

# GENERAL MEETING

The MINUTES of a GENERAL MEETING held in the Board Room, Town Hall, Derby Road, Peel on Tuesday 6<sup>th</sup> October 2009 at 7.00p.m.

Present                    Mr. R Gimbert (Chairman)  
                                 Mr. D J Lace  
                                 Mrs. C A Moughtin  
                                 Mrs. T M Birkett  
                                 Mr. A Jones  
                                 Mr. I Skidmore  
                                 Mrs. J O'Halloran

Apologies                Mr. E Beale  
Absent                     Ms. P Hardman

In attendance            Mr. P G Leadley (Town Clerk)

Action

CHAIRMAN'S WELCOME	09/313	The Chairman welcomed the public to the meeting and indicated that he had attended three local authority Civic Services and two public requisition meetings concerning the proposed amendments to the Dog Control Byelaws and the designation of Oak Road at Ballawattleworth Estate.	
MINUTES	09/314	The Minutes of the meeting held on 15 <sup>th</sup> October 2009 were taken as read and <i>CONFIRMED</i> .	
ST GERMAN'S PLACE	09/315	The Town Clerk referred back to Minute 09/283 and indicated that the potholes at St. Germans Place had been filled in but unless more drastic measures involving the laying of concrete was undertaken the top surface would result in more potholes. The Chairman requested that the potholes be concreted over as a temporary measure to address the issue.	TQ
CREEK INN	09/316	The Town Clerk referred back to Minute 09/286 and advised that the licensee had ordered a further stronger barrier for the outdoor seating area. This was awaited from the manufacturer in the UK and would be erected upon receipt.  Mr. Lace indicated that in his opinion too much negative interest was being shown in the Creek Inn by the Commissioners. Mr. Jones reported	

that Members of the public had made similar comments to him and the Chairman indicated that as the barrier was a licence requirement it had to be pursued to ensure compliance.

TRAFFIC MANAGEMENT PLAN	09/317	The Town Clerk referred back to Minute 09/288 and indicated that the Department of Transport questionnaires issued to the residents of Church Street had been returned and forwarded to Mr. Sewell at the Department of Transport for consideration. <i>NOTED</i>	
ANNE FRANK EXHIBITION	09/318	Mrs. O'Halloran referred back to Minute 09/297 and indicated that she had been advised the Manx organisers were not registered as a charity. Whilst the Commissioners had no budget to assist it was <i>AGREED</i> to help in other ways when the exhibition took place in March 2010.	
CHRISTMAS ARRANGEMENTS	09/319	Reference was made back to Minute 09/298 and Members were requested to give consideration to a suitable VIP guest to turn on the Christmas street lights. It was <i>AGREED</i> to enquire whether a Centenary Centre play might produce a suitable VIP guest. It was suggested that a pantomime character may be available and it was <i>AGREED</i> that Mr. Skidmore look into this matter.	IS
SUNFLOWER COMPETITION	09/320	The Town Clerk referred to Minute 09/312 and reported that the two Brian Cain Memorial Cups had been given to the QE11 and Clothworkers schools respectively for awarding to the winners of the sunflower competition. <i>NOTED</i>	
MANX HEDGEROW MANAGEMENT	09/321	Mr. Lace referred back to Minute 09/292 and was pleased to report that the Braaid back road had recently been hedge trimmed. <i>NOTED</i>	
		Arising therefrom Mr. Lace indicated that he hoped when the Department of Transport looked to connect through with the IRIS scheme that the top surface of the railway line be improved to enable cyclists and walkers to make use of the track.	
BRADDAN PARISH COMMISSIONERS	09/322	Members noted receipt of the Tynwald Select Committee report into Braddan Parish Commissioners. <i>NOTED</i>	

