

MINUTES OF BRADDAN PARISH COMMISSIONERS

held in Commissioners Office, Close Corran, Union Mills, Braddan at 7pm on
Tuesday 5th April 2011

In Attendance:

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

11/087 Apologies

Apologies were received from Mr Halsall

11/088 Declaration of Interest

There were no declarations of interest.

11/089 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.

11/090 Deferral of Matters on the Agenda to Private

The following items on the Agenda were referred to a Private Hearing.

- 8. Occupational Therapy- Jubilee Terrace
- 12. Housing Allocations
- 17. Joint Tenancy

11/091 Questions from Members of the Public

There were no questions from members of the public.

11/092 Minutes of Recent Meetings

The Minutes of the meetings held on Tuesday 8th March 2011 were **unanimously approved** and signed by the Chairman as a correct record.

11/093 Matters Arising

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

It was **unanimously resolved** to note that the engineer was awaiting feedback from the Department of Infrastructure regarding the visibility splays before the planning application could be submitted.

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 the Treasury.

c) Refuse Contract Ref: Minute 11/022

It was **unanimously resolved** that the Chairman would sign the contract document which would be sent under the cover of a letter to Onchan but which also gives twelve months notice of the termination of the contract.

CHAIRMAN'S
INITIALS

d) Financial Report 11/077

Following further investigation it was reported to the meeting that all the Authorities, who do not directly employ an accountant, were supported by an accountancy firm to assist them in the preparation of their annual accounts.

Following the receipt of the Code of Practice from the IOM Treasury that with effect from 2011/12 the present auditors, PKF, could no longer provide both the auditing and the support role, the Finance Officer had been approached by two companies who had previously worked with the Authority offering to provide the support service.

After consideration it was **unanimously resolved** that the Finance Officer would contact SMP Partners to appoint them to provide the support, but the opportunity should be taken to commence this work one year prior to the implementation of the Code of Practice.

11/094 Matters for Consideration from Section 2

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

Section 1:**11/095 Chief Secretary's Office – Modified Draft Area Plan for the South**

It was **unanimously resolved** to note that the date of the Pre-Inquiry meeting had been set for 27th April 2011 and that the Inquiry was to commence on 6th July 2011.

11/096 Constitution of the Isle of Man Office of Fair Trading

Consideration was given to a consultation document relating to the political membership of the Board of the Office of Fair Trading.

On noting that there were presently two political members on a five person Board, and these persons acted as Chairman and Vice Chairman, it was **unanimously resolved** to suggest that there should only be one political member on the Board and that person should not sit in either of the Chairman or Vice Chairman positions.

11/097 Dept of Infrastructure – Eastern Civic Amenity Site

It was **unanimously resolved** to note the letter from the Department granting approval for Douglas Corporation to continue to operate the site up until March 2012, on the understanding that the six participating Authorities were working toward establishing a governing body to oversee the operation of the site.

11/098 Proposed Eastern District Civic Amenity Site Joint Committee Agreement.

It was **unanimously resolved** to note the final agreement document relating to the establishment of a Joint Committee, and Mr Jessopp had agreed to represent the Authority at the meeting scheduled for 9th May 2011 where it would be signed by the six participating Authorities.

11/099 MEA – Proposed Public Lighting- Snugborough Trading Estate

Consideration was given to a proposal that a lighting scheme be installed on the roadway on the upper part of the Estate which is in the ownership of the Authority. A scheme had been provided by the MEA which related to 12 columns costing £52072.

It was **unanimously resolved** to accept the proposal and the Clerk was asked to submit a Petition to the Department of Infrastructure seeking approval to loan a sum of money to undertake the capital scheme.

11/100 Malew Commissioners – Kerbside Recycling Scheme

The Board noted a letter from Malew Commissioners who expressed an interest in the Kerbside Recycling Scheme in the light of the potential withdrawal from the project of Onchan Commissioners.

It was **unanimously resolved** to contact the Department of Infrastructure to ask them to invite Malew to the next meeting of the Authorities regarding Kerbside Collection.

11/101 Onchan Commissioners – Kerbside Collection Service

It was **unanimously resolved** to note the letter from Mr Dudley Butt MLC to Onchan Commissioners, in which he expressed his disappointment at their decision not to continue with the Kerbside project for a further 5 months to March 2012.

