

**PORT ST MARY COMMISSIONERS ORDINARY BOARD MEETING**  
**29<sup>th</sup> APRIL 2015**  
**MINUTE – OPEN PUBLIC SESSION**

<b>Present:</b>	Mrs B McCabe, Chair, Ms R Sinfield, A Grace, R Ashcroft, A Merchant, M O'Meara, H Kinvig, R Cooil, C Kinley, A Hamilton, Clerk
<b>Apologies:</b>	None
<b>Declarations:</b>	None

1. Minutes for Adoption: The minute of the meeting of 25<sup>th</sup> March was scrutinised and proposed for adoption subject to the addition of the address for the Fistard Investments planning application  
RS/AG
2. Matters Arising:
  - 2.1 Quay Street Toilet: The Board agreed that we get the DLO to monitor and report on abuse before considering the requirement for more security.
  - 2.2 Update on Four Roads Roundabout: AH reported delays in getting the contractor started.
3. Finance
  - 3.1 A list of Accounts for Payment- was tabled and approved for payment. RS/HK
  - 3.2 The Financial report to 31<sup>st</sup> March 2015 was noted.
4. Special Projects:
  - 4.1 DLO: the meeting discussed the options for purchasing a small van. RS proposed approving the hire of van. HK seconded.
  - 4.2 Pepper-pot Appeal: The Board discussed the proposal RA/AK suggested that we use the press interest to establish the demand for it.
5. Public Correspondence:
  - 5.1 An Email 20.4.15 from Capt A Goodenough re IOM Military Surge May 2015 was noted.
  - 5.2 The Board discussed an email & letter from residents re 'No Cycling' signage. It was agreed that we **write back** taking comments on Board.
  - 5.3 Two separate requests have been received for new memorial benches on Clifton Road. **AH to develop**

*BM McCabe*

**options** for fixed term arrangements. MOM suggested recycled plastic benches.

5.4 Email from Southern Swimming Pool re allocation of members to sit on their board. It was agreed-**AH to write**

5.5 Correspondence has been received from the Department of Infrastructure suggesting that they consider the 6 month trial of Park Rd/ High St corner to be permanent. Following considerable discussion on the merits of traffic priority. Concerns were expressed that the junction as it stands requires vehicles to cross the carriageway to turn into Bayview Road. The meeting considered the possibility of suspending a traffic space to improve the safety.**AH to invite DoI to the June meeting**

5.6 DLO has informed that two new bases will be required for any additional memorial benches at Kallow Point.

5.7 Public notice re 2 minutes silence on 8 May at 3pm for VE Day. Local authorities are requested to make arrangements for giving warnings of the precise moment for the start and end of the 2 minutes silence. Also invitation to attend VE Day Beacon. **AH to action.**

5.8 Correspondence re replacement lamp post on corner of Gellings Avenue. Duly noted. **AH to action.**

5.9 Letter 25.4.15 informing that the shop formerly Homemaker, Bay View Road is to become a lingerie shop called 'Chantilly Lace'. Noted **AH to reply**

## 6 Consultations:

7.1 Highways (Amendment) Bill 2015 no link has been provided but details are available from the office.

7.2 Review of the IoM's Social Security and National Insurance Schemes. Details available from the office.

7.3 The Representation of the People (Amendment) Act 2014 provides for twelve constituencies, each returning 2

Members for elections to the House of Keys. 5 polling districts require amendments to boundaries. Does not affect PSM. Details available from the office. Comments to [ray.sloane@gov.im](mailto:ray.sloane@gov.im) by 5 June 2015.

