting is put in the glen then the commissioners have a liability to the public in so much that the presence of the lighting would invite people to use the glen in the hours of darkness. The absence for proper lighting scheme would result in dark areas and therefore there was a danger that the public, having entered the glen, may

walk into the stream or fall as a result of these dark areas. He was also concerned that if the lighting was solar powered then in the event of a dull day there may be limited light emitted during the hours of darkness. The Chairman commented that enquiries should be made with the commissioners' insurers as to any increased risk or liability as a result of the proposal. Mr Quirk proposed, Mr Killey seconded and was agreed that the Surveyor obtain tenders for the installation of two solar powered lights in the Port Jack Glen. Mr Stowell voted against and added that if lighting was to be installed in the glen then it should be installed properly.

c) **Port Jack Glen Stream**

The Amenities Officer advised that the Surveyor was awaiting specification details from the Department of Transport before obtaining tenders. Noted.

d) **Hague Crescent Garden**

The Administrative Officer advised members that work had now commenced in creating the garden area. A copy of the wording of the plaque to be placed beneath the statue to Steve Hislop had been received via Jim Davidson. The Administrative Officer read the wording and informed members that he had pointed out to Mr Davidson that the wording relating to the helicopter crash "near his home town" needed to read "near his former home town" as the whole purpose of the statue being erected in this location was that Onchan had become the home of Steve Hislop. Noted.

e) **Heywood Park – Landscaped Area**

The Amenities Officer advised that he had not progressed this matter yet but had it programmed in. Mr Quirk commented that the cost of any remedial work should not be borne by the commissioners but by the adjoining property owner and/or the workmen involved in removing the storm damaged trees as that was the cause of the disruption to the landscaped area. The Amenities Officer to write to them prior to any work being carried out.

f) **Lakeside Playground Tiles**

The Amenities Officer informed members that the contractors had advised him the week before Easter that it was their intention to carry out the work. He requested them not to carry this out during the Easter school holiday but since then the weather had not been suitable. The work would be carried out at the first opportunity.

LA/05/04/5

PUBLIC CONVENIENCES

a) **Amenities Officer's Report**

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

Main Road Toilets

The Amenities Officer confirmed the fact that a further soap dispenser had been damaged in the ladies toilets. Mr Stowell added that he had cause to use the gents' toilets the night before and the soap dispenser had been removed from this location. Members expressed concern that this seemed to be a continuing practise. The Administrative Officer suggested that perhaps a trial should be undertaken whereby the practice reverted to the placing of small soap tablets on the washbasins which obviously could be renewed daily during the cleaning process as necessary.

Mr Killey expressed concern that the commissioners' work staff had entered the British Legion headquarters in an effort to establish the source of the leak which was passing into the toilets. It was assumed that the leak had been found and remedied but the skirting board, which was removed in order to do so, had not yet been replaced.

b) **Port Jack Toilets**

The Amenities Officer advised that the official commencement date for the contract was 29th March 2005. It was noted that little had been done on site other than the erection of scaffolding and the spreading of hardcore since that date.

LA/05/04/6
PUBLIC LIBRARY

a) Librarian's Report

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

i) Library Membership

Library membership for the month of April had shown an increase in both adults and juniors. Issues in all categories however had shown a slight decrease.

With regard to the Reading Ration Book issued during the 60th Anniversary year of the library, 144 new readers took up the three month trial period whilst 589 existing members took advantage of the three free extra months membership. Of the new persons embarking on the free trial 20% of them subsequently took up a full membership subscription.

With regard to the suggestion from one of the commissioners in respect of a source for the new library membership cards the Librarian advised that because it was a specialist area she had placed the order with a local firm of printers who had experience in this work as opposed to approaching the firm who supplied hotel door entry passes as had been suggested by a member of the committee. It was expected that the cards would be ready no later than the end of May.

i) Staff Training

The Administrative Officer confirmed that details of the courses put on by central government had been requested via the Deputy Clerk. A memorandum from the Deputy Clerk advised that the information had been sought from the personnel office. No information had been received to date. Noted.

b) Amenities Officer Report

Copies of the Amenities Officer's report had been circulated prior to the meeting from which it was noted that the emergency exit sign above the principal entrance/exit door had now been totally replaced.

