

Minutes of the ordinary meeting of the **ONCHAN DISTRICT COMMISSIONERS** held in the Boardroom, Hawthorn Villa, 79 Main Road, Onchan, on Monday 21st May 2018 at 7.00 p.m.

Present: Mr. M. Macfarlane (Chairman)
Mr A. Allen (Vice-Chairman)
Mr J. Cherry (Lead Member for Properties and Amenities)
Mr D. Crellin (Lead Member for Environmental and Technical Services)
Mr C. Quirk
Mr R. Turton (Lead Member for Finance and General Purposes)
Miss K. Williams

In Attendance: Mr T.R. Craig (Deputy Clerk)
Ms A.S. Dentith (Senior Administrator)
Mr R. Phillips (Acting District Surveyor)

C18/05/03/01
TO CHOOSE A PERSON TO PRESIDE IF THE CHAIRMAN AND VICE-CHAIRMAN BE ABSENT

Not necessary.

C18/05/03/02
BUSINESS REQUIRED TO BE DEALT WITH BY STATUTE BEFORE ANY OTHER BUSINESS

None.

C18/05/03/03
MINUTES

1. **Ordinary meeting held on Monday 8th May 2018**

The minutes of the ordinary meeting held on Monday 8th May 2018, copies of which having previously been circulated, were considered.

(a) It was agreed that the titles be altered in the attendance listing at the start of the minutes.

Subject to the above amendment, it was proposed by Mr Cherry, seconded by Mr Quirk, and unanimously **RESOLVED that the minutes be agreed as a correct record of proceedings and be signed by the Chairman.**

Commissioners Mr Crellin and Miss Williams did not vote as they were not in attendance at the meeting.

C18/05/03/04
BUSINESS ARISING NOT REFERRED TO IN THE MINUTES

1. **Minutes of 1st May 2018**

It was proposed by Mr Cherry, seconded by Miss Williams, and unanimously **RESOLVED that the minutes of the annual general meeting of the Authority held on 1st May 2018 be amended to reflect that Commissioner Mr Crellin had tendered his apologies.**

C18/05/03/05
BUSINESS EXPRESSLY REQUIRED BY STATUTE TO BE DONE

None.

C18/05/03/06BUSINESS ADJOURNED FROM A PREVIOUS MEETING1. WW1 “Tommy” Silhouette

Discussion ensued with regard to the location of the Tommy Silhouette for the ‘There but Not There’ national campaign to recognise the centenary of the end of the First World War.

The Chairman advised that he had a positive meeting with the Royal British Legion (Onchan Branch), who are proud to be involved in partnership with the Authority to increase awareness of the event. The intention is to follow the nationwide project and create publicity and visibility for the centenary.

In answer to question, the Deputy Clerk advised that the display of the Tommy Silhouette’s duration has been suggested of up to 12 months. The suggested location is on the front walls of Hawthorn Villa with accent lighting.

The Deputy Clerk to contact the Royal British Legion – Onchan Branch to advise of the preferred location suggested by the Board.

C18/05/03/07PLANNING DECISIONS/COMMUNICATIONS FROM THE DEPARTMENT OF INFRASTRUCTURE PLANNING COMMITTEE1. Plans to the Board

(a) The following plans were considered by the Board.

(i) **PA 17/01130 – Mrs A. Kawalek, Land adjacent to Groudle Glen Hotel, King Edward Road – Installation of bio disc.**

The Acting District Surveyor advised that the amended plans submitted are to address the Department of Environment, Forestry and Agriculture’s comments in relation to extending the outfall pipe to the river as opposed to the embankment. Two comments have been received.

In answer to question, the Lead member for Environment and Technical Services advised that any queries over provision within the deeds of the property owners is something which should be clarified with their own legal advisors.

After discussion, It was proposed by Mr Crellin, seconded by Mr Cherry, and **RESOLVED that PA 17/01130 – Land adjacent to Groudle Glen Hotel, King Edward Road be approved.**

For: *Messrs Macfarlane, Crellin, Quirk, Cherry, Allen and Miss Williams*
Against: *Mr Turton*

(ii) **PA 18/00440 and PA 18/00441 – Mrs A.G. Corbett, Kates Cottage, Keppel Gate – Relocation of stone walls, paving layout and siting of satellite dish.**

Mr Crellin, Mr Allen and Miss Williams declared their interest due to their membership of the Friends of Onchan’s Heritage.

