

# GENERAL MEETING

The MINUTES of a GENERAL MEETING held in the Boardroom, Town Hall, Derby Road, Peel on Tuesday 7th August 2012 at 7.00p.m.

Present                    Mr. E C Beale (Chairman)  
                                 Mr. N Cushing  
                                 Mr. I G Davison  
                                 Mrs. J O'Halloran  
                                 Mr. R K Harmer  
                                 Mr. A Jones  
                                 Mr. A Kaighin  
                                 Mr. D J Lace  
                                 Mrs. C A Moughtin

In attendance            Mr. P G Leadley (Town Clerk)

			Action
CHAIRMAN'S WELCOME	12/167	The Chairman welcomed the Press to the first meeting of August and wished to record his thanks to Mr. Ian Baker and his Carnival Committee members for their hard work in organising this year's Peel Carnival which celebrated its 60 <sup>th</sup> anniversary. The Chairman also wished to thank Mr. Harmer and Mrs. Moughtin for their hard work in organising the various during Peel Jubilee week.	
MINUTES	12/168	The Minutes of the meeting held on 17 <sup>th</sup> July 2012 were taken as read and <i>CONFIRMED</i> .	
RAMSEY ROAD DEVELOPMENT	12/169	Reference was made back to Minute 12/142 and discussion ensued over the continuing work by JCK on behalf of the developer of the McLeod's Field housing estate.  Members noted the contents of a response from Mr. Gallagher, Director of Planning addressed to the Chairman and dated 2 <sup>nd</sup> August 2012 regarding the failure of Ms. Chance in responding to the Town Clerk's requests for an update on the legal advice obtained by the Department and promised by Ms. Chance. Members were of the view that Ms. Chance had problems in communicating with third parties and were of the view that Mr. Gallagher's letter was	Letter sent

meant to pacify the Commissioners. The Chairman indicated that the matter needed resolution and it was *AGREED* that a formal complaint about Ms. Chance be made to Mr. Gallagher.

In discussing the continuing works in connecting Oak Road to the McLeod's Field development it was noted that the street light column was currently sited in the middle of the proposed road connection. Members indicated that this part of the development was outside the current planning approval and it was *AGREED* that the column be left in-situ until the planning issues had been resolved.

SALLY PORT –  
PEEL CASTLE

12/170

The Town Clerk referred back to Minute 12/157 and indicated that a response had been received from Manx National Heritage dated 2<sup>nd</sup> August 2012. It was noted that in these difficult economic times Manx National Heritage did not currently have the financial resources available to improve the sally port for disabled access.

Letter sent

Arising therefrom Mr. Kaighin referred to concerns over the overgrown condition of the footpath around the back of the Castle and enquired as to progress. It was noted that Manx National Heritage had not undertaken any maintenance of the footpath and it was *AGREED* to request that this maintenance work be undertaken.

SEAFOOD SHELLS

12/171

Mr. Davison referred back to Minute 12/159 and indicated that he had spoken to Mr. Billy Caley a fish processor at the Food Park. It was noted that container loads of bags containing empty queenie shells were shipped off Island as they had a value. Some shells that were not cleaned were still dumped over the back of Peel Hill. Certain Members indicated concerns over the health and safety issue with the occasional obnoxious odour emanating from the Food Park which had a detrimental effect on visitors and locals alike in the Town. This matter had been raised with the Food Park manager Mr. Hamilton in June and it was suggested that

contact be made with the Environmental Health Office to resolve the Commissioners concerns. Mrs. O'Halloran indicated that there would be benefit in meeting with the processors, Fishermans Association and the Harbour Division officials. She also raised concerns over the untidy condition of West Quay where items of fishermen's equipment and nets had been left. Mr. Davison indicated that the processors were trying to operate businesses and he favoured a meeting with all parties concerned. Mr. Lace stated that Peel was a fishing port and that residents and visitors alike should accept the occasional fish smells and kipper smoke that was produced. Mr. Cushing was of the view that hygiene standards needed improving and supported the proposal for a joint meeting. In conclusion it was unanimously *AGREED* to arrange a meeting as soon as possible with all parties concerned.