LA/05/04/7
YOUTH & COMMUNITY CENTRE

a) Amenities Officer's Report

Copies of the Amenities Officer's report had been circulated prior to the meeting from which it was noted that the supply and installation of new uPVC fascia boards and rainwater goods had been completed. It was further noted that whilst the scaffolding was on the building the opportunity had been taken to repair and paint the high level windows.

b) Disabled Facilities

The Amenities Officer reported that he had installed the disabled persons' parking signs on the front elevation of the building behind the two spaces. He had also met with the commissioners' electrical contractor who was proposing the installation of a sensor operated light on the face of the building close to the ramp. This was expected to cost in the region of £200 in total. The Administrative Officer read letter as sent to the Secretary of the Archery Club advising that these works were being progressed. Noted.

c) Drainage Investigation

The Amenities Officer informed members that the Building Control Officer still had this matter in hand. Mr Quirk commented that there had been lots of rain over the weekend and the whole area was just one flood of water.

d) **Manchester Challenge - Raffle**

The Chairman thanked those members of the committee who brought raffle prizes to the commissioners' dinner. He was not sure as to the amount of money raised from the raffle which would be used to sponsor an Onchan youth obtain a crew position on the Manchester Challenge.

e) **Former Members of YCC Management Committee**

The Administrative Officer advised that he had been informed the decision of the Board was to send a personal letter to the former members of the committee thanking them for their services. The letter was to be signed by the Chairman and he was to be in lieu of any form of social gathering. The letter had been prepared by the YCC Booking Clerk and, after signing by the Chairman, had been sent out.

LA/05/04/8

PROMOTIONS/ADVERTISING/PUBLIC INFORMATION

a) **Website**

The Administrative Officer reported on the receipt of the statistics from WebOne UK for the month of March. These showed total hits at 35,950, page views at 9,204 and visits 4,539. Noted.

b) **Firework Display**

Letter reported as forwarded by John Donnelly of Ramsey Town Commissioners forwarding a circular from Paynes Fireworks in respect of a training course which they proposed to hold at Ramsey Town Hall on 11th May 2005. The purpose of the course was to help local authorities understand all the practical issues that an organiser faces when putting on a firework display whether by a professional company or a member of the general public. Two places were available on the course at a total cost of £50. Mr Stowell commented that the commissioners didn't have a venue for a firework display therefore saw little point in the commissioners being represented. He further added that if in the future a firework display was contemplated anywhere then it would be put in the hands of a professional. Members concurred.

c) **SEA Isle of Man 2005**

Letter reported as sent to Onchan Ladies Choir to see if they would sing at the Trafalgar Fair and, if so, work to a nautical related repertoire. Reply received advising that they did not have a meeting until the following week when they would discuss the request. Noted.

With regard to the Inter Services Challenge the Administrative Officer reminded members that they had been requested to consider the matter and come forward with proposals for additional games/challenges to take place on the day. The only suggestion forthcoming was from Mr Quirk who requested that a large shield be provided as a prize.

Mr Quirk further added that he understood a number of baths had been collected together with eight or nine barrels for this event. Neither the Administrative Officer nor the Amenities Officer were aware of this fact and the location of these items was also not known. Mr Stowell added that if further barrels were needed then contact should be made with Mr Phil Bottomley of Chemical Services. The Administrative Officer advised that he would now send a follow up letter to those services who had been advised of the event but had not as yet replied one way or the other. He further added that there would be the necessity of purchasing planks and rope for the raft making competition. Mr Quirk suggested that the plastic baths should have numbers painted on them and a draw take place prior to the event with the baths being allocated to the teams. They could then take them away and add buoyancy aids to them in advance of the race. The Chairman suggested there could be a prize for the best decorated bath.

