

MINUTES OF BRADDAN PARISH COMMISSIONERS

held in Commissioners Office, Close Corran, Union Mills, Braddan at 7.00pm on

Monday 3rd October 2011**In Attendance:**

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

11/272 Meeting with Mr H Logan, Hugh Logan Architects

The Chairman welcomed Mr Logan to the meeting who had asked to attend to seek the Commissioners opinion on a proposed replacement dwelling at Ballaveare Port Soderick.

The Commissioners noted the extensive drawings that were produced and the extent of the scheme. Mr Logan advised that a planning application was to be submitted shortly.

He thanked the Commissioners for the opportunity to meet and left the meeting at 7.20pm

11/273 Meeting with Mr H Quayle

The Chairman welcomed Mr Quayle, and congratulated him on his success at the recent General Election where he was selected as the MHK for Middle.

The discussion then focused on issues within the constituency with an emphasis on traffic management in Marown, Union Mills and Mount Murray.

Fallen trees around Cronk Grianagh on land owned by the Department of Health which accentuated noise pollution from the Snugborough Trading Estate were also discussed.

Mr Quayle was thanked for his attendance and left the meeting at 7.40.

11/274 Apologies

There were no apologies received.

11/275 Declaration of Interest

There were no declarations of interest.

11/276 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.

11/277 Deferral of Matters on the Agenda to Private

It was **unanimously resolved** that Item 8 on the Agenda relating to Housing Allocations would be deferred to a private meeting.

11/278 Questions from Members of the Public

There were no questions from members of the public.

11/279 Minutes of Recent Meetings

The Minutes of the meeting held on Tuesday 6th September 2011 were **unanimously approved** and signed by the Chairman as a correct record.

11/280 Matters Arising**a) Union Mills traffic Ref : Minute 11/239a**

The Clerk reported that he had spoken to Mr Sewell from the Department of Infrastructure (DoI) who had suggested that a joint meeting between the Commissioners and his Departments representatives would be helpful to determine the priorities in Union Mills.

The Commissioners were concerned because Mr Martyn Quayle's recent manifesto had indicated that a choice had to be made between the car park and the pedestrian crossing, and that he had found the preference among residents of the constituency had leant toward the crossing.

It was **unanimously resolved** that the Community Warden would undertake a survey of the area and these results would be used to aid the discussions between the Department and the Commissioners.

b) Port Soderick car park and Traffic Ref: Minute 11/239a

Consideration was given to a copy of a letter from Mr Gawne, Chairman of the Port Soderick Recreational Hall Committee dated 29th September 2011 that had been issued to Mr Sewell (DoI) supporting the proposed street furniture which was to be installed to slow down traffic through the village.

Mr Jessopp appraised the Board of the scheme and its implications, in particular the need to install extra street lighting in certain areas.

After further discussion it was **unanimously resolved** to send a letter to Mr Sewell advising him that the Authority supported the content of Mr Gawne's letter.

c) Replacement doors 1-44 Snugborough Ave Ref: Minute 11/239b

It was **unanimously resolved** to note that the architect was presently working on the revised work specification prior to it being put out for tender.

d) Kerbside Extension Ref: Minute 11/239d

It was **unanimously resolved** to note the Clerk's advice that the scheme was on target for 1st November 2011 and it had been indicated that an amendment to the planning approval would not be required and a new disposal licence would be issued.

e) Petition of Doleance of Tel's Limited Ref: Minute 11/239e

It was noted that the Authority was not the only creditor of the company and other significant judgements had been obtain by other organisations, including the IOM Treasury, which had not been settled by the Coroner.

It was **unanimously resolved** to note that a Statutory demand had been issued by the Authorities legal advisers and the matter was left in their hands to deal with.

f) Braddan Parish- Strategic Plan Ref: Minute 11/239g

It was **unanimously resolved** to note the revised third draft document prepared by the Clerk and they would consider it further at the next meeting.

g) Cronkbourne Village Housing- Dalrymple Associates 11/244

It was **unanimously resolved** to note that a direct response had not been received from Dalrymples to the Commissioners letter, but that they had received a copy of a letter from the company dated 20th September 2011 to Mr Thomas which contested the content of his letter upon which the Commissioners had issued theirs.

h) Sale of Industrial Compound 42 Snugborough Trading Estate- Subject to Contract Ref: Minute 11/260

It was **unanimously resolved** to note that the matter had been passed to the Authority's legal advisers who had agreed to negotiate with the vendors' advocate.

i) Walney Island Wind Farm Ref: Minute 11/257

Mr Jessopp advised the Board that he had attended the consultation presentation and it was **unanimously resolved** to note that the proposal would have no impact on the Parish.

j) Snugborough Trading Estate Lights Ref: Minute 11/261

It was **unanimously resolved** to note that the Clerk had instructed the MEA to commence the scheme at the estate using the LED lamps.

k) High Hedges Ref: Minute 11/269 ix

The Clerk reported that he and the Community Warden had attended a recent directions hearing with the High Bailiff following an appeal lodged by Mr Boardman against the remedial notice issued by the Warden.

