

MINUTES OF BRADDAN PARISH COMMISSIONERS

held in Commissioners Office, Close Corran, Union Mills, Braddan at 7pm on
Tuesday 26th April 2011

In Attendance:

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

11/123 Apologies

There were no apologies received.

11/124 Declaration of Interest

There were no declarations of interest.

11/125 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.

11/126 Deferral of Matters on the Agenda to Private

There were no items deferred to Private.

11/127 Questions from Members of the Public

There were no questions from members of the public.

11/128 Minutes of Recent Meetings

The Minutes of the meetings held on Tuesday 5th April 2011 were **unanimously approved** and signed by the Chairman as a correct record.

11/129 Matters Arising

a) Union Mills traffic Ref : Minute 11/093a

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

b) Cronkbourne Village Ref: Minute 11/093b

The Board **unanimously resolved** to note that the contractor was working to finalise a report to the Department which will include an outline project plan so that everyone was clear on the next steps, prior to submission for prerequisite approvals.

c) Replacement doors 1-44 Snugborough Ave Ref: Minute 11/102

The Clerk reported that the structure of the upstairs walls was solid block work, and there was no scope to alter the frames.

It was **unanimously resolved** to note that further investigations were taking place into reducing the costs based on an amended work specification.

11/130 Matters for Consideration from Section 2

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

CHAIRMAN'S
INITIALS

KASH

Section 1:**11/131 Amendments to the Town and Country Planning (Development Procedure) Order 2005**

After discussion it was **unanimously resolved** to respond to the letter supporting the principle of decisions being made without political interference, and also to suggest that the need for applicants to submit four hard copies of planning applications should be looked at, particularly as three of the four copies were received by the one Government Department.

11/132 Country Cuisine – A-Frame Sign

It was **unanimously resolved** to receive and note the application for a licence from the Company to display a notice board, under Section 78 of the Highways Act 1976, and to note that the application had been forwarded on to the Department of Infrastructure for their comments.

11/133 Former Anchor Hotel Port Soderick Braddan and Fly Tipping Marine Drive

The Commissioners **unanimously resolved** to note that the Clerk and Community Warden had met with Gough and Co Advocates, the administrators for the hotel site, who had advised that it was now their intention to seek quotes to have the property demolished on the grounds of health and safety.

Consideration was then given to a report from the IOM Constabulary regarding the problems of fly tipping on the Marine Drive.

Whilst supporting the content of the report and the recommendations which related to further restricting access to the roadway using height or width restrictions or new gates, it was noted that it was beyond the powers of the Authority to install such measures on a public road.

It was **unanimously resolved** to ask the Clerk to discuss this matter with the Department of Infrastructure who own the roadway and Manx National Heritage who own the land the seaward side of the road.

11/134 Land – Clybane Rise

Consideration was given to a letter from a resident who had recently moved in and was unhappy with the offer of the leasing of land as the proposed conditions and covenants appeared to be too onerous.

The Clerk reported that he had had discussions with Callin Wild advocates on the issue, who advised that leasing of the land to the owners was not the best way forward and it was their opinion that the land should be sold to the owners for a nominal fee.

It was **unanimously resolved** to note that Callin Wild were preparing a quote for the cost of conveying of the land before a final decision was made.

11/135 Invoices for Approval

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

1. 19525- 19532 Salaries
2. 19511- DoI
3. 19517- Quantum Solutions
4. 19425-19501- Rates
5. 19409- 2E2

11/136 Petition of Doleance- Access to Accounts

The Commissioners noted the judgement from Deemster Corlett that clarified Section 45 of the Local Government Act 1995 in relation to a ratepayers access rights to the accounts of a Local Authority.

The Petition of Doleance had been submitted by Tels Ltd who were aggrieved with the Authorities decision not to concede to their request to allow them unlimited access to the Authorities accounts which they felt the legislation allowed.

However it was **unanimously resolved** to note that the Deemster had decided that the legislation allowed a ratepayer or creditor, access only to the prepared, audited or unaudited accounts.

It was also **unanimously resolved** to note that the Deemster had also determined that the Authorities costs in responding to the Petition were to be met by Tels Ltd.

11/137 Capital Investments

Following a recent cash flow analysis a lengthy discussion was held on the opportunities to invest available funds up to £500,000 on short term deposit for the next twelve months. The Commissioners were advised that the £250,000 on deposit with the Isle of Man Bank had just matured and was available for reinvestment. It was reported that the only realistic returns for this size of deposit seemed to be with the IOM Bank who were offering 2% and Conister Bank who were offering 3%.

It was **unanimously resolved** that the Finance Officer would contact both organisations to negotiate the best return possible and then deposit £250,000 with whom ever offered the greatest return.

A further discussion would be held at the next meeting to determine whether a further sum of money was to be invested with that, or another Bank.

11/138 Grianagh Park Access

The Clerk put forwarded for consideration a second quote for a ramp to improve access into the park. The matter had been previously been considered in November 2010 but the cost had seen to be prohibitive.

As part of the exercise of making the park land more accessible and to increase its usage, it was **unanimously resolved** to accept the quote for £2800 and the contractor was to be instructed to proceed at the earliest opportunity.

