

## MINUTES OF BRADDAN PARISH COMMISSIONERS

held in Commissioners Office, Close Corran, Union Mills, Braddan at 7pm on  
Tuesday 8<sup>th</sup> March 2011

### In Attendance:

Mrs M Hodge	Chairman
Mr A Jessopp	Vice Chairman
Mr P Halsall	
Mrs K Beecroft	
Mr R Corkhill	
Mr J C Whiteway	Clerk
Miss M Radcliffe	Deputy Clerk and Finance Officer

### 11/054 Apologies

There were no apologies for absence.

### 11/055 Declaration of Interest

There were no declarations of interest.

### 11/056 Issue of Summons / Agenda

It was noted that all members had received Summons/Agenda at least three clear days before the date of the meeting.

### 11/057 Deferral of Matters on the Agenda to Private

There were no items to be referred to a Private Meeting.

### 11/058 Questions from Members of the Public

There were no questions from members of the public.

### 11/059 Minutes of Recent Meetings

The Minutes of the meetings held on Tuesday 25<sup>th</sup> January 2011 were **unanimously approved** and signed by the Chairman as a correct record.

The Minutes of the meetings held on Tuesday 1<sup>st</sup> February 2011 and Tuesday 8<sup>th</sup> February 2011 were **unanimously approved** and signed by the Vice- Chairman as a correct record.

### 11/060 Matters Arising

#### **a) Union Mills traffic Ref : Minute 11/008a**

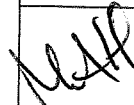
It was noted that the engineer was in discussions with the Department of Infrastructure prior to a planning application being submitted.

It was **unanimously resolved** to note that the intention was that the car park and the pedestrian crossing would be installed during the period between TT Week and Grand Prix.

#### **b) Cronkbourne Village Ref: Minute 11/008b**

The Board **unanimously resolved** to note that there were ongoing discussions with the contractor, the Department of Infrastructure and Treasury.

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**c) Refuse Contract Ref: Minute 11/022**

It was noted that Onchan Commissioners had considered the draft contract and had accepted its content.

However, it was questioned whether the fixed price suggested was in fact value for money and if consideration could be given to seeking a price from Douglas Corporation if they were in a position to offer a service. Mr Jessopp asked that the decision be deferred until a meeting with Douglas on 10<sup>th</sup> March.

The Board however considered whether in fact that the proposed contract was now implied, and whether it would be acceptable to withdraw from the arrangement with only 3 weeks before the new contract was to come into effect.

It was proposed by the Chairman that the one year contract be offered to Onchan which was seconded by Mr Corkhill.

A vote was taken with the Chairman, Mr Corkhill and Mr Halsall in favour and Mrs Beecroft and Mr Jessopp against.

It was **resolved by majority** that the one year fixed contract would be issued to Onchan.

**11/061 Matters for Consideration from Section 2**

There were no items to be brought forward from Section 2 for consideration.

**Section 1:****11/062 Boundary Review Committee 2011**

It was **unanimously resolved** to note the response from Mr Quayle MHK dated 28<sup>th</sup> February 2011 to the Boundary Review Committee.

**11/063 Moore Stephens - Financial Statements 2008 and 2009 - Management and Governance Report 2008 and 2009**

Consideration was given to the Management and Governance Reports for the 2008 and 2009 accounts which give constructive observations resulting from the audit process.

It was **unanimously resolved** to note and accept the documents.

**11/064 The Treasury - Clybane Rise - Agreement with the owners to maintain the land to the rear of their properties**

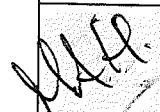
It was **unanimously resolved** to note the concurrence of Treasury with the proposal to enter into an agreement with the owners of the properties to maintain the land for 21 years after which, under common law, it comes into their ownership.

**11/065 Dept of Infrastructure – Bad Weather Contingency Planning**

Consideration was given to a letter from the Department of Infrastructure which put forward a procedure and partnership agreement to deal with severe winter weather situations especially in and around the Trading Estates.

It was **unanimously resolved** to accept the offer and that the Clerk would contact the Department to finalise the arrangements.