ROAD TRAFFIC  
REGULATION ACT  
1985

12/172

Members noted receipt of an Order made by the Department of Infrastructure regarding the temporary imposition of 20mph speed limit on a section of the A20 Poortown Road from its junction with the Ballaquane Road to the existing 30mph speed limit on the edge of Town. The Order was scheduled to come into effect from 10<sup>th</sup> August 2012 and run until 22<sup>nd</sup> October 2012 whilst construction work on the new roundabout was undertaken. Mr. Cushing indicated that temporary 20mph signage had already been erected in advance of the Order date which was inadequate and he questioned whether this signage was legal. It was also suggested that the layout of the new roundabout was not as per the planning approval. Arising therefrom Mr. Davison indicated that he had been contacted by Mr. Jimmy Faulkner who would experience problems of larger vehicles entering his premises due to the near proximity of the roundabout. Mr. Cushing suggested that Mr. Faulkner contact the Local Planning Liaison Committee of which Mr. Crookall was a Member to voice his concerns.

With regard to the temporary signage currently in place it was *AGREED* to contact the Department of Infrastructure with the Commissioners concerns.

Members also noted a draft reserved parking Order which provided a reserved space in Crown Street for the use of the Coastguard Officers. *NOTED*

PIGEON CONTROL AND ADVICE 12/173

Members considered a document from the Department of Environment Food and Agriculture regarding advice and information on pigeon control. Mr. Cushing raised concerns as to whether local authorities would be faced with the costs of implementing recommendations under the advice. After further discussion Members noted the advice and had no further comment to make.

PLANNING APPLICATIONS FOR COMMENT 12/174

The following planning applications were considered as follows:- Letter sent

12/00914/C

Variation of condition 4 of approve PA 10/00522/B residential development of 101 dwellings with associated highway and drainage works, public open space and landscaping (re advertised to correct administrative matters, see section below relating to applications in which Department has an interest), Field 311825 and part of fields 315097, 311826, 311827 and 314444 Between Derby Road/Poortown Road and QE11 High School and East of Reayrt ny Keylley, Peel. *RECOMMENDED FOR APPROVAL.*

PA 12/00955/B

Erection of a first floor extension over existing garage and sun lounge extension to replace existing conservatory, 5 Ballagyr Park, Peel. *RECOMMENDED FOR APPROVAL.*

PA 00969/B

Installation of replacement windows, door and roof lights, 3 Queen Street, Peel. *RECOMMENDED FOR APPROVAL.*

PA 12/00980/B

Erection of a dwelling with conservatory/sun room to rear (amendment to dwelling approved under PA 10/00544/B) Plot B4 Reayrt ny Cronk, Poortown Road, Peel. *RECOMMENDED FOR APPROVAL.*

PA 12/00987/B

Erection of an extension to dwelling, 1 Cowley Terrace, Peel. *RECOMMENDED FOR APPROVAL.*

PA 12/00990/B

Additional use of sandwich shop as a café (retrospective), 12 Douglas Street, Peel. *RECOMMENDED FOR APPROVAL.*

PA 12/00998/B

Roofing works to existing conservatory, 11 Maple Avenue, Ballawattleworth Estate, Peel. *RECOMMENDED FOR APPROVAL.*

PA 12/01011/B

Installation of wrought iron gates to replace existing timber gates, 15A Factory Lane, Peel. *RECOMMENDED FOR APPROVAL.*

PA 12/01060/B

Erection of 3 no detached dwellings on site of previously approved 2 no dwellings (amendment to scheme approved under PA 10/00544/B), approved plot B16 and B17, residential development under construction on field 311825 and parts of fields 315097, 311826, 311827 and 314444 and part of adjoining public highway, between Derby Road/Poortown Road and QE11 High School and east of Reayrt ny Keylley, Peel. *RECOMMENDED FOR APPROVAL.*

PA 12/01063/B

Erection of 3 no detached dwellings on site of previously approved 4 no semi-detached dwellings, revision of plot boundaries and extension of access road (amendment to scheme approved under PA 10/00544/B) approved plots C18, C19, C20, C21 and C 22, residential development under

construction on field 311825 and parts of fields 315097, 311826, 311827 and 314444 and part of adjoining public highway, between Derby Road/Poortown Road and QE11 High School and east of Reayrt ny Keylley, Peel. *RECOMMENDED FOR APPROVAL.*