7 Refuse Disposal and Recycling: The report was noted and a request to purchase 7 roll cages was approved MOM/HK

8 Public Planning Matters

8.1 Correspondence re Planning

8.2 Planning Applications

8.2.1 PA15/00325/B – Mr & Mrs D Headon for the erection of replacement dwelling at 1 Perwick Road, PSM. Amended Plans.

8.2.1 PA15/00325/B - 1 Perwick Road – further amended plans received 29.4.15 will be tabled.

8.2.2 PA15/00414/B – Mr & Mrs D Wilcox for alterations and extension to Mayfield, Kallow Point Road, PSM.

8.2.3 PA15/00396/B – Arquiva Ltd for the installation of a 1.8m satellite dish, installation of two aerials on existing mast and installation of two wall mounted antennas at the Transmitter site, PSM Golf Course, Fistard Road, PSM. All were noted.

8.3 Planning Approvals

8.3.1 PA15/00137/B to Fistard Property Investments Ltd for the change of use of part of first floor office suite into a self contained apartment, external alterations including replacement of air handling plant serving kitchen.

Condition: Prior to the installation of any replacement air handling equipment as indicated in the plans, further details and plans must be approved by the Department illustrating the location, height, projection and materials of the equipment. Reason: insufficient details have been included in the submitted plans.

*BM Cable*

8.3.2 PA15/00173/B to Mrs M Frankwick for the removal of a chimney stack at Melrose, Four Roads, PSM. No non standard conditions to note.

8.3.3 PA15/00117/B to Mr B Brindle for the erection of a replacement extension with roof terrace above to rear elevation of Bay Cliff, High Street, Port St Mary. No non standard conditions to note.

9 Motions submitted by Members in order of receipt to the Clerk:

10 Any other business of an urgent nature (by permission of the Chairman):

10.1 Civic Invitations

10.1.1 IoM Municipal Association AGM on Thursday 28 May at PSM Golf Pavilion at 7pm for 7.30pm. Followed by two-course buffet @ £16.95 per person. RSVP by 14 May. DG to reply for the Board members attending (RS/BM/AM/CK)

10.1.2 Armed Forces Day at the Villa Marina on Sunday 28 June at 3pm. RSVP by 19 June.

10.1.3 Peel Commissioners commemoration service of the First World War Centenary on Sunday 3 May 2015 at Peel Lifeboat Station at 12 noon. YES-BM

10.1.4 From Corlett Bolton & Co to attend their open evening at their PSM office on 7 May between 4.30pm & 7pm. RSVP to [jane.cregeen@corlettbolton.com](mailto:jane.cregeen@corlettbolton.com)

11.1 Date of Next Board Meeting: Proposed for 27<sup>th</sup> May 2015

BM<sup>e</sup> Cabe 27.05.15  
CHAIRMAN

**PORT ST MARY COMMISSIONERS ORDINARY BOARD MEETING  
27<sup>TH</sup> MAY 2015  
MINUTE – OPEN PUBLIC SESSION**

<b>Present</b>	<b>Mrs B McCabe, Chair, Mdms R Sinfield, H Kinvig, Messrs A Merchant, R Cooil, M O’Meara, C Kinley. A Hamilton, Clerk in attendance</b>
<b>Apologies</b>	<b>Mr R Ashcroft, Mr A Grace, Mr M O’Meara</b>
<b>Declarations</b>	
<b>Present</b>	<b>Mr And Mrs Quayle</b>

1. Minutes for Adoption: The Chair thanked the Board for re-electing her and noted the united Board.  
The minute of the meeting of 29<sup>th</sup> April was considered and approved. HK/RS
2. Matters Arising:
  - 2.1 DLO Van The meeting noted the terms on which the additional van had been leased.
  - 2.2 Pepper Pot Appeal: The Clerk provided an update to the Board on the approval received from Infrastructure on this project and the attempts to engage the RNLI and Yacht Club in it.
3. Finance
  - 3.1 List of Accounts for Payment was tabled and approved for payment. RS/HK
4. Special Projects:
  - 4.1 Proposed Charging Scheme for memorial benches- A paper was presented by the Clerk and considered by the meeting. It was requested that an article will go in the next newsletter and the database will be circulated to the Board.
5. Public Correspondence:
6. Consultations:
  - 6.1 Draft IoM Watercourse Management Leaflet from Manxutilities. Comments by 29<sup>th</sup> May 2015. Available to view at the office.
7. Refuse Disposal and Recycling: the meeting requested the calendars be circulated.11

## 8 Public Planning Matters

### 8.1 Correspondence re Planning

8.1.1 Notice of Proposal to Register a Building – Railway Station, Station Road, Port St Mary.

8.1.2 Notice of Proposal to Register a Building – The Goods Shed, Port St Mary Railway Station, Station Road, Port St Mary.