With regard to the Manx Model Boat Club letter read as sent to Mr Howard Quayle of the club confirming that they would take part in the Trafalgar Fair by putting on a static display of boats relevant to the Island's nautical history and that their lifeboat display would take place on the boating lake on the 17th July 2005 at 8pm. This would be coupled with their fun night and Venetian evening

together with barbecue. After further discussion it was agreed that a memorandum be circulated to all members confirming the arrangements made to date for all events.

Mr Quirk suggested that contact be made with Mr Geoff Corkish of the Isle of Man Steam Packet Company in case they wished to erect a poster relevant to their 175th Anniversary in Onchan Park. Members queried this proposal to which Mr Quirk added that it could be erected at the boating lake for the week prior to the Inter Services event.

d) **Easter Opening**

Copies of the financial statement for the Easter opening had been circulated prior to the meeting. Members noted that the receipts for the two week open period exceeded the expenditure in wages. No indication of costs of fuel for the boats had been given.

e) **Contact Schools**

The Administrative Officer advised that he had placed this on the agenda as he understood it was something raised at the meeting of the Board. Mr Killey confirmed that he had raised this matter and it resulted from his knowledge that schools looked for venues in respect of outings during the summer term. As a result it was agreed that a circular letter be sent all schools.

LA/05/04/9

OUTSTANDING MATTERS

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

LA/03/7/4(b) Port Jack Glen – Lighting Scheme – ***amend to read: obtain quotation for two solar lights.***

Y.C.C. – ***add: produce scheme for the provision of disabled persons toilet.***

LA/05/04/10

MATTERS REFERRED BY BOARD/OTHER COMMITTEES

None in public.

LA/05/04/11

CORRESPONDENCE OR OTHER COMMUNICATION

None for consideration in public.

LA/05/04/12

ANY OTHER BUSINESS

a) **Date of Next Meeting**

Monday 23rd May 2005 at 7pm.

b) **Car Parking**

Mr Quirk made reference to cars being parked in the recess intended for tables and chairs in front of the park café. Agreed that a letter be sent to all tenants requesting that this practice cease.

c) **Trees and Bushes**

Mr Stowell made reference to a discussion that had taken place during the In Committee section of the meeting in respect of the trees and bushes on the top side of the crown bowling green by the path running parallel to the squash courts. He suggested that in respect of the hedging that perhaps this be reduced in height initially and the advice of the Forester from DAFF be sought in respect of any pruning or pollarding of trees. Agreed.

Meeting terminated 10.28pm.

Minutes of a meeting of the **POLICY AND FINANCE COMMITTEE** held in the First Floor Lounge, Heywood Court, Onchan, on Monday 25th April 2005, at 5.30 p.m.

Present: Mr G.K. Astill (Chairman)
Mr D. Crellin
Mr M.J. Kennaugh, J.P.
Mr A.T.W. Norton
Mr J.K. Watterson

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

PF05/04/01
MINUTES

Minutes of the meeting held on 21st March 2005, copies of which having previously been circulated, were taken as read, confirmed and signed.

PF05/04/02
BUSINESS ARISING

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

PF05/04/03
BUSINESS ARISING FROM PREVIOUS MEETINGS

1. **Boardroom and Offices – Refurbishment**

Copies were circulated of a memorandum prepared the Chief Executive/Clerk (Designate) advising that the District Surveyor and he had been in consultation with the Sales Support Representative from Manx Telecom in relation to a telecommunication system for the Commissioners' Offices. The present system was over 15 years old and apart from having its limitations, replacement parts for the system was becoming more difficult to obtain as they were no longer produced in the existing format. The proposed new system which was currently in use by other Town Authorities on the Island was estimated to cost £9,042 (purchase and installation including all network equipment, telephones, licences, connection and configuration charges). Whilst there was a warranty period of twelve months, maintenance contract thereafter would cost £173.12 per quarter and the line rental charges for two ISDN2e lines and the DDI number would cost £171.88 per quarter.

Consideration was also being given to the furnishing requirements for the refurbished boardroom and as a principle it was considered that the facility should be modernised from the existing provision and the plan was to provide relatively little furniture to maintain the multi-functional aspect of the room. It was considered to be very important that the room was suitable for the activities of the second largest Local Authority on the Island and in many ways it was the flagship facility of the Authority and so it would be necessary to balance those requirements with a reasonable expenditure figure.