PA 12/01030/B

Construction of covered roofing structure over existing rear yard, 23 Factory Lane, Peel. *RECOMMENDED FOR APPROVAL.*

PA 12/01032/B

Change of use from retail unit to single residential unit. Relocation of entrance door from front elevation (East Quay) to side elevation (Harry Quirk's Lane), The Longhouse Shop, Viking Longhouse, East Quay, Peel. *RECOMMENDED FOR APPROVAL.*

PA 12/01044/B

Refurbish of whole of Mill Road Yard, the Fish Yard, Peel. Members discussed at length this planning application and concern was expressed that in previous discussions with staff from the Department of Environment Food and Agriculture undertaken had been given to provide covered storage areas. The planning application as submitted provided for a mesh storage area. It was *AGREED* that this particular application be given further consideration and a response made at the second meeting in August.

PA 12/01059/B

Replacement window, 19 Douglas Street, Peel. *RECOMMENDED FOR APPROVAL.*

PA 12/01061/B

New dormer windows to existing attic room and single storey kitchen extension to rear of property, 19 Bridge Street, Peel. *RECOMMENDED FOR APPROVAL.*

PLANNING  
DECISIONS

12/175

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

NOTIFIED

PA 12/00902/B Alterations including creation of a covered play area and replacing two existing windows and two double doors, Infants School, Peel Clothworkers School, Derby Road, Peel for the Department of Education and Children Works Division. *APPROVED*

PA 12/00825/B Installation of dormers and erection of a single storey extension 11 Ballaterson Crescent, Peel for Mr. Chris McKenna. *APPROVED*

PA 12/00853/B Replace existing garage door with a window and creation of a doorway to side elevation, 15 Maple Avenue, Ballawattleworth Estate, Peel for Mr. Liam Reynolds. *APPROVED*

PA 12/00872/B Erection of a front porch to dwelling 3 Close Cronk, Peel for Zubeyde Turkkkan. *APPROVED*

PA 12/00721/B Part demolition and alterations and extension to dwelling Castlemere, Thie Ny Marrey, 31 Shore Road, Peel for Mr. & Mrs. Charles Alan Bradley. *APPROVED*

PA 12/00809/B Erection of an industrial vehicle storage/workshop unit, Industrial Plot, Close Chairn, Peel for Stuart Blackley Construction Limited. *APPROVED*

The Town Clerk referred to a letter received from the Planning Committee regarding this planning application. The Commissioners had previously referred to the need to address vehicle access to the unit when commenting on this planning application. The Planning Committee letter indicated that the applicant was “encouraged” to discuss with the Highway and the local authority and local residents a traffic plan which would guide those using the site to and from it in a safe manner and having regard to the residential properties in close proximity. Mrs. Moughtin expressed concern that the request from the Planning Committee had not been included

Appeal made

as a formal planning condition. On this basis the applicant could choose not to discuss access to and from the site as it was not a condition. After discussion the Board *AGREED* that it would be appropriate to submit an appeal against the approval on the basis that access to and from the site should be via the former railway line.

PEEL IN BLOOM 12/176

Mr. Davison referred to this year's Peel in Bloom competition and it was noted that some thirty one entries had been received including two young persons entries under the new category. Mr. Davison indicated that he would transport Mr. Watson from Watson Nurseries around the various gardens to enable judging to take place by Mr. Watson. It was *AGREED* that a formal presentation ceremony would be arranged thereafter.

COACH PARKING 12/177

Consideration was given to a letter from Mr. Geoff Corkish, MHK regarding contact he had received from a coach company which had difficulty in finding alternative coach parking space in Peel following the closure of the Food Park as a location for parking. Mr. Harmer suggested that the matter be discussed at the meeting when the parking study for Peel was to take place. The Town Clerk confirmed that there were three spaces available for coaches on the Creg Malin car park. Mr. Cushing indicated that a coach drop off point proposed in Derby Road opposite the Town Hall could be available as well as a bus stop. Mr. Davison referred to the lack of adequate signage for coaches to prevent access into Market Place and along Atholl Street from the give-way at the bottom of Derby Road. It was felt that the Tourism Department could issue an information pack to UK coach operators to address these access issues.

