

ANNUAL GENERAL MEETING

The MINUTES of the ANNUAL GENERAL MEETING held in the Boardroom, Town Hall, Derby Road, Peel on Wednesday 1st May 2013 at 7.00p.m.

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

In attendance Mr. P G Leadley (Town Clerk)

Action

APPOINTMENT OF 13/001 The Town Clerk took the Chair for this item
CHAIRMAN and requested proposals for the appointment
 of Chairman. In accordance with standing
 orders Miss Felton seconded by Mr. Davison
 proposed Mr. Beale as Chairman. Mrs.
 O'Halloran seconded by Mr. Cushing
 proposed Mr. Harmer. A vote was taken by a
 show of hands and with six votes in favour of
 Mr. Harmer and two votes in favour of Mr.
 Beale with one abstention it was agreed that
 Mr. Harmer be appointed to the position of
 Chairman for the Municipal Year 2013/2014.
 The outgoing Chairman presented Mr.
 Harmer with the Chain of Office and he took
 the Chair for the remainder of the meeting.

APPOINTMENT OF 13/002 Upon a proposal from Mr. Harmer seconded
DEPUTY by Miss Felton it was unanimously *AGREED*
CHAIRMAN that Mrs. O'Halloran be appointed Deputy
 Chairman for the Municipal Year 2013/2014.

LEAD MEMBERS 13/003 After having been proposed seconded it was
 AGREED that Mr. Cushing be Lead Member
 of Finance, Mr. Lace be Lead Member of
 Works, Mr. Jones be Lead Member of
 Housing, Mr. Davison be Lead Member of
 Recreation and Mr. Cushing be Lead Member
 for Planning.

APPOINTMENT TO 13/004 It was *AGREED* that the following
OUTSIDE BODIES appointments to outside bodies be made:-

Peel Heritage Trust – Mr. Beale with Mr. Harmer as Chairman being an ex-officio Member.

Peel and Western District Housing – Mrs. C A Moughtin and Mr. N Cushing.

Western Civic Amenity Site – Mrs. J O’Halloran.

Western Pool Authority – Mr. I Davison.

Young Persons Representative – Miss K Felton.

Peel Chamber of Trade and Commerce – Miss K Felton.

Regeneration Committee – Mr. R Harmer and Mrs. J O’Halloran.

Municipal Association – Mr. A Jones and Mr. D Lace.

Western Traffic Management Group – Mr. E C Beale.

MEMBERS ATTENDANCE RECORD	13/005	The attendance record of Members for the year 2012/13 was <i>NOTED</i> .	
MINUTES	13/006	The Minutes of the meetings held on 16 th and 24 th April 2013 were taken as read and <i>CONFIRMED</i> .	
TOWN CENTRE PARKING STUDY	13/007	Reference was made back to Minute 12/646 and consideration was given to a letter from Mr. C R Christopher of the Properties Section of the Department of Infrastructure regarding the Board’s enquiry as to progression of the mid to long term recommendations within the study. Mr. Christopher referred to the earlier requirement for the introduction of pay and display parking as a requirement by the Department for any possible multi-storey facility. Mr. Cushing indicated that this contentious issue had been deferred by a previous Board and that consideration could be given to finding a number of alternative spaces within the Commissioners car parks for limited pay and display. The	PGL

recommendations of the Town Centre Parking Study were discussed and it was *AGREED* that a business case would need to be prepared as a requirement for any possible Government funding in the future. It was *AGREED* that this matter be progressed accordingly.