The table and seating must be adequate to regularly accommodate 14 members and officers and additional seating would need to be provided for guests and the public.

The Officers preference for the Boardroom table would be for a modular design with the table area being made up of a smaller number of units which would be more useful and manageable during civic receptions. The Officers were preparing a scheme of furnishings but felt that Members should be aware that the overall cost of the Boardroom furnishings could be in the region of £20,000.

Additional furniture would also be necessary in other parts of the extended building and the Chief Executive/Clerk (Designate) would also like to purchase replacement desking for his office and to particularly create a small meeting station within the office.

A discussion ensued during which the Chief Executive/Clerk advised that one of the existing boardroom tables may be utilised in the new interview room but the other large oak table and chairs may have to be offered for sale.

Clerk confirmed that it would be necessary to submit a borrowing petition to cover the cost of the proposed works and purchases and provision had been included in the 2005/06 estimates for the revenue implications of the proposed borrowing. It would be necessary to submit the necessary petition to the Department of Local Government and the Environment at an early date in order that the telephone installation and furnishings could be organised to co-incide with the completion of the building works.

It was proposed by Mr Norton, seconded by Mr Crellin, and **RESOLVED* *that the purchase of the new telephone system be approved.***

It was further **RESOLVED* *that the purchase of the proposed boardroom and offices furnishings be approved in principle subject to the final proposed scheme together with costings being submitted for approval.***

2. Annual Vehicle Licence Renewal Service

Clerk confirmed that the Agreement between the Department of Transport and the Commissioners for the provision of an annual vehicle licence renewal service for the period to 31st December 2006 had been executed on behalf of the Commissioners.

PF05/04/04

FINANCE OFFICER'S REPORT

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

1. Rates Collected

It was noted that the total estimated collectable rates and cash received in the current financial year to 19th April 2005 compared with the previous financial year were as follows:-

2005/06 estimated amount collectable including arrears brought forward	£1,461,623
2005/06 collected to 19 th April 2005 less refunds	£ 285,624 (19.54%)

Comparative figures

2004/05 estimated amount collectable including arrears brought forward	£1,340,222
2004/05 collected to 19 th April 2004 less refunds	£ 223,890 (16.71%)

2. Revenue Account Payments

The list of payments from revenue account during the month of March 2005 copies of which having previously been circulated were considered and it was **RESOLVED***

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

3. Financial Results for the Year Ended 31st March 2005

Finance Officer reported that he had made good progress preparing the financial statements for 2004/05 and expected to publish the final results before the next meeting of the Committee. The Audit was programmed to commence on 30th May 2005. Copies had been circulated of a summary of the actual results for 2004/05 and adjusted estimates for 2005/06 taking into account the revised balance brought forward. The actual surplus carried forward after transferring £100,000 to reserve amounted to £399,557.21. Applying this revised balance brought forward to the 2005/06 estimates a surplus at the end of the 2005/06 financial year of £189,803 had been calculated.

Copies had also been circulated of a schedule detailing the variances between the probable figures included in the estimates with the actual results, the total of which showed a positive variance of £141,078.

PF04/03/05

CORRESPONDENCE AND OTHER COMMUNICATIONS

1. Isle of Man Local Government Pension Scheme – Administration Information for Employers on the Douglas Borough Council New Website.

Copies had been circulated of a letter from the Borough Treasurer advising that a new Douglas Website had been launched which contained a number of new facilities and information. The information on pensions could be found <http://www.douglas.org.im/pensions.asp>. The new site for the Isle of Man Local Government Pension Scheme has a public area containing Accounts and Actuarial Valuations and the scheme's Members' Guide. There was also an area restricted for use by employers which has many of the items from the manual including all of the forms. *Noted.*

PF05/04/06

MATTERS REFERRED BY COMMISSIONERS/OTHER COMMITTEES

1. IOM Local Government Pension Scheme – Increase in Employers Contribution

Following advice of notification from the administering Authority (Douglas Corporation) that there was to be ½ % increase in the employer's pension contributions for each of the three years 2006 to 2009, the total additional payroll cost to the Authority was requested. Finance Officer advised that there was no increase in the employers' contribution for 2005/06 but applying a notional 5% increase in wages and salaries for the five years from 2005/06 the increase in the employers' contributions to the Pension Fund would result in additional payroll cost of £92,000 over the five year period (an average of £18,000 per annum).

