

GENERAL MEETING

The MINUTES of the GENERAL MEETING held in the Boardroom, Town Hall, Derby Road, Peel on Tuesday 21st June 2011 at 7.00p.m.

Present Mr. N Cushing (Chairman)
 Mr. E C Beale
 Mr. D J Lace
 Mr. R M Gimbert
 Mr. R Harmer
 Mrs. C A Moughtin
 Mrs T M Birkett
 Mrs. J O'Halloran

Apologies Mr. A G Jones

In attendance Mr P G Leadley (Town Clerk)

Action

CHAIRMAN'S WELCOME	11/128	The Chairman welcomed the press to the second meeting of June.
MINUTES	11/129	Due to the late notice of the meeting the Board <i>AGREED</i> to the suspension of Standing Orders paragraph 16(a) to enable the meeting to progress. The Minutes of the meeting held on 7 th June 2011 were taken as read and <i>CONFIRMED</i> .

Mr. Lace requested that Minute C11/059 regarding the kitchen framework improvement scheme held "In Committee" be moved to the public record. Members *AGREED* that it be transferred to the public record as follows:- "*Mr. Gimbert referred to his Notice of Motion – "that Lead Members for Housing and Works meet with the Government Officials at the Department of Social Care who were signing off the kitchens as they appeared to be handed over in sub-standard condition, which is then needing to be repaired by the Commissioners workforce and therefore causing a backlog in the work schedule". The Notice of Motion was seconded and then discussed in detail. Mr. Gimbert indicated that he had looked at four separate properties in which defective works were evident. Mr. Jones as Lead Member of Housing suggested that there was no need for*

the Motion as any problems should be addressed through the Lead Member of Housing and or Works for initial consideration. Mrs. O'Halloran concurred with this view. After discussion the Motion was carried unanimously."

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| WIFI ACCESS | 11/130 | Mr. Gimbert referred back to Minute 11/089 and indicated that if Government were investigating the provision of WiFi for the Island's Marinas then it should assist in the finances of any such scheme and not be taken from the Town and Village Regeneration Fund. Mr. Harmer indicated that the Commissioners should await the outcome of the regeneration bid application and there was no need to be critical at this stage. Mr. Gimbert sought an assurance that funding came from the right sphere and that if a wider scheme involving the other Island Marinas was included then Peel was not left to the back of the queue. |
| CCTV CAMERAS | 11/131 | The Town Clerk referred back to Minute 11/110 and indicated that both he and the Technical Officer were scheduled to visit the Eyespy premises to view suitable CCTV camera equipment. It was noted that Eyespy Limited would loan an infrared CCTV camera to the Commissioners to focus on the West View play area during dusk and darkness. The Town Clerk indicated that investigations were also progressing over covert CCTV equipment. |
| PEEL IN MOTION DAY 2011 | 11/132 | The Town Clerk confirmed that a de-brief meeting would take place with Mrs. Atcheson regarding Peel in Motion Day to be held on Wednesday 29 th June 2011 at 7.30p.m. |
| HERITAGE HOMES LIMITED | 11/133 | The Town Clerk referred back to Minute 11/126 and confirmed that arrangements had been made to meet with Mr. McLoughlin of Heritage Homes Limited on Wednesday 13 th July 2011 at 7.00p.m. to discuss various items. The Chairman requested Members to forward any agenda items to the Town Clerk prior the meeting. |
| MULTI STOREY FACILITY – FENELLA BEACH | 11/134 | The Chairman referred back to Minute 11/127 regarding an open letter from Mr. Crookall, MHK to the Commissioners regarding a |

recent press article over the suggested multi storey car park facility at Fenella Beach. The Department had indicated that this was not feasible and the Chairman indicated that as the letter had been addressed directly to him he would respond accordingly.

HERITAGE HOMES – 11/135
PLANNING APPEAL –
PA 10/0544/B

The Town Clerk referred back to Minute 11/093 and indicated that Mr. Crookall had responded by email indicating that he believed the figure of 1000 dwellings between 2001 and 2016 as outlined in the Isle of Man Strategic Plan was correct. Mr. Gimbert asked that a letter be sent to the Department of Infrastructure Minister for his definitive answer as he was the only person who had the legal power over this matter.

STREET TRADERS 11/136
LICENCE

Reference was made back to Minute 11/095 regarding Mr. Knighton's request to place his mobile fish unit on Harbour Division property. The Town Clerk reported that he had spoken to Captain Best with the suggestion that it could possibly be sited in the Fenella Beach car park but as that car park was the responsibility of the Properties Division of the Department it would be for others to approve such a request. The Town Clerk indicated that after speaking to an official at the Properties Division it was unlikely that approval would be given as the car park was for that particular purpose. Mr. Harmer expressed disappointment at this attitude and indicated that the matter be taken further. Mrs. Moughtin referred to the parking area on West Quay which was littered with dilapidated fishing gear taking up parking spaces. It was *AGREED* that the matter be referred back to the Harbours Division with a strong recommendation that Mr. Knighton be allocated a space on the West Quay for his mobile unit.