SEWERAGE (AMENDMENT) BILL	09/323	<p>Consideration was given to the proposed Sewerage Amendment Bill and the Chairman expressed some concerns at the all encompassing powers of the Department to construct sewage disposal works over any land. The Chairman was of the opinion that the local authority should have input under this particular section of the draft Bill and it was <i>AGREED</i> that this concern be raised with the Department.</p>	PGL
BUILDING CONTROL	09/324	<p>Members considered the Order prepared by the Department of Local Government and the Environment for consideration at the October sitting of Tynwald in which the Building Control function in Peel would be transferred to the Department.</p> <p>Discussion ensued over the wording of the Order which indicated that the transfer of functions was at the request of Peel Town Commissioners. The true situation was that the Department of Local Government and the Environment had initiated discussions with the Commissioners to centralize the building control function and this had been reluctantly accepted by the Board.</p>	
DOG CONTROL BYELAWS	09/325	<p>Members viewed the outcome of the recent requisition meeting held on 21<sup>st</sup> September 2009.</p> <p>By the consensus of the meeting and the agreement of the Board it was <i>AGREED</i> that a total ban of dogs on Peel beach should be in place between April and September each year and furthermore that <i>AGREED</i> by a majority Fenella Beach should be free for dog access throughout the year. Discussion ensued over the proposed designation and restriction of access to the headlands recreational field. Whilst Mrs. Birkett indicated that she still had received subsequent complaints over dog fouling in the Town including West Quay it was nevertheless <i>AGREED</i> that the headlands field should remain as free access to dogs for the time being.</p> <p>Mr. Jones referred to the enforcement role of the Town Warden and indicated that with a work force of one it was difficult to cover all areas. It was noted that the Town Warden was preparing a strategy for his role which would be reviewed by the Commissioners in due course. It was indicated that dog owners should assist in</p>	PGL

reporting those that allowed their dogs to foul and that a stronger educational role was required to address the dog fouling issue. Mrs. Moughtin indicated that the recreational field should be monitored as to the level of fouling and that possible fencing be considered if the situation deteriorated. In her opinion dog owners should make use of their own bins for the disposal of dog waste.

JAPANESE KNOTWEED	09/326	Consideration was given to a consultation document issued by the Department of Agriculture Fisheries and Forestry regarding the suggested introduction of a natural control agent for Japanese knotweed. The Department had proposed the introduction of a non native bug <i>Aphalara Itadori</i> which was highly specific to Japanese knotweed and had shown good potential for its control in the United Kingdom. Mrs. Birkett indicated that she had certain concerns over the introduction of a foreign species to the Island and was of the view that more investigation as to the proposed effects of the bug was required before its possible introduction to the Isle of Man. At this stage the Board <i>AGREED</i> option two be recommended whereby further UK trials be undertaken before any action was considered by the Department.	PGL
BATHING WATER CHART	09/327	Members noted receipt of the recent bathing quality water chart from the Department of Local Government and the Environment. <i>NOTED</i>	
ROAD TRAFFIC REGULATION ACT 1985	09/328	Under the Road Traffic Regulation Act 1985 Members noted receipt of an Order from the Department of Transport indicating that Factory Lane would be closed from 6 <sup>th</sup> October 2009 until 31 <sup>st</sup> December 2009 or sooner if the building work was completed. <i>NOTED</i>  Mrs. Moughtin referred to the building development in Factory Lane and questioned whether the new building had reduced the width of the road. The Town Clerk undertook to raise the matter with the Technical Officer.  The Town Clerk referred to the receipt of a draft Revocation of Reserved Parking Places Order in respect of a reserved space opposite 46 Patrick Street, Peel. Members had no objection to the revocation of this reserved parking place.	PGL

*NOTED* Arising therefrom Mr. Jones indicated that a number of drivers had encountered difficulties with the road closure sign at the top of Factory Lane. Whilst some drivers were unaware that access could be gained via the side lane and Michael Street others were causing difficulties by reversing back through Atholl Place. It was *AGREED* that a request be made to the Department of Transport to relocate the road ahead closure signs to the end of Atholl Place.