FIXED TENANCIES	TERM 13/008	Reference was made back to Minute 12/653 and it was noted that no further communication had been received from the Department of Social Care regarding the Commissioners suggestion that the matter of fixed term tenancies be deferred until after the Housing Conference scheduled for July 2013. It was <i>AGREED</i> that a reminder be sent to the Department.	Letter sent
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PUBLIC LIGHTING – REARYT CRONK	13/009 NY	Reference was made back to Minute 12/666 and the Town Clerk tabled the proposed public lighting layout for phase C of the Rearyt ny Cronk Estate. The Town Clerk advised that Mr. McLoughlin of Heritage Homes Limited had indicated that LED lighting could be installed. <i>NOTED</i>	
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SEAGULLS	13/010	The Town Clerk referred back to Minute 12/671 and reported that he had spoken to the Clerk at Castletown Commissioners regarding its licence to dispose of seagulls. The licence obtained by Castletown Commissioners was for a two year period from 1 st January 2013. The problem in Peel related to the whole of the Town and that a licence application be sought from 1 st January 2014 for a two year period from the Department of Environment Food and Agriculture. It was <i>AGREED</i> that an application be made and also remind residents and visitors to Peel not to feed the seagulls.	Letter sent
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ROAD REGULATION 1985	TRAFFIC ACT 13/011	Members noted a Road Traffic Temporary Prohibition Order and suspension of parking on Atholl Street from 23 rd April 2013 until 6 th May 2013 whilst footway reconstruction work was completed.	Letter sent
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Arising therefrom discussion ensued over the Commissioners request to the Department to leave the existing Manx granite kerbstones in place on part of Atholl Street. Following a meeting on site it was noted that the

Department still intended to replace the old Manx granite kerbstone with new Chinese made granite kerbs. The Manx kerbstones would be retained and reused in the Town at a different location. Mr. Jones expressed concern at the undertaking by the Department to reuse the kerbs in Peel and in this respect Mr. Cushing suggested they could be utilised on Derby Road or the anticipated works to take place on Peveril Road. It was *AGREED* that a letter be sent to the Department requiring the use of the kerbstones in Peel at a future date.

PLANNING
APPLICATIONS FOR
COMMENT

13/012

13/00397/B

Letter sent

Window alterations and installation of replacement windows to front elevation, 19 Michael Street, Peel (re advertised due to an address correction). *RECOMMENDED FOR APPROVAL.*

13/00442/B

Removal of a chimney stack, 15 Market Street, Peel. *RECOMMENDED FOR APPROVAL.*

13/00454/B

Installation re replacement windows and door, 24 Circular Road, Peel. *RECOMMENDED FOR APPROVAL.*

13/00497/B

Erection of a summerhouse/garden shed, 10 Cubbons Close, Peel. *RECOMMENDED FOR APPROVAL.*

PLANNING
DECISIONS
NOTIFIED

13/013

The following planning decisions were notified by the Planning Committee:-

Letter sent

PA 13/00132/B Alterations and erection of extension to provide retail accommodation and three residential apartments at 15-19 Michael Street, Peel for Stuart Hardingham *APPROVED.* Mrs. Moughtin referred to this approval and queried how approval could be given when no off-street parking was included within the development. It was *AGREED* to enquire if this breached current planning policy.

PA 13/00318/B Erection of two detached dwelling (amendment to dwelling types approved under PA 10/00544/B) at Plots B2 and B3 residential development under construction Rearyt ny Cronk, Peel for Heritage Homes Limited. *APPROVED*

PA 13/00315/B Erection of an extension to dwelling at 19 Imman Stronnag Rearyt ny Cronk, Peel for Mr. & Mrs. Bryan Mycock. *APPROVED*

PA 13/00342/B Roofing works to existing conservatory at 3 Clover Avenue, Rearyt ny Keylley, Peel for Mr. Chris Gilbert. *APPROVED*

PA 13/00344/B Erection of an extension to dwelling at 20 Albany Road, Peel for Mr. & Mrs. Clive Williamson. *APPROVED*

FIRE SAFETY	13/014	Members gave initial consideration to a letter from the Senior Fire Safety Officer regarding an inquest into the deaths of two fire fighters in Southampton. The fire fighters had lost their lives whilst searching premises wearing breathing apparatus which became entangled in cables that had become unattached from surface mounted trunking which had melted due to the heat from the fire. It was recommended that all social housing providers consider the recommendations made by the Coroner following the Inquest. At this stage it was <i>AGREED</i> that the letter be considered by the Technical Officer with regard to the safety of our own premises and dwellings prior to further consideration.	TQ
KERROO COAR REFURBISHMENT SCHEME	13/015	The Town Clerk referred to a letter from Mrs. Lelant of 20 Kerroo Coar in which she wished to thank the Commissioners and staff particularly the Housing Officer and the Tenant Liaison Officer for all their assistance and advice during the transit transfers whilst the work was undertaken. <i>NOTED</i>	
ISLAND OF CULTURE 2014	13/016	Reference was made to a letter from Laurence Skelly, MHK dated 12 th April 2013 regarding the Island of Culture 2014 celebration. It was <i>AGREED</i> to defer consideration of this matter to the next meeting.	