SHIP ANCHOR – MILL 11/137
ROAD

The Town Clerk referred back to Minute 11/098 and indicated that Captain Best of the Harbours Division had indicated that his Division would be prepared to repaint the ship anchor in Mill Road. *NOTED*

ISLE OF MAN 11/138
CHILDREN'S CENTRE

Reference was made back to Minute 11/099 and as the Children's Week 2011 was scheduled for mid-July it was unlikely the

Commissioners would be able to arrange a meeting with the Centre prior to Childrens Week. It was *AGREED* that a suitable apology be issued to the Isle of Man Children's Centre.

VANDALISM REPORT 11/139

Reference was made back to Minute 11/104 regarding the list of incidents of vandalism to the Commissioners property. Members requested that a cost to rectify and repair the damage be obtained and forwarded to Members in due course. *AGREED*

ADULT EXERCISE 11/140
EQUIPMENT

Reference was made back to Minute 11/111 and discussion ensued over the proposed location for the eight items of adult exercise equipment. It was *AGREED* that the matter be listed as an agenda item for the next meeting and that a suitable map be provided for Members to consider the most appropriate location.

PEEL LIFEBOAT 11/141
ANNUAL SERVICE OF
THANKSGIVING

Mr. Harmer referred back to Minute 11/123 and indicated that he would also be able to attend the service on 14th August 2011 at 3.00p.m. The Town Clerk undertook to advise the Lifeboat Secretary accordingly.

ROAD TRAFFIC 11/142
REGULATION ACT
1985

Consideration was given to a draft weight restriction Order which would exclude vehicles in excess of 7.5 tonnes from Ballaquane Road, Peveril Avenue and Close Quane. Members were supportive of the proposal to restrict heavy vehicles from certain of the roads in Peel but concern was expressed as to whether buses would be included in the restriction with regard to Ballaquane Road. Mr. Lace indicated that the Commissioners had been waiting a long time for such an Order and hoped that it would be the start of more extensive restrictions throughout the Town including Church Street. Mr. Harmer expressed concern at the possible impact on Church Street if heavy vehicles were prevented from using Ballaquane Road and in his opinion more analysis was needed.

The Town Clerk indicated that a copy letter had been received from Mr. & Mrs. Oliver of 14 Church Street addressed to the Department of Infrastructure indicating that a weight restriction should apply to Church Street,

Peveril Road, Derby Road and Albany Road. In Mr. & Mrs. Oliver's opinion Oak Road at the Ballawattleworth Estate should be opened up for HGV traffic. Members reiterated the view that it supported an overall reduction in HGV traffic to the Town being used as a short cut to other destinations. It was *AGREED* that a letter of support be sent to the Department with a request for clarification over the position regarding buses on the Ballaquane Road.

Consideration was also given to the draft Order in respect of an amendment to the period of prohibition to vehicular traffic in Michael Street. The draft Order proposed a restriction on vehicles passing along Michael Street between the hours of 11.00a.m. to 1.30p.m. Monday to Friday and 10.00a.m to 4.30p.m. on Saturdays. Members had no objection to the proposed draft Order.

REAYRT NY CRONK 11/143

Consideration was given to the request for an additional street lighting column in the car parking court at Reayrt Ny Cronk. Consideration was given to the draft plan which indicated two additional lights. Mr. Gimbert referred to the plan which also indicated that the corner of the car parking court would be utilised for a proposed revised location of the Manx Electricity Authority sub station. It was *AGREED* that the possible loss of parking space as a result of this proposal be raised with Mr. McLoughlin on 13th July 2011.

PLANNING APPLICATIONS FOR COMMENT 11/144

The following planning applications were considered for comment as follows:-

11/00681/REM

Reserved Matters application for the erection of two apartments associated garaging, 5 Station Road (re-advertised due to amended plan received). *RECOMMENDED FOR REFUSAL* on the grounds of concern regarding safety issues over access to and egress from the garage. It was also stated that the new dwelling would overlook adjacent properties.