They noted that Mrs Clough from Callin Wild was representing the Authority in the matter, and was preparing a response to the appeal.

It was **unanimously resolved** to note that the matter was in Court for a further directions hearing on Monday 17th October 2011.

11/281 Matters for Consideration from Section 2

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

11/282 Chairman's Announcement

The Chairman took the opportunity to congratulate Mrs Beecroft on her recent success at the General Election where she was elected as an MHK representing South Douglas.

Mrs Beecroft responded by stating that she had enjoyed her time with the Authority but look forward to the challenges ahead. She stated that she intended to work closely with the new Member for Middle, Mr Quayle in tackling issues in this Parish that were still close to her heart.

A small presentation of flowers was made by the Chairman.

Section 1:**11/283 To elect new Commissioner**

The Clerk put forward a copy of the timetable for the by election to fill the vacant seat on the Board as a result of the election of Mrs Beecroft to the House of Keys.

It was **unanimously resolved** to agree to the election being held on Thursday 10th November, with closing date for nominations Monday 17th October, and under the Local Election Act 1986, the Chairman would be appointed as the Returning Officer.

11/284 Cameron Hall – Proposed Boiler Replacement Framework Agreement – Installers

It was **unanimously resolved** to note that Ridgeway Gas had been selected under the tendering process as the installers for the boilers.

11/285 Dept of Environment, Food and Agriculture – Removal of Blue Litter bin at Millennium Oakwood Car Park, Braddan

Consideration was given to an exchange of letters between the Clerk and DEFA who had requested that the Authority remove its litter bin from the car park due to an incident of alleged fly tipping.

It was **unanimously resolved** to note that despite various options put forward by the Clerk to remedy any problems, DEFA had still requested the removal of the bin.

11/286 PA11 01247 B - Braddan Parish Commissioners - Creation of a BMX track - Cronk Grianagh Park Strang Braddan

It was **unanimously resolved** to note the planning application that had been submitted for the creation of a BMX track at Cronk Grianagh Park.

11/287 Lonan Parish Commissioners Civic Service – 9th October 2011

It was **unanimously resolved** to note that the Chairman and Mr Halsall would represent the Authority at the ceremony.

11/288 Castletown Commissioners Civic Sunday - 9th October 2011

It was **unanimously resolved** to note that the Chairman and Mr Halsall would represent the Authority at the ceremony.

11/289 Opening of 1 Year Deposit A/c - Members to sign form

It was **unanimously resolved** that all the Commissioners would sign the additional documentation from the Bank to allow an account to be set up.

11/290 Monthly Financial Reports

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

The Income and Expenditure reports for April 2011 to August 2011 were considered and the August report is shown below:

Income and expenditure to August 2011

General Revenue Account	Actual	Estimate
Total Income for period Actual	970,723	
Total Income Estimated for period		975,271
Total Expenditure for period Actual	339,933	
Total Expenditure Estimated for period		486,408
Surplus/(Deficit) for period Actual	630,790	
Surplus/(Deficit) for period Estimated		488,408
Housing Revenue Account		
Total Income for period Actual	276,549	
Total Income Estimated for period		283,260
Total Expenditure for period Actual	445,515	

Total Expenditure Estimated for period 433,334

Surplus (Deficit) for period Actual (168,966)

Surplus (Deficit) for period Estimated (150,075)

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

11/291 Parcel of landscaped land adjoining the gable end and rear garden - 1 Wallberry Mews

Consideration was given to a letter from the owner of a property at Wallberry Mews who was enquiring if the Commissioners owned a particular parcel of land.

It was **unanimously resolved** to advise the owner that the land had not been adopted, was not in the ownership of the Authority, nor would the Authority have any interest in it in the future.

11/292 Strang Corner Field – Survey

Careful consideration was given to proposed data collection schemes and associated fees from Island Analysis and Home Strategic to obtain feedback from the general public with regard to the scheme at Strang Corner Field.

After discussion it was **unanimously resolved** to appoint Home Strategic to undertake the task and the Clerk was asked to obtain copies of the questionnaire for the Commissioners consideration prior to it being issued.

11/293 Refuse Contract

A lengthy discussion was held on the need to seek costs proposals from both Onchan Commissioners and Douglas Corporation for the collection of refuse for 2013.

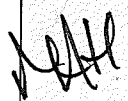
The Commissioners felt that there was a need to create at some time in the not too distant future, an integrated system of waste disposal incorporating refuse, kerbside collection, green waste, litter bins and road sweeping in the East of the Island.

It was **unanimously resolved** to invite both Authorities to submit quotes for refuse collection service and also for street cleaning, litter bins, dealing with green waste, recyclables, kerbside collection and possibly gulley emptying.