### 8.2 Planning Applications

8.2.1 PA15/00456/B – Mr & Mrs M Quayle for the erection of a single storey extension to rear elevation with decking at Mona Cottage, Bay View Road, Port St Mary.

The member with responsibility for planning presented this application referring to the displayed plans. The Board had no objections.

The Board noted the application for development of Chapel Gate Car Park along with the above matters.

### 8.3 Planning Approvals

8.3.1 PA15/00346/B – Mrs M Halsall for the erection of a pair of dwellings to replace demolished dwellings on Vacant Site Formerly 1 & 2 The Promenade, Port St Mary. No non standard conditions

8.3.2 PA15/00315/B – Mr R J Caldwell for alterations to conservatory roof and replacement of existing single door with twin door at Bayr Nair, 5 Primrose Terrace, Port St Mary. No non standard conditions.

8.3.3 PA15/00270/B – Mr R J Caldwell for the installation of replacement windows and door to dwelling at Bayr Nair, 5 Primrose Terrace, Port St Mary. No non standard conditions.

8.3.4 PA15/00347/B – Mr K Sykes for the blocking up of an internal opening to create two separate dwellings at 19 & 20 Lime Street, Port St Mary. No non standard conditions.

These were all noted.

- 9 Motions submitted by Members in order of receipt to the Clerk:
- 10 Any other business of an urgent nature (by permission of the Chairman):
  - 11.1 Civic Invitations
- 11 Date of Next Board Meeting: Proposed for 24<sup>th</sup> June 2015

BM McCabe  
CHAIRMAN

**PORT ST MARY COMMISSIONERS  
PUBLIC MINUTE  
24 JUNE 2015**

<b>Present</b>	Mrs B McCabe, Chair, R Sinfield, H Kinvig, A Grace, R Ashcroft, A Merchant, R Cooil, M O'Meara,
<b>Apologies</b>	C Kinley
<b>Declarations</b>	

1. Minutes for Adoption: The minute of the meeting of 27<sup>th</sup> May was considered and the typo in the attendees noted.  
HK/RS
2. Matters Arising:
  - 2.1 Memorial Benches: MOM suggested the provision of memorial bins or planters.  
The meeting discussed the proposals to continue and the need to retain plaques. The meeting felt that a memorial wall in the Millenium Garden would be of use. RA/RC(?) proposed that we cost a millennium wall to come back to a future meeting.
3. Finance
  - 3.1 A list of Accounts for Payment was tabled. The meeting discussed the rental for the hall and agreed to retain a tariff of £25 per session as the rental for the West Room to encourage use. MOM/ AG
  - 3.2 Authorisation of HSBC Agreements. AG/RS proposed that:
    1. That the Authority has the power to borrow and the purpose for which it will borrow amounts under the Agreement is consistent with the authority in section 51 of the Local Government Act 1985.
    2. That it is in the best interests of, and to the advantage and further benefit of the Authority for the Authority to enter into the Agreement and the terms thereof were hereby approved.
    3. That Mrs Bernadette McCabe, Chair and Mr Alastair Hamilton, Clerk are hereby authorised to sign the Agreement and to sign any other documents that may be considered by such signatory necessary or desirable for the purposes of carrying into effect any

BME



of the foregoing resolutions or the transactions contemplated thereby; and

4. That the Authority take such steps and execute such further documents as required by the Treasury and/or the Bank in order to give full effect to the Agreement

This was agreed

4 Special Projects: there was no report in Public Session.

5 Public Correspondence:

5.1 Deep South Festival 2015 – letter 11.6.15 from L Kneale involved with the Performing Arts Stage, asking if PSM Commissioners would be interested in supporting free children’s rides in the form of a donation, £1,000.