- 11/066 Onchan Commissioners – Kerbside Collection Service**  
It was **unanimously resolved** to note the further correspondence between the Department of Infrastructure and Onchan Commissioners, and that a meeting of all parties had been arranged for 10<sup>th</sup> March 2011.
- 11/067 Douglas Corporation – Proposed Eastern District Civic Amenity Site**  
The Board considered the draft Agreement that created a Joint Committee of the Eastern Authorities to operate the Site.
- It was **unanimously resolved** to accept the document and that the contract for the management of the site, held by Douglas Corporation, be extended for a further 12 months to 31<sup>st</sup> July 2012 to allow sufficient time to establish the new Joint Committee.
- 11/068 Port Soderick Traffic Calming Meeting**  
It was **unanimously resolved** to note that temporary traffic calming had recently been installed and the traffic speed was being monitored.
- 11/069 Lower Roads – Snugborough Trading Estate**  
The Clerk advised that he had been approached by Tels Ltd asking if the Authority would contribute toward the replacement of a surface water drainage pipe that they suspected was broken causing pooling of water outside the property they occupy.
- The Board noted that the drainage pipe was under land owned by S Craig and Son and Carran Enterprises and that the alleged pooling of water was on land apparently owned by Malva Ltd and S Craig and Son.
- The Clerk reported that a legal opinion had been sought and he had been advised not to contribute toward the work.
- It was **unanimously resolved** to accept the legal advice and inform the Company that the Authority could not offer any assistance.
- 11/070 Tel's Recycle Ltd - Unit 45b Snugborough Trading Estate**  
Consideration was given to a notice of application from Tels Recycle Ltd to the Department of Environment, Food and Agriculture for a licence for Controlled Waste Storage and Transfer Station at Unit 45b reference 11/00682/EPWDS.
- It was noted that as the consultation period was to expire prior to the meeting date, comments had been submitted based on observations and the feedback and complaints from owners/tenants and users of the area.
- It was **unanimously resolved** to note and support the objections raised to the licence application which included concern over the state of the road caused by its use by the company.
- 11/071 Tels Ltd- Units 43 and 43a Snugborough Trading Estate**  
Consideration was given to a notice of application from Tels Ltd to the Department of Environment, Food and Agriculture for the variation of the licence WLD/07/2010/V1 to allow for receiving of virgin wood for incineration within an Air Curtain Burner, and for receiving and processing construction and demolition waste to produce secondary aggregate.

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It was noted that as the consultation period was to expire prior to the meeting date, comments had been submitted based on observations and the feedback and complaints from owners/tenants and users of the area.

It was **unanimously resolved** to note and support the objections raised to the licence application which included concern over the fumes and hot ash caused by the burning process and the potential fire risk due its proximity to other Units.

**11/072 Land at Cooil Road Roundabout Braddan**

The Board noted the response from Carters which threw no light on the ownership of the land in question.

It was **unanimously resolved** to note that the Clerk had subsequently been in contact with Dandara who were looking into the matter.

**11/073 Dept of Infrastructure – The Cooil Road Development Order**

It was noted that the Department of Infrastructure had received the Planning Inspectors report which concluded that there was insufficient evidence that there was no over-riding need for the Cooil Road Development Order.

It was **unanimously resolved** to note that the Department had decided not to proceed with the Order.

**11/074 Complaint – Dogs barking Snugborough Avenue**

The Commissioners noted that a complaint had been received regarding dogs in a house in Snugborough Avenue.

The Clerk advised that the noise was also being heard in the office and a log was being maintained.

It was **unanimously resolved** to note that the Community Warden was now monitoring the situation.

**11/075 Michael Commissioners- Civic Service 20<sup>th</sup> March 2011**

It was **unanimously resolved** to note that the Chairman and Mr Halsall would represent the Authority at the Service on 20<sup>th</sup> March 2011.

**11/076 Public Health (Amendment) Bill 2011**

It was **unanimously resolved** to defer the matter for debate at the next meeting to allow more time for consideration of the document.

**11/077 Invoices for Approval**

It was **unanimously resolved** to note the authorisation by the Clerk of the following invoices in excess of £2k :

1. 19105- Department of Infrastructure
2. 19133- Onchan District Commissioners
3. 19150- Callin Wild
4. 19174- Manx Business Solutions
5. 19177- MEA
6. 19184- Callin Wild
7. 19235-19242- Salaries

**11/078 Financial Reports – January 2011**

After discussion it was **unanimously resolved** to accept the Finance Officers report for the period up to January 2011.