11/00744/B

Installation of replacement dormer, 7 Peveril

Terrace, Peel. *RECOMMENDED FOR APPROVAL.*

11/00785/B

Refurbishment works including removal of chimneys and application of insulation render 1 – 19 (Odd Numbers) St Germans Place, Peel. *RECOMMENDED FOR APPROVAL.*

11/00786/B

Refurbishment works including removal of chimneys and application of insulation render 18 – 50 (even numbers) North View, Peel. *RECOMMENDED FOR APPROVAL.*

11/007878/B

Refurbishment works including removal of chimneys and application of insulation render 1 – 13 (odd numbers) Roxwell Terrace. Peel. *RECOMMENDED FOR APPROVAL.*

11/00788/B

Refurbishment works including removal of chimneys and application of insulation render 5 – 19, 12 – 18, and 21 – 31 Heathfield Drive, Peel. *RECOMMENDED FOR APPROVAL.*

11/00789/B

Refurbishment works including removal of chimneys and application of insulation render 14 – 18 and 20 – 24 West View, Peel. *RECOMMENDED FOR APPROVAL.*

11/00790/B

Refurbishment works including removal of chimneys and application of insulation render 1 – 19 Corrins Way, Peel. *RECOMMENDED FOR APPROVAL.*

PLANNING
DECISIONS NOTIFIED 11/145

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

PA 11/00023/GB creation of landscaping scheme including the erection of an electricity sub station, replica keeill and hermits cell and bus shelter lay-by, St German's Cathedral, Derby Road, Peel for Vicar and Wardens of St Germans Cathedral. *APPROVED* The Commissioners raised concerns over this approved application with regard to the Derby Road car park and the entrance to the church grounds. It was *AGREED* that Canon

Godfrey be contacted to ascertain how that would be achieved without loss of parking provision in the Derby Road car park.

PA 11/00023/CON registered building consent for creation of landscaping scheme including the creation of an electricity sub station, replica keeill and hermits cell and bus shelter lay-by, St Germans Cathedral, Derby Road, Peel for Vicar and Wardens of St. German's Cathedral. *APPROVED*

PA 11/00698/B Installation of replacement windows and erection of a replacement conservatory to rear elevation (retrospective), 10 Stanley Road, Peel for Mrs. S J Ellis. *APPROVED*

PA11/00612/C Additional use of premises as a tea room, Waldick Hotel, 9 Marine Parade, Peel for Mrs. Kim Caley. *APPROVED*

PA 11/0613/C Additional use of dwelling as tourist accommodation, 21 Shore Road, Peel for Mrs. Jenni Quiggin. *APPROVED*

PA 11/00625/B Alterations and erection of an extension to dwelling, Cronkbane, 23 Queens Drive, Peel for Mr. & Mrs. A Kewley. *APPROVED*

PA 11/00633/B Installation of replacement windows, 4 Derby Road, Peel for Mr. G Dixon. *APPROVED*

PA 11/00634/B Replace existing garage door with a window and erection of a garage extension to dwelling, 34 Ballellis, Ballawattleworth Estate, Peel for Miss L McDowell and Mr. B Thompson. *APPROVED*

PA 11/00147/B Alterations and erection of extensions to dwelling, 18 Bridge Street, Peel for Mr. Nigel Heaton. *REFUSED*

PA 10/01460/B ON 11/147
APPEAL - HERITAGE
HOMES LIMITED

Members noted a request for an Appeal in respect of the application by Heritage Homes Limited for refusal for the creation of temporary construction compound and storage area to facilitate residential development under PA 10/00544 in parts of

field adjacent to Reayrt ny Keylley and Reayrt ny Cronk. The Chairman indicated that this Appeal request was somewhat premature as the requirement for the temporary construction compound for the planning application PA 10/00544 had not yet been resolved and was currently under Appeal. On these grounds it was *AGREED* that this Appeal be opposed.

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| VIKINGS OF MANN | 11/148 | Consideration was given to letter from Miss Margaret Gunn, Chairman of the Vikings of Mann Group which sought approval for a funeral pyre re-enactment on the beach during the Vikings of Mann Festival. It was noted that the organisers also sought approval for torch light procession and that the overflow campsite be utilised by the re-enactors during the period 25 th June to 5 th July 2011. <i>AGREED</i> on the basis that the organisers ensured the area of beach used was cleaned after the event. |
| BUSKERS LICENCE | 11/149 | Consideration was given to a request from Mr. Norman Locke for a buskers licence to perform songs and play a guitar on the promenade and in Michael Street. Mr. Locke intended to sing popular modern songs, old favourites, country and western songs and country gospel. The matter was discussed and it was suggested that Mr. Locke be offered a temporary licence for one month (subject to permission from the Manx Electricity Authority/Shoprite for their land to be used) to enable a trial run to take place. |
| SECOND
SUPPLEMENTAL
VALUATION LIST | 11/150 | The second supplemental valuation list was noted by Members. It was <i>AGREED</i> to clarify the zero rated decision in respect of Shangri-la, Tynwald Road, Peel. |
| HARRY HILL AND
CORRIN TOWN PARK
CHARITY ACCOUNTS | 11/151 | The charity accounts in respect of the Ward Library Harry Hill Memorial Fund and the Corrin Town Park Trust accounts for 2011 subject to one correction were approved by the Board for signature by the Chairman and Town Clerk. |
| REGENERATION
SCHEME | 11/152 | The Town Clerk referred to a letter from the Regeneration Manager dated 8 th June 2011 regarding the Commissioners application for financial assistance in respect of the re- |

painting of certain commercial properties in Michael Street. The scheme had been approved on the basis that the Regeneration Committee would offer financial assistance of up to 50% towards the application costs being up to £3,378.00. The offer was subject to the entire frontage of each building being painted as well as the ground floor. Members were disappointed that the decision did not include the total cost of re-painting and extended beyond the ground floor of the properties as originally envisaged. Mr. Harmer queried the offer of 50% as to whether it entailed 50% of the scheme for each property. It was *AGREED* that this matter be clarified before a response was made to the Regeneration Manager.