PF05/04/07

RECOMMENDATIONS WITH POLICY OR FINANCIAL IMPLICATIONS FROM OTHER COMMITTEES

None to report in public.

PF05/04/08

OTHER BUSINESS

1. Isle of Man Public Records Office

Clerk reported that he and the Chief Executive/Clerk (Designate) had had a meeting with Miriam Critchlow (Public Records Officer) with regard to the Authority's obligations under the Public Records Act 1999. The Isle of Man Public Records Office was required under the terms of the Act to work with all Island and Local Government Departments and entities as well as all other public bodies to ensure effective archive selection and preservation from within all records created by these bodies as well as offering advice and guidance on effective record storage. The law requires that the Public Records Office work with the Authority to

- (1) Sort from the Commissioners records that which will be preserved for posterity;
- (2) Take possession of that material at the appropriate time;
- (3) Take steps to ensure their long term preservation;
- (4) Facilitate appropriate public access to the records (taking in to account data protection and other issues); and
- (5) Help the Authority look at records retention and other aspects of Records Management – all of which helps the Authority comply with the ever increasing demands of primary and information – related legislation.

No charge is made for any of these services.

Clerk advised that initially it was proposed to transfer pre-1970 minutes books, rate books and letter books. A considerable amount of work would be necessary in determining what other records including correspondence files would be required to be transferred.

It was **RESOLVED** *that the report be noted in the minutes.*

PF05/04/09

DATE OF NEXT MEETING

It was agreed that the next ordinary meeting of the Committee be held at 5.30 pm on Tuesday 31st May 2005.

PF05/04/10

LAST MEETING OF MUNICIPAL YEAR

The Chairman stated that as it was the last meeting of the Committee prior to the Annual Meeting he wished to place on record his appreciation of the work of the Members and Officers to the Committee.

There being no further business the meeting terminated at 6.25 p.m.

Minutes of a meeting of the **RURAL COMMITTEE** held in First Floor Lounge, Heywood Court, Heywood Park, Onchan on Wednesday 20th April 2005 at 5.15pm.

Present: Mr J.K. Watterson (in the Chair), Mrs W.E. Megson, Messrs B.H. Moore, D.J. Quirk (from 5.31pm) and W.A. Skillicorn

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

R/05/04/1
WELCOME

The Chairman welcomed members to the new temporary venue and also to the last meeting of the municipal year. He explained that the selection committee had recently met and whilst the two rural members and himself would continue on the committee the representatives from the board of the commissioners may possibly change or alternatively may be confirmed.

R/05/04/2
MINUTES

Minutes of the meeting held on 16th March 2005, copies of which having previously been circulated, was taken as read. Mr Moore made reference to R/05/03/7(b) Refuse Collection and whilst he did not challenge what was written in the minutes he pointed out that his main concern was when the refuse was collected the day before normal collection day. In his particular case refuse from throughout the house was usually placed in the bin ready for collection on Wednesday. If the bin was collected on Tuesday then the bin would only be half full leaving a surplus for the following week and the bin would be overfull. Noted. Minutes were therefore, without alteration, confirmed and signed.

R/05/04/3
MATTERS ARISING

The following matter were arising from the minutes:-

Tromode Green Footpath

The District Surveyor advised that he had not visited the site and was not aware if the Building Control Officer had done anything as he was on holiday. The Administrative Officer informed members that he visited the site that afternoon and could confirm that not only was the pavement not reinstated but also the hole in same could present a great danger to pedestrians. Whilst it was understood the matter had been referred to the Department of Transport for rectification it was agreed that further correspondence should be sent as a matter of urgency.