The Income and Expenditure reports for December 2010 and January 2011 are shown below:

**Income and expenditure to December 2010**

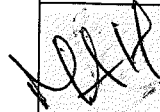
<b>General Revenue Account</b>	<b>Actual</b>	<b>Estimate</b>
Total Income for period Actual	986,294	
Total Income Estimated for period		952,820
Total Expenditure for period Actual	598,350	
Total Expenditure Estimated for period		681,882
Surplus/(Deficit) for period Actual	<b>387,944</b>	
Surplus/(Deficit) for period Estimated		<b>270,938</b>
<b>Housing Revenue Account</b>		
Total Income for period Actual	471,165	
Total Income Estimated for period		479,258
Total Expenditure for period Actual	609,908	
Total Expenditure Estimated for period		689,638
Surplus (Deficit) for period Actual	<b>(138,742)</b>	
Surplus (Deficit) for period Estimated		<b>(210,380)</b>

*Deficit on Housing Account to be met by Housing Deficiency Payment by DLGE*

**Income and expenditure to January 2011**

<b>General Revenue Account</b>	<b>Actual</b>	<b>Estimate</b>
Total Income for period Actual	1,009,723	
Total Income Estimated for period		974,954
Total Expenditure for period Actual	647,896	
Total Expenditure Estimated for period		744,210
Surplus/(Deficit) for period Actual	<b>361,827</b>	
Surplus/(Deficit) for period Estimated		<b>230,744</b>
<b>Housing Revenue Account</b>		
Total Income for period Actual	531,840	
Total Income Estimated for period		532,509
Total Expenditure for period Actual	665,456	
Total Expenditure Estimated for period		754,724

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Surplus (Deficit) for period Actual	(133,616)
Surplus (Deficit) for period Estimated	(222,215)

*Deficit on Housing Account to be met by Housing Deficiency Payment by DLGE*

**11/079**      **Planning**  
**Planning Applications**

It was unanimously **resolved** that the following Planning Applications would be received and noted:

- PA11 00209 - Mr and Mrs G Holmes - Extension to front - Clovelly Strang Road Braddan
- PA11 00179 - Mr R Morris - Construct a Garage - Ballig Barn West Baldwin
- PA11 00173 - Yvonne Cook - Extension of driveway by 2m - 30 Ashlar Drive Union Mills
- PA11 00170 - Dandara Commercial Ltd - Erection of office building with associated drainage works, car parking and landscaping - Part field between Cooil Road and MEA building
- PA11 00169 - Dandara Commercial Ltd - Erection of office Building - with associated drainage works, car parking and landscaping - Parts of field between Cooil Road and MEA building
- PA11 00158 - Joey Dunlop Foundation - Proposed replacement of garage door with glazed unit with access door - Braddan Bridge House
- PA11 00144 - Dept of Education - Proposed installation of New External Door to Quad Area - Braddan Primary School
- PA11 00117 - Mrs Lorraine Clark - Erection of a single storey extension to side and rear elevation - 1 Ballacottier Meadow Braddan
- PA11 00114 B - Mr and Mrs B Hurst - Extension to dwelling - 79 Fairways Drive Mount Murray
- PA11 00106 B - Mr T Keig - Erection of a dwelling - The Meadows The Falls Tromode
- PA11 00077 B - Mr and Mrs P Lenartowicz - Home enlargement/improvements - 10 Ballamillaghyn Mount Rule Braddan

It was unanimously **resolved** that objections would be made against the following Planning Applications:

- PA11 00218 - Dandara Commercial Ltd - Timber Boards and Frame Hoarding - Field 521895 Adjacent to Cooil Road IoM Business Park. *The signs are overly obtrusive.*
- PA11 00145- IOM Development Co- Totem Pole sign. *The sign is overly obtrusive although consideration would be given to remove the objection if it was not illuminated.*

**11/080**      **Planning Approvals**

It was unanimously **resolved** that the following Planning Approvals would be received and noted.