PEEL DAY	13/017	Mr. Davison updated Members on the arrangements for Peel Day on 2 nd June 2013. A number of regular meetings had taken place with the Police and Mr. Peter Young who was responsible for the health and safety and various applications to Government Departments for approvals. Mr. Davison indicated that a draft poster had been prepared and a schedule agreed for the entertainment during the afternoon. It had also been arranged for use of the harbour tongue where kiddies rides and a bouncy castle on the beach would be sited. In addition a Peel Day T-shirt logo had been designed for use by staff who would supervise the event and also available for sale. Upon enquiry from Mr. Cushing it was noted that the campsite would be ready for the influx of TT visitors. In conclusion the Board wished to congratulate Mr. Davison on all his hard work in preparing for Peel Day.	
ARMED FORCES DAY	13/018	The Town Clerk referred to an invitation from Brigadier Butler, Chairman of the Isle of Man Armed Forces Day Committee regarding an invitation to the Commissioners and their guests to join in their celebrations at the Villa Marina on Sunday 30 th June 2013. Members were requested to let the Town Clerk know whether they wished to attend and he would email Brigadier Butler accordingly.	
DOULGAS CIVIC SERVICE	13/019	The Town Clerk referred to the Douglas Civic Service scheduled for 9 th June 2013 at St. Thomas's Church, Douglas at 10.30a.m. The Chairman indicated he would attend this service.	Invitation accepted
ONCHAN CIVIC SERVICE	13/020	The Town Clerk referred to Onchan Civic Service scheduled for Sunday 19 th May 2013 at St. Peter's Church at 2.35p.m. The Chairman indicated that he would attend this service.	Invitation accepted
ISLE OF MAN FOOD PARK	13/021	The Town Clerk referred to a letter from Auldyn Construction Limited regarding the phase 2 contract for the redevelopment of the Food Park, Mill Road. It was noted that work had commenced on 29 th April 2013 with completion scheduled for mid-June 2014. The Town Clerk referred to a recent meeting with the contractor and staff of the Food Park	

regarding this project. Mr. Davison indicated he had also attended an earlier meeting and was pleased to note that Auldryn had displayed a professional attitude and had undertaken meaningful consultation with the yard tenants.

MUSIC FESTIVAL	13/022	<p>The Town Clerk referred to a previous request from Mr. Cain to organise a music festival on 2 and 3 August 2013 in the field immediately north of Rearyt Aalin. The matter had been adjourned from an earlier Licensing Court to 16th May 2013 to enable Mr. Cain to undertake consultation with the Commissioners and residents.</p> <p>The Town Clerk had met Mr. Cain in company with the Police on 26th April to discuss the proposal for a music festival. The organiser had prepared an event management plan which the Town Clerk would copy to Members. The Police and Commissioners had previously indicated some concern over the possible impact upon the residents and the rest of Peel when festival visitors left the site. The Commissioners also voiced concern that whilst the event was scheduled for over 18's only and limited to 1,500 tickets visitors would be able to bring their own alcohol. It was <i>AGREED</i> that Mr. Jones attend the adjourned hearing at the Licencing Court of 16th May 2013 when the application would be further considered by the Licensing Court.</p>	AGJ
LANDLORD AND TENANT (PRIVATE HOUSING) BILL 2013	13/023	<p>The Town Clerk indicated that an email had been received from the Department of Social Care indicating that an extension to the consultation period had been agreed to Friday 3rd May 2013. It was noted that the Commissioners had already responded to the consultation document.</p>	
PROPOSAL FOR A PUBLIC SERVICES COMMISSION	13/024	<p>The Town Clerk referred to a media release issued by the Civil Service Commission regarding its consultation document to establish a new Public Services Commission. The new Commission would be the employing authority of not only Civil Servants but other categories of employees including manual and craft workers employed under Whitley Council terms and conditions and certain other employees across Central Government. It was noted that responses to</p>	

the consultation were required by 31st May 2013 and it was *AGREED* that the matter be considered at the next meeting.