R/05/04/4
OUTSTANDING MATTERS

a) **Shannon Rae Site**

The Administrative Officer advised that the concrete ends had been purchased and to the best of his knowledge so had the timber. It was awaiting the joiners to put the seat together. Noted.

b) **Street Light at Hillberry Corner**

Mr Skillicorn confirmed that the street light was now up and running and described it as a good job well done. There had been no necessity of limbing branches from nearby trees but in any event this task had been done of recent times by the MEA to ensure non interference with overhead cables in the area. Noted.

R/05/04/5
MATTERS FROM PREVIOUS MEETINGS

Nil.

R/05/04/6
MATTERS REFERRED BY BOARD/OTHER COMMITTEES

Nil.

R/05/04/7
PLANNING MATTERS

a) **Planning Decisions**

PA 05/123 Amendments to approved extension and alterations to dwelling including double garage with guest apartment over, Barrowdale House, Sir George's Bridge, Abbeylands for Barrowdale House Limited - **Approved**

The Surveyor drew to the attention of the committee condition 3 whereby "the accommodation provided as part of this application must all be used as one dwelling and the accommodation and facilities to be provided in the new extension may only be used as such ancillary to the main dwelling – for example for staff and/or guests".

"Condition 4 limited development to no closer than 8 metres from the river to safeguard the existing wildlife habitat and measures must be put into place to prevent run off causing sediment to enter the river".

PA/05/281 alterations and extensions to dwelling, Old Reservoir House, Little Mill Road, for Mr & Mrs P. McArd – **Approved**.

b) **Appeal Hearing**

In relation to PA/04/1715 Approval in principle for the conversion of derelict barns into residential accommodation, Bibaloe Farm Outbuildings, Bibaloe Road, for Mr B.H. Moore.

The Surveyor advised as to the receipt of papers in connection with the Appeal which was to be considered on written evidence only. Mr Moore declared an interest in the application. There was no discussion on this item.

c) **Registered Buildings**

The Administrative Officer had circulated copies of the submission on behalf of the commissioners in respect of the Appeal Hearing called by Clucas PLC against registration of two chimneys and switch room (also known as the Old Engine Room), Clucas' Laundry, Carr's Lane, Tromode. In answer to question, the Surveyor confirmed that no date in respect of the Appeal Hearing had been received. The Chairman thanked the Administrative Officer for putting together the commissioners' submission and Mr Moore extended his congratulations.

R/05/04/8
ANY OTHER BUSINESS

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

Wednesday 25th May 2005 at 5.15pm. Mrs Megson commented that if she was not on the Rural Committee in the forthcoming municipal year she wished to state that she had found her time on the committee during the past year to be most enjoyable and informative. She expressed her thanks to the Administrative Officer and to the Chairman for their help and support.

b) **Clypse Moar Road**

Mr Skillicorn drew the attention of the committee to the fact that the road leading to the two reservoirs contained several large potholes. Matter to be referred to DoT.

c) **Creg-na-Baa Back Road**

Mr Skillicorn advised that the parapet wall to the small bridge just before the Honey Hill Road had collapsed into the field alongside having possibly been damaged by a vehicle. Matter to be referred to DoT.

d) Brandish Corner

Mr Skillicorn informed members that there had been a vehicular accident in this area of recent and consequently there was now a hole in the hedge directly into the field. He was concerned with the TT approaching that this needed to be rectified both cosmetically and for safety purposes. Agreed that matter be referred to DoT and the TT Liaison Committee.

e) Ballacreech Seat

The Chairman referred to the Ballacreech seat which he said for the past two weeks had had a strip of hazard tape across it. This was preventing people seating on it and he wondered whether this had been done officially or as a joke. He did note, however that a couple of the wooden wedges had come out from the ends of the timbers. Matter to be referred to the Maintenance Department.

f) Trailer

The Chairman commented that at the same location (Ballacreech Corner) there had been a large red box trailer left on the roadside since before Christmas. This had sign writing on it which suggested it was used for racing cars or something similar but it was unlit at night. Agreed the matter be referred to the police for investigation and appropriate action.

g) Thanks

The Chairman thanked the members for their attendance that night and for their attendance during the past municipal year.

Meeting terminated at 6.06pm.