- PA11 00117 B - Mrs L Clark - Erection of a single storey extension to side and rear elevation - 1 Ballacottier Meadow
- PA11 00114 B - Mr and Mrs B Hurst - Extension to dwelling - 79 Fairways Drive Mount Murray
- PA11 00077 B - Mr P Lenartowicz - Alterations and extensions to dwelling - 10 Ballamillaghyn Estate Mount Rule

- PA11 00060 B - IoM Post Office - Erection of security fencing and gates - Postal HQ Spring Valley Industrial Estate
- PA11 00019 B - Mr Neil Dudley - Erection of a garage/utility extension to side elevation - 142 Fairways Drive Mount Murray Douglas
- PA11 00017 B - Heritage Homes Ltd - Creation of temporary construction track and access - Part of Field 521815

**11/081 Planning Refusals**

It was unanimously **resolved** that the following Planning Refusals would be received and noted:

- PA10 01702 C - Miss G Clinton - Change of use of room for tattoo business - 144 Fairways Drive Mount Murray
- PA10 01673 B - Thornton Associates Ltd - Erection of an office building with parking and landscaping - Site adjacent to Media House Tromode Business Park

**11/082 Planning Appeals**

It was unanimously **resolved** that the following Planning Appeals would be received and noted:

- PA10 574 A - Mr Richard Garfield - Erection of a detached dwelling - Land adjacent to 3 River Heights Braddan
- PA10 451 B - Architects Studio Ltd - Erection of a detached dwelling with integral garage - land at Old School House Cronkbourne
- PA10 155 B - Dandara Commercial Ltd - Relocation of existing stone recycling area and creation of industrial starter units - Land adjacent to existing Industrial units and Animal Waste Processing Plant Middle Farm
- PA10 01673 B - Thornton Associates Ltd - Erection of an office building with parking and landscaping - Site adjacent to Media House Tromode Business Park

**11/083 Planning Appeal Against Refusal**

It was **unanimously resolved** that the following Appeal against refusal would be received and noted

PA10 01673 B - Thornton Associates Ltd - Erection of an office building with parking and landscaping - Site adjacent to Media House Tromode Business Park

**11/084 Planning Correspondence**

It was **unanimously resolved** that the following correspondence would be received and noted

- PA11 00158 B - Joey Dunlop Foundation - Replacement of an existing garage door with a glazed unit with access door
- PA11 00145 D - Erection of illuminated signage site adjacent to Cooil Road Braddan
- PA11 00016B - Heritage Homes Ltd - Creation of new farm track and alterations to existing field access - Vicarage Road
- PA10 01775 B - Mr P Beckett - Alterations to driveway and existing hard standing - Silver Creek House Cronk Road Union Mills
- PA10 01468 B - Conversion of redundant mill building into private residential accommodation - Ballamona Mill Old Castletown Road
- PA10 00451 B - Proposed new dwelling at land adjacent to The Old School House Cronkbourne Village
- Notice to Demolish - 11 00007 BCD - Mr and Mrs K Williams - Dreemlang Marine Drive Port Soderick
- Notice to Demolish - 11 00001 BCD - Mr G O'Connor - Rose Cottage Ballafreer Lane Union Mills

**Section 2****11/085 General Matters**

It was **unanimously resolved** that the content of the correspondence detailed in the Agenda relating to the following issues would be noted:

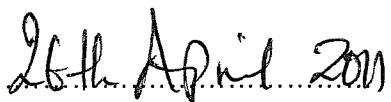
- i) Schedule of Arrears
- ii) The Treasury – 1<sup>st</sup> Supplemental List 2011
- iii) Rates – Completion Certificates
- iv) 2011 Manx Grand Prix Races – Saturday 20<sup>th</sup> August – Friday 2<sup>nd</sup> September 2011
- v) Roadways within the Snugborough Trading Estate
- vi) Mr H Quayle – Meeting with the Commissioners
- vii) RHCC Minutes 15<sup>th</sup> November 2010
- viii) Traffic Issues – Watertrough Cottage Braddan
- ix) Road Transport Licensing Committee

**11/086 Date for next meeting**

It was **unanimously resolved** that the date for the next meeting would be Tuesday 29<sup>th</sup> March 2011.

There being no further business, the meeting closed at 9.30pm.

 Signed

 Date