The Acting District Surveyor advised that comments had been received from the Friends of Onchan's Heritage due to the listed building status.

A Member expressed concern that the small cottage is being extended/alterd through submission of various planning applications.

After discussion, it was proposed by Mr Cherry, seconded by Mr Turton, and unanimously **RESOLVED that PA 18/00440 and PA 18/00441 – Mrs A.G. Corbett, Kates Cottage, Keppel Gate be refused as the proposal is not in keeping with the area.**

(Mr. Allen, Mr. Crellin and Miss Williams did not vote)

2. Planning Communications

(i) PA 18/00111 – Mr C. Murray, Site adjacent to 10 Birchley Terrace

Mr Allen declared an interest.

The Acting District Surveyor advised:-

- ODC recommendation was refusal due to insufficient information.
- Planning decision is approval.
- Interested party status has been extended.

The Acting District Surveyor informed Members that:-

- correspondence had been received from the Architect stating that concerns would be addressed at full planning application stage.
- Correspondence had been received from two neighbours expressing concern to rights of access over the land which is detailed in their property deeds, and objection to the property being attached to the neighbouring property.

The Acting District Surveyor advised that it was appropriate to go to appeal at this stage before the full application.

It was proposed by Mr Crellin, seconded by Mr Cherry, and unanimously **RESOLVED that Onchan District Commissioners continue with their decision that PA 18/00111 – Mr C. Murray, Site adjacent to 10 Birchley Terrace be refused and register an appeal before a full planning application is submitted on the following grounds:-**

- There was a lack of information in the planning application submitted;
- The property on the plans is shown as an attached dwelling;
- The planning application does not show the levels in relation to existing properties;
- There is insufficient information as to whether the property is attached or detached.

(Mr. Allen did not vote)

C18/05/03/08

FINANCE AND GENERAL PURPOSES

1. Chief Executive/Clerk Recruitment

To be considered In Committee.

C18/05/03/09
REPORT FROM THE CLERK OR OTHER OFFICER

1. Government Consultation on Financial Support to help people continue living

The Briefing Paper of the Deputy Clerk dated 17th May 2018, having previously been circulated was considered.

After discussion it was agreed that response be amended in Question 1 to read “as a result, age, serious accident, or disability.”

Question 6 – The Deputy Clerk clarified the deterrent effect on older people applying for financial assistance.

A Member commented that if a resident in the household needs to move to long term residential care, what you have saved the state is the long term residential care by keeping them in their own home privately for as long as possible. What would that cost be? Suggested to members there is much to be made in the financial assistance being a grant rather than a loan.

A Member added that the Board would be happy to engage further consultation in developing a policy.

It was proposed by Mr Cherry, seconded by Mr Turton, and unanimously **RESOLVED that the briefing paper submitted by the Deputy Clerk, with minor amendments, be forwarded as the Authority’s submission to the Consultation on financial support to help people continue living independently.**

C18/05/03/10
LETTERS, PETITIONS, MEMORIALS AND OTHER COMMUNICATIONS

1. Development of Urban Sites

Correspondence received dated 10th May 2018 from the Deputy Clerk of Tynwald regarding the development of unoccupied urban sites.

It was agreed that Commissioners, Mr Allen and Mr Quirk, would attend the half day workshop on Friday 25th May 2018 at the Barool Suite.

2. Manx Blind Welfare Society

Correspondence received dated 16th May 2018 from the Chief Executive of the Manx Blind Welfare Society advising that they wish to hold an event where a driving instructor helps blind or visually impaired people with an opportunity to experience the sensation of being in control of a vehicle. They wish to hold this on the track of Onchan Raceway on Saturday 15th September 2018 between 11.00 a.m. and 5.00 p.m..

After discussion, Members had no objection to permission being granted providing there is no clash with other fixtures which are programmed to be held at Nivison Stadium.

The Board requested that the Chief Executive of Manx Blind Welfare be invited to attend a short meeting prior to a meeting of the Board on Monday 25th June 2018, to discuss the event further.