SKATEBOARD PARK 11/153 Consideration was given to an email from the Peel Police in respect of a proposal to undertake a competition with local schools to design some murals for the new skateboard ramps. It was a Police suggestion that by giving the children some “ownership” of the area the incidents of vandalism and damage might reduce. It was *AGREED* that the matter be considered at the next meeting of the Commissioners.

QEII HIGH SCHOOL 11/154 The Town Clerk tabled a letter from Ms. White the Assistant Head at the QE11 High School dated 20th June 2011. The school was arranging a week of enrichment activities for students during the week beginning 18th July 2011. On the 19th July the school wished that Year 9 students could be involved in some community based challenge. Ms. White enquired as to whether the Commissioners could suggest a community project that the children may get involved in. Due to relatively short notice it was suggested that a beach clean be suggested to Ms. White and that in terms of future years more consideration could be given to alternative community projects that may be undertaken.

W J CAIN MEMORIAL FUND 11/155 The Town Clerk referred to an annual statement of interest received in respect of 3½ % war stock in relation to the W J Cain Memorial Fund. The Finance Officer had been unable to trace any link to the Commissioners accounts with regard to this

fund and it was *AGREED* that the Town Clerk undertake more detailed investigations to try and identify the current beneficial owner.

CHRISTIAN STREET 11/156
SUB-STATION

The Town Clerk referred to earlier discussions regarding the Manx Electricity Authority's scheme to upgrade the Christian Street sub-station at the rear of the Commissioners car park. It transpired that the location of the sub-station was on land not belonging to Peel Town Commissioners but an adjacent land owner. The Town Clerk had subsequently spoken to the land owner and on the basis that it may be conveyed at nominal consideration to the Commissioners then the Board had no objection to such a proposal to enable the necessary way-leave and easement agreement being undertaken with the Manx Electricity Authority. If the land owner sought a commercial price for the land then it would be up to the Manx Electricity Authority to deal directly with that person.

PATRICK STREET 11/157

Mr. Gimbert referred to a complaint he had received from a resident concerning overhanging branches in Patrick Street. This related to the property at Heathfield House and it was *AGREED* that contact be made with the Department of Infrastructure to ensure the branches were trimmed to facilitate easier access along the pavement. It was also noted that this area was subject to dog fouling and it was *AGREED* that the Town Warden target this area for specific attention.

PEEL GOLF CLUB 11/158

Mr. Beale indicated that he had been approached to ascertain whether the Commissioners would sponsor the junior golfers at the Peel Golf Club in terms of the Junior Town Cup. It was noted that a previous request had been refused. Mrs. Moughtin indicated that as the donation earmarked for the TT sandracing was not required this year then the junior golfers could be supported. After discussion it was *AGREED* that a cup be purchased for the Junior Town Cup competition with a £50 prize fund being offered for 2011. At the request of the Chairman the annual prize fund would be reviewed in future years.

PLAY AREAS	11/159	Mrs. Birkett indicated that in company with the Technical Officer and the Town Clerk she wished to visit the various play areas to assess their condition and possible suitable improvements. It was <i>AGREED</i> that a date would be agreed in due course for such a site visit.
PEEL BEACH	11/160	Upon enquiry from Mr. Harmer it was confirmed that staff were harrowing the beach on a regular basis and that Mrs. Brew would be responsible for hiring out deck chairs.
PROMENADE PARKING	11/161	Upon a request from Mr. Harmer it was <i>AGREED</i> that a letter be sent to Mr. Sewell at the Department of Infrastructure enquiring as to when the next phase of the Peel Traffic Management Plan with particular regard to provision of additional parking on the promenade was likely to take place.
COMMISSIONERS SURGERIES	11/162	The Chairman referred to the decision to hold Commissioners surgeries and it was <i>AGREED</i> they take place on the second Saturday of each month between the hours of 10.00a.m. and 12 noon at the Town Hall.
CAR PARKING	11/163	Mr. Gimbert referred to his Notice of Motion regarding the progress of the phase two of the top deck parking option for Douglas Street and Market Place car park and requested that this be progressed with the Technical Officer. <i>AGREED</i>

This part of the meeting ended at 8.20p.m.