PLANNING  
APPLICATIONS  
FOR COMMENT

09/329 The following planning applications were received for comment as follows:

PA 09/01301/B Alterations and erection of extension to dwelling house 34 Ballellis Ballawattleworth Estate (re-advertised due to amended plans received). *RECOMMENDED FOR APPROVAL.*

PA 09/01466/B Erection of a conservatory to rear elevation Marrinagh, Derby Road, Peel. *RECOMMENDED FOR APPROVAL.*

PA 09/01487/B Erection of conservatory and restoration of existing out building to rear elevation of dwelling, 23 Factory Lane, Peel. *RECOMMENDED FOR APPROVAL.*

PA 09/01525/B Erection of a porch extension, installation of replacement windows, formation of doorway and change of use to tourist accommodation, 4 Tynwald Road, Peel. *RECOMMENDED FOR APPROVAL.* (Chairman objected).

PA 09/01528/B Alterations and extension to provide additional living accommodation and garage The Turrets, Ballaquane Road, Peel. *RECOMMENDED FOR APPROVAL.*

PA 09/01498/B Change of Use from office accommodation back into flats on first and second floors above an existing retail unit, existing walls to be maintained where possible with additional stud partitions providing fire separations, Flats above 8 Michael Street, Peel. *RECOMMENDED FOR APPROVAL.*

PA 09/01492/B Creation of second dwelling by converting back from a single dwelling into original two, rear of 31 Shore Road, Peel. *RECOMMENDED FOR APPROVAL.*

PA 09/01504/B Replacement of original windows with uPVC windows, replace waste pipe at rear of building, replace guttering and down pipes front and rear and block up window in bathroom, 3 Church Street, Peel. *RECOMMENDED FOR APPROVAL.*

PA 09/01537/B Side extension and second storey extension over garage, Cair Vie, 36 Mountain View, Peel. *RECOMMENDED FOR APPROVAL.*

PLANNING  
DECISIONS  
NOTIFIED

09/330 The following planning decisions had been notified by the Planning Committee:-

PA 09/01368/B Installation of replacement windows to front elevation 26 Glenfaba Road, Peel for Mr. Mark Quane. *APPROVED*

PA 09/00828/B Installation of replacement windows to front elevation 56 Glenfaba Road, Peel for Mr. Thomas Arthur Boardman. *APPROVED*

PA 09/01347/B Conversion of garage to provide additional living accommodation and widening of existing vehicular access and driveway 10 Ballellis, Ballawattleworth Estate, Peel for Mrs. Cybil Sharp. *APPROVED*

PA 09/01101/B Installation of replacement windows 2 Lake Lane, Peel for Mr. Douglas and Mrs. Lee. *APPROVED*

PA 09/01267/R Installation of a replacement door to rear elevation 9 Castle Street, Peel for Mr. Stephen Haslam. *APPROVED*

PA 09/01234/B Erection of gate posts and gates to vehicular access and creation of a pedestrian access/wall Craig Lea and Caledonia Bungalow, Belle Vue, Peel for Mr. Cleveland Perry and Mr. William Ironside. *APPROVED*

PA 09/00807/B Installation of roof lights, replacement windows/doors rendering and

roofing works to dwelling, 24 Castle Street, Peel for Mr. Kevin Roy and Mrs. Jacqueline Barbet. *APPROVED*

PA 09/00746/B Installation of replacement windows 12 Bridge Street, Peel for Miss Deborah Moore. *APPROVED*

PA 09/01212/B Installation of replacement windows 8 Michael Street, Peel for Clear Pharmacy Limited. *APPROVED*

PA 09/00948/B Installation of replacement windows to front elevation 64 Glenfaba Road, Peel for Mr. Brian Christian and Mrs. Christine Duff. *APPROVED*