11/294 Invoices for Approval

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

1. 20086- D Wood
2. 20101- MEA
3. 20102- MEA
4. 20127- Sandy Brown
5. 20142-20149- Salaries



Planning**11/295 Planning Applications**

It was unanimously **resolved** that the Commissioners had no objections to the following Planning Applications :

- PA11 01232 B - H Richmond Ltd - Erection of a light industrial development comprising 4 individual buildings providing 24 separate unit with parking and landscaping - Field 521919 Land Adjacent to Eden Park Cooil Road Braddan
- PA11 01240 - Mrs S Donnelly - remove existing false chimney from south facing gable and replace with slates and coping to match existing roof - Fairhaven Mount Rule Braddan
- PA11 01245 B - Mr and Mrs N Humphreys - Erection of an extension to dwelling - Ty Nain 83 Fairways Drive Mount Murray Douglas
- PA11 01247 - Braddan Parish Commissioners - Creation of a BMX Track - Cronk Grianagh Park Strang
- PA11 01251 B - Mr and Mrs R Vanderplank - Erection of a replacement extension to dwelling - the Stables Trollaby Lane Union Mills
- PA11 01256 - Dandara Commercial Ltd - Advertising Hoarding - Field 521895, Adj to Cooil Road, IOM Business Park
- PA11 01266 - Mr T Leeming - Proposed alterations & 2 storey extension to provide additional accommodation - Old Chapel, Union Mills
- PA11 01277 - Mrs J F Page - Revisions to PA07 01217 B - Siesta, Plot 1, Oak Hill, Port Soderick
- PA11 01306 - Dept of Education & Children Works Division - Metal Container - Ballacottier School
- PA11 01314 - Mr S Devereau - French Doors - 5 Snugborough Close, Union Mills
- PA11 01315 - Mr C V Gundry - Single storey conservatory, front elevation - Lossan, The Downs, Union Mills

It was unanimously **resolved** that the Commissioners would object to the following Planning Application

- PA11 01290 - EFB Property Investments (IOM) Ltd - Mixed use development - Land at Ballafletcher Road, Braddan. *The application did not comply with General Policy 2, nor does it satisfy the criteria in General Policy 3. It is felt that it did not comply with Strategic Policy 6 and conflicts with the local area plan in terms of Strategic Policy 7. The Commissioners also felt that it was an over intensive use of the site.*

11/296 Planning Approvals

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

- PA11 01004 D - Manx Flat Pack Furniture - Signage - Units 1-5 Barleyfields Isle of Man Business Park
- PA11 01032 B - Mr & Mrs A Tucker - Alterations & extensions to dwelling - The Bungalow, Fuschia Gardens
- PA11 01051 B - Mr P Erasmus - Alterations & erections of conservatory - Meadow View, Mount Rule Road, Strang
- PA11 1085 B - Dept of Social Care - Conversion of disused residential care facility to 3 houses & 2 flats
- PA11 01128 B - Mr M Lowey - Alterations & erection of 1st floor extension - Renscault House, East Baldwin
- PA11 01139 B - Mr R Cowley - Erection of extension to existing garage - 3 Ballamillaghyn Estate, Mount Rule

11/297 Planning Appeal

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

- PA11 00871 B - Mr T Keig - Erection of a replacement detached dwelling with integral garaging and creation of improved vehicular access - Bay View Old Castletown Road, Port Soderick

11/298 Planning Correspondence

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

- Department of Infrastructure - Demolition of industrial building - Central Abattoir, Cronkbourne
- Letter from Director of Building Control re: Replacement & Extension of Dwellings in countryside dated 29.09.11
- Letter from Director of Planning dated 28.09.11
- Replacement Dwelling - Ballaveare, New Castletown Road, Port Soderick
- Southern Area Plan - 9.30am - Monday 3rd October

Section 2**11/299 General Matters**

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

- Completion Certificates - Rates
- Rate Issues
- Central Traffic Management Liaison Group – 20th September 2011
- Union Mills Rainbows – Memorial Hall
- Attorney General's Chambers -Lane running from Crogga to Port Soderick via Lhergy House

Private Meeting**11/300 Housing Allocations**

Careful consideration was given to a report from the Housing Officer in relation to the transfer of tenants and the allocation of houses.

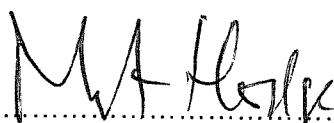
It was **unanimously resolved** that Property 161 would be allocated to applicant 010 who wished to transfer from her present property.

It was **unanimously resolved** that applicant 1116, who was presently on the Waiting List be allocated property 049.

11/301 Date for next meeting

It was **unanimously resolved** that the date for the next meeting would be Tuesday 1st November 2011.

There being no further business, the meeting closed at 10.40pm.

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 Signed

 1st November 2011 Date

CHAIRMAN'S
INITIALS