11/102 Proposed Replacement First Floor Doors at 1-44 Snugborough Avenue

Consideration was given to the two tenders received for the replacement of the 1st Floor doors on Snugborough Avenue. It was noted that the scheme was costly due to the fact that there are a wide variation in door sizes.

A lengthy debate was held on the principle of replacing doors or replacing doors and frames.

Finally it was **unanimously resolved** to defer a decision until the following meeting and that the Clerk would determine the structure of the properties and the feasibility of also replacing the door frames to make them a standard size.

11/103 Proposed Replacement Front Doors at Jubilee Terrace and Close Y Lhergy

The Clerk reported that two tenders had been received for the work.

It was **unanimously resolved** to accept the tender from Regal Aluminium who provided the lowest quote for the stated specification.

11/104 Business Credit Card

The Clerk reported that it had become difficult to place orders for off island services without the facility of a credit card, but that he had cancelled the previous card because of excessive charges.

On noting that a new card could be obtained free of charges, subject to clearing the monthly debt, it was **unanimously resolved** to support the application for a new card. The application form was signed by the Chairman and Clerk.

11/105 Mayoral Gala Dinner Dance – 30th April 2011

The Board noted the invitation to the Dinner Dance but as no Commissioner would be available on that date it was **unanimously resolved** to advise Douglas Corporation that the Authority could not be represented at the function.

CHAIRMAN'S
INITIALS

ADH

11/106 Port Soderick Buildings - Complaints

Consideration was given to a report regarding Port Soderick buildings from the Community Warden following a series of complaints and concerns raised by the Commissioners.

The Board noted the report and that the Environmental Health Department had been asked to examine the building and report back.

It was **unanimously resolved** to await the report from Environmental Health.

11/107 Clybane Rise - Agreement with the owners to maintain the land to the rear of their properties

Following the IOM Treasury's concurrence with the proposal to dispose of the land, a letter had been issued to the Authorities legal adviser to ensure that all legal aspects had been covered.

However, following various concerns being raised by the advocate, it was **unanimously resolved** that the Clerk and Community Warden should meet with him to clarify the issues.

11/108 Movable signage on the footpaths - Spring Valley Trading Estate

It was **unanimously resolved** to note that complaints had been received regarding advertising boards being placed on the footpaths in the Estate and the Community Warden had advised all parties of the licensing arrangements and the matter was now in hand.

11/109 Invoices for Approval

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

1. 19300- Callin Wild
2. 19352- 19359- Salaries
3. 19364- PKF
4. 19366- MEA
5. 19367- MEA
6. 19368- Callin Wild

It was **unanimously resolved** that the invoice No 19351- Dalrymples be held in abeyance until the discussions with the Department of Infrastructure relating to fees had been completed.

11/110 Youth Club Memorial Hall

Consideration was given to a request from Mrs Kennaugh Youth Officer; Department of Education who wished to use the Hall on a second night, this time for children aged under 13. She advised that cost and administration issues at the present venue, Braddan School, had made it difficult to run. She also asked if it would be acceptable to place a metal storage unit 2m² at the rear of the Hall.

After discussion it was **unanimously resolved** to allow the Youth Service to have the Hall for a second night, also free of charge, and that the storage container could be placed at the rear of the Hall.

11/111 Municipal Association

The Chairman reported on the recent meeting of the Association where the forthcoming AGM, Parish Boundaries and the Freedom of Information Bill had been discussed.

The Clerk asked if the Association would consider the matter of keeping and releasing Private Minutes of Authorities as a research subject.

It was **unanimously resolved** that Mrs Beecroft would raise the matter at the Associations next meeting.

11/112 Proposed Water Pipe/Bib Tap at Garages at Snugborough Avenue

The Commissioners noted that following a series of burst water pipes in some of the garages it had been determined that the most appropriate action was to remove the internal taps and replace with an external communal tap.

It was **unanimously resolved** to agree to the proposal on the understanding that the tap would be protected from vandalism or abuse.

Two quotes had been received, the lowest being from Island Facilities who were awarded the contract.