QUEEN ELIZABETH 11 HIGH SCHOOL 12/178

Consideration was given to a letter from the Queen Elizabeth 11 High School concerning the senior prize giving day on 19<sup>th</sup> September 2012. It was *AGREED* that

Letter sent



the Commissioners would continue to sponsor the music prize with a £50 book voucher.

ROYAL NATIONAL LIFEBOAT INSTITUTION	12/179	The Town Clerk referred to an invitation to the Peel Lifeboat Service of Thanksgiving scheduled for Sunday 12 <sup>th</sup> August 2012 at 3.00p.m. The Chairman confirmed that he would attend the Service.	
WAR MEMORIAL	12/180	The Town Clerk referred to the alterations made to the area surrounding the War Memorial in St. Germans Cathedral grounds and indicated that the Chairman of the War Memorial Committee Mr. Duff had contacted the Town Clerk to complain about the lack of consultation by the Cathedral prior to undertaking work at this location. Mr. Jones expressed his deep concern at the matter and regarded it as a desecration and it downgraded the visual aspect of the memorial. The Royal British Legion had, as a 50 <sup>th</sup> anniversary project, built the steps and sandstone wall together with shrub planting at its own expense to mark this anniversary. It was <i>AGREED</i> that the Board's concerns be conveyed to the Bishop.	Letter sent
SOCIAL POLICY CONSULTATION	12/181	Members gave preliminary consideration to the Social Policy Debate undertaken by the Department of Social Care. Noting that this was a significant document with far reaching impact across the whole of the Island it was <i>AGREED</i> that the matter be given more detailed consideration at the first Board meeting in September to enable a response to be made by the consultation deadline date of 17 <sup>th</sup> September 2012.	PGL
T A KELLY AWARD	12/182	Consideration was given to the annual award of the T A Kelly Shield and the Board gave consideration to a suggestion that the award be given to Mrs. Muriel Quayle who recently retired as Secretary to the Methodist Chapel, was a volunteer helper at the Peel Charity Shop and supported many other charities. After consideration it was <i>AGREED</i> that Mrs. Quayle be presented with the shield on a date to be fixed.	PGL

Arising therefrom it was suggested that a Peel Achievers Evening be held when the award could be made to Mrs. Quayle along with the presentation of the Peel in Bloom Garden winners. It was further suggested that Members give some consideration for a similar award to a local business which could also be presented on the same evening. *AGREED*

The Chairman undertook to liaise with the Town Clerk over a suitable date and venue for the Peel Achievers Evening.

REGENERATION 12/183  
COMMITTEE

The proposals for the first phase of work under the regeneration scheme for Peel were tabled. It involved a concept design for a lychgate leading into the Cathedral grounds from Derby Road and would also entail new road and pavement improvements to the lower part of Derby Road.

Mrs. Moughtin raised concerns over the proposal as she was under the impression that improvements which were aimed at regenerating businesses in the Town would commence on the Quay and the Promenade area of the Marine Hotel leading to Michael Street.

Mr. Harmer indicated that this proposal did relate only to the first phase and commented that a number of shops had received assistance to re-paint their premises in Michael Street. Other Members were disappointed that the substantial consultation exercise undertaken previously had not been followed through and it was felt that Peel was being left behind in terms of regeneration improvements.

At this stage it was *AGREED* to await the appropriate planning applications which would result in input from the Commissioners and it was further noted that the Department of Infrastructure would need to deliver on its proposal to undertake the streetscape improvements from the Promenade in the vicinity of the Marine Hotel leading up into Michael

Street. It was noted that this was proposed as a revenue scheme and would not impact upon the funds available under the regeneration scheme.

Members noted the latest set of draft Minutes from the Regeneration Committee dated 6<sup>th</sup> August 2012.

PEEL BOAT PARK – 12/184  
CAR PARK

The Town Clerk referred to a draft Order prepared by the Department of Infrastructure, Harbours Division regarding the exact area in which vehicles may park together with permit parking charges. *NOTED*

PUBLIC ACCESS 12/185  
DEFIBRILLATOR  
SCHEME

The Town Clerk referred to a letter from Rushen Emergency Ambulance Committee regarding a public access defibrillator scheme for the Island. The intention was to provide defibrillators on a twenty four hour per day basis to the general public with the defibrillators being located in climate control boxes on various buildings around the Island. The Committee had enquired as to where such a box could be located within the centre of Peel. After discussion it was suggested that the Police Station could be an appropriate location and it was *AGREED* to advise the Committee accordingly.