FORMER SWIMMING POOL SITE – MARINE PARADE	13/025	Mr. Jones referred to an email he had received regarding the untidy state of the former swimming pool site at Marine Parade. It was noted that this area was currently being used by the Department of Infrastructure for the storage of materials whilst it relaid the pavements on Atholl Street. Mr. Davison also indicated his concern with particular regard to the need for the area to be cleared by 2 nd June 2013 (Peel Day) as this area would be required as part of the scheduled events. It was <i>AGREED</i> that the Department be advised accordingly.	Letter sent
TOWN BYELAWS	13/026	It was stated that part of the Towns Byelaws were missing from the Peelonline website page and it was <i>AGREED</i> that the Town Clerk investigate the matter with Mr. Littler to ensure they were properly displayed on the webpage.	PGL
DOG CONTROL BYELAWS	13/027	Mrs. O’Halloran referred to an incident on Peel beach when she had remonstrated with a dog owner who was exercising her dog on the beach in breach of the byelaws. The Town Clerk reported that the person involved had contacted the Town Hall regarding Mrs. O’Halloran’s somewhat aggressive attitude over this matter. <i>NOTED</i>	
MICHAEL STREET	13/028	Mrs. O’Halloran referred to a number of complaints she had received regarding the defective warning lights at the entrance to Michael Street regarding the period of non-vehicular access. It was noted that the Department of Infrastructure had been advised of the failure of the warning lights and they had undertaken to carry out the necessary repairs. The Town Clerk undertook to issue an urgent reminder.	PGL
REGISTER OF INTEREST	13/029	Mr. Cushing enquired as to whether other Members apart from Mr. Jones and himself had registered their individual interests with the Town Hall in the Register of Interests book. It was noted that no other Commissioner had complied to date. Mr. Cushing urged Members to ensure they made	

their entries accordingly.

REGENERATION SCHEME	13/030	Mr. Davison referred to an enquiry he had received from a resident regarding the implementation of the Regeneration Scheme. It was noted that the pilot scheme in Derby Road was progressing and that the main scheme would follow suit in due course. A timetable could not be indicated at present. Arising therefrom it was suggested that under the Regeneration proposals a greater degree of pedestrianisation in Michael Street would be of benefit with provision of wider pavements. This was deemed to be not practical and Mr. Jones also expressed his concern that greater pedestrianisation could impact upon Michael Street businesses that did not have rear accesses for deliveries. It was <i>AGREED</i> that this matter be raised with the Regeneration Committee.	RKH
ST PLACE	GERMANS 13/031	Mr. Davison referred to contact he had received from Mr. Leece regarding the on-going planned maintenance improvement scheme with particular regard to the insulation of houses. Mr. Davison also referred to a wall at the end of St. Germans Place which had been demolished and rebuilt and subsequently pebble dashed. In his opinion this rebuilding of the wall was not required and could have been avoided to save money. Mr. Jones <i>AGREED</i> to investigate the matter in terms of the details of the scheme.	AGJ
COMMISSIONERS SURGERIES	13/032	Miss Felton referred to the regular Saturday surgeries and suggested that those members of the public that attended should receive an acknowledgement following their visit out of courtesy. <i>AGREED</i>	PGL
ST PETERS CLOCK	13/033	Mrs. Moughtin referred to the clock at St. Peters Church, Market Place which was currently not working. The Town Clerk advised that access to the clock could not be obtained safely as the steps inside the church tower were in a dangerous condition. It was <i>AGREED</i> that the matter be discussed at the next meeting in the presence of the Technical Officer.	TQ

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