Planning

11/113 Planning Applications

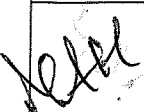
It was unanimously **resolved** that the following Planning Applications would be received and noted:

- PA11 00271 B - Mr and Mrs D Clarkson - Remove conservatory and replace with two-storey extension - 80 Fairways Drive Mount Murray
- PA11 00304 B - Mr S Cowell - Erection of an extension to dwelling - 35 Clybane Rise Braddan
- PA11 00333 B - Mr A Chambers - Erection of an extension to replace existing conservatory - 11 Ashlar Drive Union Mills
- PA11 00335 B - Mr I Notman - Proposed Garage - Ballafletcher Farmhouse Ballafletcher Road Braddan
- PA11 00346 - Mr R Brown - Erection of a detached dwelling - Vicarage Road Braddan
- PA11 00350 B - Mr M Whipp - Use of farm as community farm for educational and recreational purposes - Wallberry Farm Old Castletown
- PA11 00381 - Celton Manx Ltd - Extension to office building to create glazed entrance porch - Fields 521888 and 521895 Adjacent to MEA HQ and Ballacottier Cottage
- PA11 00398 - Dr W Van Der Merwe - Alterations to existing building - 96 Fairways Drive Mount Murray Braddan
- PA11 00404 - Mr and Mrs Bettridge - Erection of an agricultural building - Field 524329 West Baldwin
- PA11 00413 - Mr M Brett Lewis - Extension over garage to create additional bedroom with en-suite - 24 Clybane Rise Farmhill

11/114 Planning Approvals

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

- PA11 00016 B - Heritage Homes Ltd - Creation of new farm track and alterations to existing field access - Vicarage Road Braddan
- PA11 00033 B - Mr and Mrs J Simpson - Demolition of existing and erection of a replacement dwelling and renovation of existing barns - Ballacaroon Farm West Baldwin
- PA11 00144 B - Dept of Education - Creation of a doorway to quad area - Braddan School Braddan Road Braddan
- PA11 00170 B - Dandara Commercial Ltd - Erection of an office building with associated drainage works - Field 521895 Between Cooil Road and MEA Building



- PA11 00173 B - Yvonne Cook - Widening of driveway and access onto highway - 30 Ashlar Drive Union Mills
- PA11 00209 B - Mr and Mrs G Holmes - Erection of an extension to dwelling - Clovelly Strang Road Braddan

11/115 Planning Refusals

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

PA11 00218 D - Dandara Commercial Ltd - Erection of advertising sign (Retrospective) - Field Adjacent to Cooil Road

11/116 Planning Appeal Against Refusal

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

- PA11 00218 D - Dandara Commercial Ltd - Erection of advertising sign (Retrospective) - Field Adjacent to Cooil Road

11/117 Planning Correspondence

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

- PA11 00016 B - Creation of new farm track and alterations to existing field access - Vicarage Road Braddan
- PA11 00106 B - Mr T Keig - Erection of a dwelling - Land Adjacent to Burnside Main Road Union Mills
- PA11 00179 B - Construct a Garage Ballig Barn West Baldwin
- PA11 00218 B - Erection of advertising sign (retrospective) - Field 521888 Adjacent to Cooil Road IoM Business Park
- PA11 00346 B - Erection of a detached dwelling Hilltop Nursery Vicarage Road Braddan

Section 2**11/118 General Matters**

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

- Schedule of Arrears
- Rates – Completion Certificates
- Electoral Register – 1st April 2011
- Marine Drive Litter
- Highways Monthly Newsletter
- CTML Group Minutes – 21st December 2010
- Road Transport Licensing Committee

Private Session:

The following matters were discussed:

11/119 Occupational Therapy – Jubilee Terrace Strang

After considering the letter from the Occupational Therapist it was **unanimously resolved** to allow the tenant to remove the ramp installed by the Authority and install his own ramping system on the understanding that the Authority accepted no liability for the tenants' safety whilst using it.

11/120 Housing Allocations

After discussion it was **unanimously resolved** to accept the report of the Housing Officer dated in relation to the allocation of the following properties:

Property 090 to tenant 189
Property 018 to tenant 328
Property 001 to tenant 293
Property 136 to tenant 350

11/121 Joint Tenancy Request – Close Y Locker

Consideration was given to a joint tenancy request from tenant 090 who wished to share it with her son.

After considering the tenants circumstances it was **unanimously resolved** to approve the application.

11/122 Date for next meeting

It was **unanimously resolved** that the date for the next meeting would be Tuesday 26th April 2011.

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

M.A. Hodge
..... Signed

26th April 2011
..... Date