11/139 Financial Reports – March 2011

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

The Income and Expenditure reports for February 2011 and March 2011 are shown below:

Income and expenditure to February 2011		
General Revenue Account	Actual	Estimate
Total Income for period Actual	1,034,497	
Total Income Estimated for period		991,682
Total Expenditure for period Actual	699,169	



Total Expenditure Estimated for period		811,575
Surplus/(Deficit) for period Actual	335,328	
Surplus/(Deficit) for period Estimated		180,107
Housing Revenue Account		
Total Income for period Actual	580,183	
Total Income Estimated for period		585,760
Total Expenditure for period Actual	727,181	
Total Expenditure Estimated for period		819,446
Surplus (Deficit) for period Actual	(146,998)	
Surplus (Deficit) for period Estimated		(233,686)

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

11/140

Income and expenditure to March 2011

General Revenue Account	Actual	Estimate
Total Income for period Actual	996,535	
Total Income Estimated for period		967,764
Total Expenditure for period Actual	791,530	
Total Expenditure Estimated for period		907,016
Surplus/(Deficit) for period Actual	205,005	
Surplus/(Deficit) for period Estimated		60,748
Housing Revenue Account		
Total Income for period Actual	629,162	
Total Income Estimated for period		639,011
Total Expenditure for period Actual	787,259	
Total Expenditure Estimated for period		883,740
Surplus (Deficit) for period Actual	(158,097)	
Surplus (Deficit) for period Estimated		(244,729)

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

11/141

Financial Statement year ended 31st March 2010

The Clerk put forward for the Boards consideration a set of accounts that had been prepared under the revised system set down in Isle of Man Statement of Recommended Practice 2007 [SORP] and the provisions of the Audit Act 2006.

CHAIRMAN'S
INITIALS

26/04/11

After discussion it was **unanimously resolved** that the Chairman would sign the Letter of Representation.

It was also **unanimously resolved** that the Statement of Internal Control would be signed by the Chairman and Finance Officer.

Finally it was **unanimously resolved** that the Financial Statement for the year ended 31st March 2010 would be signed by the Chairman and Finance Officer and forwarded to the auditors, PKF, for their final signature.

Planning

11/142 **Planning Applications**

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

- PA11 00439 - IoM Development Company - Variation of condition 2 of planning permission to remove shop front glazing and replace with matching masonry and replace double door with roller shutter door - Unit 6 Spring Valley Industrial Estate
- PA11 00482 - Dandara Commercial Ltd - Signage Celton Manx Head Office IoM Business Park
- PA11 00489 - Mr A McGee - Erection of a stable block - Field 524789 Ballamona Farm Oak Hill Port Soderick

11/143 **Planning Approvals**

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

- PA11 00106 B - Mr T Keig - Erection of a dwelling - Land adjacent to Burnside Main Road Union Mills
- PA11 00158 B - Joey Dunlop Foundation - Replacement of an existing garage door - Braddan Bridge House Peel Road Braddan

11/144 **Planning Appeals**

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

- PA1100218 D - Dandara Commercial Ltd - Erection of advertising sign (Retrospective) Field 521888 Adjacent to Cooil Road Isle of Man Business Park

11/145 **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 - Appeal Against Refusal for erection of advertising sign (retrospective) Field 521888 Adjacent to Cooil Road Isle of Man Business Park

11/146 **Planning Correspondence**

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

- PA09 01154 REM -I Clifton Park Ltd - Reserved Matters application for the erection of a replacement dwelling and conversion of outbuildings to guest accommodation and garaging - Ballacaroon Farm West Baldwin
- PA11 00145 D - IoM Development Company - Erection of illuminated signage - Site Adjacent to Cooil Road
- Planning Applications - Local Authorities

Section 2**11/147 General Matters**

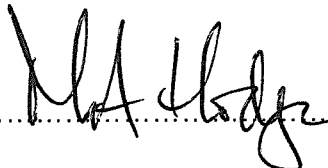
It was **unanimously resolved** that the content of the correspondence detailed in the Agenda relating to the following issues would be noted:

- i) Schedule of Arrears as at 19th April 2011
- ii) Treasury's Code of Practice – Accountancy Services
- iii) Hospice – Rate Allowance – 2011-12
- iv) Dept of Education and Children - Rate Demand for Ardwhallin Adventure Centre
- v) Douglas Bay Yacht Club and Merseyside Adventure Sailing Trust
- vi) Consultation Document - Proposed Moneylenders (Registration Fees) Order 2011-04-21
- vii) Department of Infrastructure - Section 78 Highway Act 1986 – Moveable Advertising Board on Cooil Road
- viii) Tel's Limited – Skip Hire and Waste Disposal Charges
- ix) Road Transport Licensing Committee
- x) Cuplas Callow – Trading Account

11/148 Date for next meeting

It was **unanimously resolved** that the date for the next meeting would be Tuesday 25th May 2011.

There being no further business, the meeting closed at 9.05pm.

.....  **Signed**

..... 26/5/11 **Date**