C18/05/03/11
QUESTIONS

None.

C18/05/03/12
MOTIONS

None.

C18/05/03/13
ENVIRONMENTAL AND TECHNICAL SERVICES MATTERS

1. **Governors Road – Overgrown Vegetation and Hedges – Update**

Mrs Edge MHK was in the public gallery and the Chairman enquired if there was an update. Mrs Edge informed Members that she had raised the matter with the Department of Infrastructure, who advised that the cutting back would be carried out at the same time as hedge cutting is undertaken on the T.T. Course and would chase up the latest position.

In answer to question, Officers advised that the matter would be investigated.

2. **Groudle Glen Water Wheel**

To be considered In Committee.

C18/05/03/14
PROPERTIES AND AMENITIES MATTERS

1. **Onchan Park – Update**

The Acting District Surveyor advised:-

- (a) **Concrete Grandstand, Nivison Stadium** – Report still awaited.
- (b) **Sensory Garden, Community Project** – Two dates have been proposed in June, further information will be forwarded in due course.
- (c) **Corporate Sponsorship** – No companies have yet been approached.
- (d) **Multi-use Court** – The cost difference between concrete ground, rubberised ground or tarmac is minimal per square metre. The Acting District Surveyor was requested to put together a specification and get some prices. Once costings have been investigated, then the Board can make decisions as to whether ^[amended by ODC 11/06/18] they wish to proceed and how the project would be financed with the aim to have the facility open for Easter 2019.

2. **Elm Tree House - Update**

To be considered In Committee.

3. **Housing Allocations**

To be considered In Committee.

4. **Beech House – Window Replacement Scheme**

To be considered In Committee.

5. **Scheme 15 – Heywood Park, Window Refurbishment**

To be considered In Committee.

6. Commercial Property Update

To be considered In Committee.

C18/05/03/15
CHAIRMAN'S ANNOUNCEMENTS

1. Dates for the Diary

Date	Organisation	Event	Time
24 th May 2018	IOM Municipal Association	AGM	7.00 p.m.
2 nd June 2018	Commissioners Surgery Mr Crellin and Mr Quirk	Onchan Hub	11.00 a.m.
10 th June 2018	Douglas Borough Council	Civic Sunday	10.30 a.m.
11 th June 2018	Onchan District Commissioners	Board Meeting	7.00 p.m.
25 th June 2018	Onchan District Commissioners	Board Meeting	7.00 p.m.

C18/05/03/16
ANY OTHER BUSINESS

1. Onchan Park Café

Members were advised of an email received from the tenants of Onchan Park Café requesting permission to place advertisements around the district.

After discussion, Members agreed that adverts may be placed on the lamp posts over the TT period, providing there is no breach of any advertising restrictions under legislation. Further should any adverts be in poor condition, that they be replaced.

The meeting moved to In Committee proceedings at 8.20 p.m.

C18/05/03/17
FINANCIAL AND GENERAL PURPOSES MATTERS

1. Chief Executive/Clerk Recruitment

To be considered later in the meeting.

C18/05/03/18
ENVIRONMENT AND TECHNICAL SERVICES MATTERS

1. Groudle Glen Water Wheel

Email correspondence received from Mrs D. Caine MHK, having previously been circulated was considered.

Members commented:-

- No budget has been allowed in this financial year.
- Where would the estimated £20,000 come from and the sum quoted bears no resemblance to previous estimated figures.
- When justifying expenditure, everything needs to be in the interest of the ratepayers.
- A lot more detail would be required before being considered for the next financial year.
- Another interested parties meeting may be of assistance. We would have to be clear on what our position is, if there is a project there is there an appetite for the volunteers to carry out the work, and what is the ongoing maintenance cost?

- Show consistency in our decision making and not give false hope to Mrs Caine MHK who seems to be the prime mover on getting some work done.
- Clarification required of whose insurance any volunteers working on the project would fall under.

In answer to comment, the Deputy Clerk advised that any volunteer who is authorised to work on behalf of the Authority is covered by the Authority's employer's liability insurance. If the land and building were to be sold this would require the approval of the Department of Infrastructure.