Letter sent

MARINA WEBCAM 12/186

The Town Clerk referred to an email received from Mr. O'Reilly of Eyespy Limited regarding a proposal to add the Peel Marina webcam to the Eyespy webcams website. Mr. O'Reilly indicated that he was interested in linking the Commissioners web camera to their site at no cost to the Commissioners. At this stage it was *AGREED* to defer consideration of the matter pending the outcome of the Wifi scheme for lower Peel.

PGL

PUBLIC BENCHES 12/187

Mr. Lace suggested that a public bench be sited in Patrick Street near to the entrance to Heathfield House. At this stage it was *AGREED* that the matter be investigated as to the practicality of the suggestion.

PGL

WEST QUAY	12/188	Mr. Lace referred to a hole in the pavement on West Quay and the Town Clerk undertook to refer the matter to the Department of Infrastructure for repair.	Report made
PEEL BEACH MISSION	12/189	Mr. Lace wished to place on record his thanks to Mr. Clarkson and his colleagues of the Peel Beach Mission for the sterling work undertaken during the past fortnight in Peel. The Town Clerk indicated that next year would be the 50 <sup>th</sup> year that Mr. Clarkson had visited Peel as part of the Beach Mission and after discussion the Commissioners <i>AGREED</i> it would be appropriate to arrange a small celebration in recognition of Mr. Clarkson's achievement.	PGL
JUBILEE WEEK	12/190	Mrs. Moughtin wished to place on record her thanks to all who had contributed to the success of Jubilee Week. She indicated that it was intended to arrange a "Peel Week" in 2013 now that a week of events had been established in this Jubilee year.	
		Mr. Harmer also wished to extend his thanks to all the volunteers who had helped to arrange Jubilee Week with particular regard to Mrs. Marjorie Fargher and Mrs. Sue Collins.	
PUBLIC CONSULTATIONS	12/191	Mrs. Moughtin referred to the proliferation of Central Government public consultation documents and indicated that a further one from the Treasury regard Tax Reform was recently published. Mrs. Moughtin wished to state that Central Government should face up to its responsibilities and make decisions on behalf of the electorate without recourse to constantly employing expensive consultants. She indicated that in the current difficult economic climate Government cut backs in health, education and social care were required and she was of the view that Members of the House of Keys, led by advice from senior civil servants, should look to make difficult decisions without recourse to numerous consultations.	
		Mr. Kaighin <i>AGREED</i> in principle to the position that Government elected its	

MHK's to govern and that this should be more clearly demonstrated.

1 CUSHAG CLOSE	12/192	Mr. Cushing referred to Mr. Yellop's concerns regarding the impact of vibration on his property through vehicles travelling past his house. Mr. Cushing indicated that the tests promised by the Department of Infrastructure had not yet been arranged and the Town Clerk undertook to follow this matter up with the Highways Division.	PGL
TRADITIONAL BOAT FESTIVAL	12/193	Mrs. O'Halloran referred to the recent Traditional Boat Festival which once again had proved very successful. However, due to the poor weather forecast for the weekend slightly less traditional boats had attended the event.  She indicated her deep concern at the amount of fisherman's rubbish and refuse left in skips on West Quay which did not show the harbour in a good light to visiting sailors.	
RAGWORT	12/194	Mrs. O'Halloran referred to the need for outdoor staff to continue its campaign to cut ragwort on its property. It was noted that Government was looking to amend the current legal position regarding the removal of ragwort.	
MUNICIPAL ASSOCIATION	12/195	Mr. Jones referred to his recent attendance at the last meeting of the Municipal Association and the latest minutes were tabled and <i>NOTED</i> . Mr. Jones indicated that the Association was looking to arrange a conference of all participating local authorities to consider the issue of local authority reform. <i>NOTED</i>  Arising therefrom Mr. Jones referred to a report from Onchan District Commissioners on re-cycling and it was <i>AGREED</i> that such a report could form the basis of helpful research if the Commissioners looked to participate in a re-cycling scheme.	

This part of the meeting ended at 9.25p.m.