PA 09/00740/B Erection of a first floor extension to rear elevation 17 Circular Road, Peel for Mr. & Mrs. Ian Sumner. *REFUSED*

PA 09/00985/B Erection of a first floor conservatory over existing flat roof extension and installation of an additional window on approved first floor extension (08/01052/B) to rear elevation of dwelling Crofton Tynwald Road, Peel for Mr. Andrew Johnston. *REFUSED*

PA 09/00740/B ON 09/331  
APPEAL

It was noted that an Appeal had been made by Mr. & Mrs. Sumner in respect of the refusal for the erection of a first floor extension to rear elevation 17 Circular Road, Peel. It was *AGREED* to make no comment on this Appeal application.

HOUSING  
(FLATS)  
REGULATIONS  
1982

09/332

The Town Clerk referred to two letters issued by the Environmental Health Officer on behalf of the Commissioners in respect of a flat at 1-3 Castle Street, Peel and Flat 1, 18a Michael Street, Peel which had not currently been registered under the regulations. Both owners had been given a period of time to register the flats and in respect of Flat 1, 18a Michael Street a further two month period had been given to deal with problems relating to the condition of the property. *NOTED*

LEZAYRE  
PARISH CIVIC  
SERVICE

09/333

Members noted receipt of an invitation to attend the Civic Service of Mrs. V A Quane of Lezayre Parish Commissioners to be held on Sunday 25<sup>th</sup>

RMG

October 2009 at 3p.m. The Chairman indicated that he would attend the service.

PEEL CARNIVAL	09/334	Consideration was given to a letter from the Chairman of the Peel Carnival Committee requesting a meeting with the Commissioners to discuss the 2010 carnival. It was <i>AGREED</i> to invite Mr. Baker to a meeting with the Commissioners on 22 <sup>nd</sup> October 2009 at 7.00p.m.	PGL
TRANSITION ISLE OF MAN	09/335	The Town Clerk referred to a première of a new movie called "In Transition" to be shown for the first time on the Isle of Man at the Peel Centenary Centre on 21 <sup>st</sup> October 2009 at 7.30p.m. It was noted that some Commissioners would attend the première	
HOUSING (FLATS) REGULATIONS 1982	09/336	The Town Clerk referred to an application to register flats 17, 18, 19, 20, 21 and 22 Wood View Court, Rearyt Ny Keylley, Peel. Upon recommendation from the Environmental Health Officer it was <i>AGREED</i> that the flats be registered accordingly.	PGL
DISASTER EMERGENCY COMMITTEE	09/337	The Town Clerk referred to a request from the Disaster Emergency Committee to hold a street collection in response to the typhoon and earth quake affecting Indonesia, the Philippines and Vietnam. The collection would take place at various locations around the island on 16 <sup>th</sup> and 17 <sup>th</sup> October 2009. It was <i>AGREED</i> to permit a street collection in Peel.	PGL
REGENERATION SCHEME	09/338	The Town Clerk indicated that he had recently met with Mr. Niall McGarrigle of McGarrigle and Jackson regarding the regeneration scheme. It was noted that Linda McCauley had been appointed as the new Regeneration Manager and it was <i>AGREED</i> that a meeting be arranged with Mr. McGarrigle to discuss the expected timescale for implementation of the regeneration scheme following this new appointment.	Meeting date set
EMERGENCY PLANNING	09/339	The Town Clerk referred to a letter from the Chief Executive of the Department of Local Government and the Environment regarding the staging of a full day tabletop exercise on 27 <sup>th</sup> November 2009 to test the Island's strategic level response to a major incident. This scenario was based on the breach of a dam and after discussion it was <i>AGREED</i> that the Town Clerk attend the	PGL



exercise on 27<sup>th</sup> November 2009.