In answer to comment, the Acting District Surveyor stated that safe working methods and working practices would need to be in place, and be overseen by the Authority as the building and land is within the ownership of the Authority, which would be a strain on time and resources.

After discussion, the Vice-Chairman stated that he did not wish to give false hope, and felt that this project was not a priority as it is not seen as value for money to the ratepayers.

Caution was given by the Deputy Clerk over the consequences which may occur should the building collapse into the river.

The Deputy Clerk was requested to respond to Mrs Caine MHK that the Board are concerned over value for money for ratepayers and that no financial provision has been made for the works in this financial year and there were no resources available. The Board would be willing to meet with a small number of interested persons if they have alternative suggestions for finance.

C18/05/03/14

PROPERTIES AND AMENITIES MATTERS

1. Elm Tree House - Update

Report of the Acting District Surveyor dated 15th May 2018, having previously been circulated was considered.

It was proposed by Mr Allen, seconded by Mr Cherry, and unanimously **RESOLVED that:-**

- **The report of the Acting District Surveyor be accepted and the works be progressed to tender stage.**
- **That a new five year lease be granted to Stirling Trust Limited for the 1st and 2nd Floors, Elm Tree House upon completion of the first floor refurbishment.**
- **Heads of Terms be drawn up to show commitment to the lease by Stirling Trust Limited.**

3. Housing Allocations

The Housing Allocations reports dated 16th May 2018, having previously been circulated were considered.

It was proposed by Mr Cherry, and seconded by Miss Williams and unanimously **RESOLVED that the following housing allocations be accepted en bloc:-**

- (a) 02/43 – 3 Bed House – that **HA 3902 be offered a five year fixed term tenancy for the property 02/43.**
- (b) 14/70 – 2 Bed House – that **HA 3788 be offered a five year fixed term tenancy for the property 14/70.**

(c) 06/59 – 2 Bed House – **that HA 3930 be offered a five year fixed term tenancy for the property 06/59.**

(d) 13/42 – 2 Bed House

Discussion ensued with regard to the proposed allocation of 13/42.

It was proposed by Mr Cherry, seconded by Mr Quirk, and **RESOLVED that HA 3930 be offered a 12 month licence for the property 13/42.**

For: Messrs Macfarlane, Crellin, Quirk and Cherry
Against: Miss Williams, Messrs Allen and Turton

4. **Beech House – Window Replacement Scheme**

Report of the Acting District Surveyor dated 15th May 2018, having previously been circulated was considered.

It was proposed by Mr Cherry, seconded by Mr Allen, and unanimously **RESOLVED to accept the proposed contract programme and the production of tender documents.**

5. **Scheme 15 – Heywood Park, Window Refurbishment**

Report of the Acting District Surveyor dated 15th May 2018, having previously been circulated was considered.

It was proposed by Mr Cherry, seconded by Mr Turton, and unanimously **RESOLVED to accept the proposed contract programme and the production of tender documents.**

6. **Commercial Property Update**

(a) **10 Elm Tree Road**

The Deputy Clerk advised that interest has been expressed for the rental of the property, and due diligence are currently being undertaken.

C18/05/03/15
ANY OTHER BUSINESS

1. **General Data Protection Regulations**

It was agreed that an extraordinary meeting of the Board be held on Thursday ^[amended by ODC 11/06/18] 14th June 2018 at 6.15 p.m. to receive a presentation by Quinn Legal.

2. **Fountain – Heywood Court**

In answer to question, the Acting District Surveyor advised that a new time clock was required, and in the meantime the water flow would be running constantly.

The Deputy Clerk and Acting District Surveyor left the meeting at 9.40 p.m.

C18/05/03/16
FINANCE AND GENERAL PURPOSE MATTERS

1. **Chief Executive/Clerk Recruitment**

See Staff Minute Book.

C18/05/03/17
SUSPENSION OF STANDING ORDERS

It was proposed by Mr Cherry, seconded by Mr Turton, and unanimously **RESOLVED** that **Standing Orders be suspended till 10.15 p.m. in order to complete the business on the agenda.**

C18/05/03/18
FINANCE AND GENERAL PURPOSE MATTERS continued

1. **Chief Executive/Clerk**

See Staff Minute Book.

There being no further business, the meeting closed at 10.15 p.m.