REDUNDANT WHITE GOODS	09/340	Mr. Jones referred to recent difficulties he had encountered over residents trying to get rid of redundant refrigerators. The number given to ring had elicited an unhelpful response and Mr. Jones was advised to write to the Department of Local Government and the Environment with his concerns.	AJ
CRIME STOPPERS	09/341	Mr. Jones referred to the Crime Stoppers initiative and suggested that costings be obtained on obtaining a Crime Stoppers logo that could be included on the next batch of headed Commissioners paper that was ordered. It was <i>AGREED</i> that this matter could be looked at during the budget process.	PGL
RIVER NEB DAM	09/342	Mr. Lacey referred to the dam owned by Doctor David Moore and wondered whether anything could be done to enable access for youngsters wishing to train on the dam in canoes. It was noted that the bridge access had deteriorated a number of years ago and subsequently been removed. <i>NOTED</i>	
SAMARITANS BENCH	09/343	The Town Clerk referred to the donation of a bench seat with the Samaritans plaque. It was noted that a photo opportunity had been arranged for Saturday the 17 <sup>th</sup> October 2009 and the Chairman undertook to attend when the seat would be placed on the headland paths above the skateboard park.	RMG
IRIS SCHEME	09/344	Mrs. O'Halloran reported to the Board on her recent visit to Swanage when she was given the opportunity to view the activated sludge plant at Swanage. Mrs. O'Halloran indicated that advice received had shown that when sludge was being loaded and unloaded at the plant the possibility of odour was heightened. The odour control system at Swanage was effective but it was nevertheless noted that accidents did happen and that bad smells could linger.  Mr. Jones referred to the Irish visit and indicated that 95% of the sludge was made up of water and that a strong odour was not particularly evident. Members <i>AGREED</i> that there was a need for proper control on sludge handling to reduce the possibility of odour reaching the Town and the	

Chairman indicated that the only way to ensure avoidance of bad odour would be for the plant to be housed.

The Chairman referred to a letter he had received from Mr. Jones the developer of property immediately above the proposed site who in the Chairman's opinion was a major stake holder and should have been consulted. The Chairman indicated that one aspect not yet addressed was the possibility of property prices being affected due to an actual or perceived perception of visual intrusion and bad odour.

It was noted that the Board would meet with the Department of Transport officials and Mr. Quirk, MHK on 13<sup>th</sup> October 2009.

OAK ROAD  
DESIGNATION

09/345 Mr. Skidmore referred to the recent public requisition meeting attended by residents of Oak Road and the Ballawattleworth Estate concerning the Department of Transport plans to pursue the designation of Oak Road as a through road from the Ramsey Road to the Poortown Road. Arising from the meeting the Department of Transport was prepared to introduce a 20mhp speed limit on Oak Road with the other estate roads at Ballawattleworth being designated as home zone. In addition extra safety measures would be considered by the Department.

Mr. Skidmore left the meeting at 8.30p.m.

BUS SERVICE  
REVIEW

09/346 The Chairman reported that the bus company had recently completed its review of its bus service and it was *AGREED* to seek a meeting to consider the review. It was further noted that a request had been made for a bus stop to be placed at Peel Cemetery. This could be raised with Officials when a meeting was held.

Date  
required

BMX TRACK

09/347 The Chairman reported that work on the BMX track had been completed and he requested that staff apply weed killer to the edges of the track. *AGREED*

TQ

SOCIAL  
SERVICES BILL  
2009

09/348 Members were handed copies of a consultation paper on the Social Services Bill 2009 and it was *AGREED* that it be considered as an agenda item

at the next meeting on 20<sup>th</sup> October 2009.

PAY AND  
DISPLAY CAR  
PARKING

09/349 It was *AGREED* that Minute C09/246 be transferred to the public record as follows:-

*“The Town Clerk referred back to Minute C09/218 and indicated that fourteen pay and display parking spaces would be provided at the Market Street car park under the proposed new parking order. It was AGREED that the matter be progressed with the purchase of the appropriate signage and marking of the pay and display area.”*

This part of the meeting ended at 8.40p.m.