The meeting considered the letter and the competing bids for our funds. In view of the level of past support it was not considered equitable to continue our support. RS/AG that we write refusing but wishing success. **ACTION AH**

5.2 A letter re Strathallan Castle was considered. The meeting discussed the letter and encouraged the Clerk to promote progress.

5.3 2<sup>nd</sup> Supplemental List was tabled and noted.

5.4 Southern Swimming Pool Board – a request to change membership of the board from 3 to 4 years was approved.

6 Consultations:

6.1 Consultation on Police (Amendment) Bill 2015 – closing date 15 July, details available from the office.

6.2 Consultation on proposed consumer safety regulations prohibiting sales of sky lanterns in the Isle of Man. Details available on

[www.gov.im/oft/consultations.gov](http://www.gov.im/oft/consultations.gov) Closing date 3/7/15.

6.3 Consultation on Isle of Man Government as a Single Legal Entity – details on [www.gov.im/hr/SLE](http://www.gov.im/hr/SLE) closing date 31 July 2015.

7 Refuse Disposal and Recycling: the meeting agreed to print off some calendars and leave in public places. **AH to action**

8 Public Planning Matters

8.1 Applications

8.1.1 PA15/00677/B – Mr & Mrs C Moulden for an attic conversion and external alterations to dwelling at Thie ny Creg, Plantation Road, Port St Mary.

AM described the application. No objection was raised.

8.2 Approvals

8.2.1 PA15/00414/B – Mr & Mrs D Wilcox for alterations and extension to Mayfield, Kallow Point Road, Port St Mary. No non standard conditions.

8.2.2 PA15/00480/D – Food Programme Delivery Orchid Group for alterations and installation of additional illuminated signage to existing signage at The Co-Operative Food, Bay View Road, Port St Mary. Conditions:  
1. The advertisement(s) hereby granted consent shall not be illuminated outside the hours of 08.00 and 22.00 or when the premises are closed to the public. 2. The sign(s) hereby granted consent shall not be lit by an intermittent source. Reason: In the interests of amenity and/or public safety.

8.2.3 PA15/00453/B – Mrs C Rowley for the replacement of two dormer windows to rear elevation with velux combination roof lights, re-roofing of main roof and alteration to rear elevation window at St Marys House, High Street, Port St Mary. No non standard conditions.

8.2.4 PA15/00452/D – Ms P Hamilton-Hunter for the erection of advertising signage at 3 and 4 The Promenade, Port St Mary. No non standard conditions.

8.2.5 PA15/00396/B – Arqiva Ltd for the installation of 1.8m satellite dish, installation of two aerials on existing mast and installation of two wall mounted antennas at the Transmitter Site, Port St Mary Golf Course, Fistard, Port St Mary. Conditions: 1. In the event of the development hereby approved becoming redundant, such development must be taken down along with all ancillary infrastructure and be removed from the site within 3 months of the cessation of use and the land restored back to form part of the grassed area. 2. The satellite dish hereby approved shall be coloured Dusty Grey (RAL 7037) within 28 days of its installation and retained as such thereafter. Reason: In the interests of the character and appearance of the site and surrounding area.

The above approvals were noted.

- 9 Motions submitted by Members in order of receipt to the Clerk: There were none.
- 10 Any other business of an urgent nature (by permission of the Chairman):
  - 10.1 Withdrawal of mobile banking service was noted with disappointment
  - 10.2 Celebration of Christmas 2015 – A request from the Secretary of Rushen Silver Band to permit their training band, Ballafesson Brass to play on the 4 December rather than the main band was agreed
  - 10.3 Road Sweepers AG/HK propose that the Board agree to the Clerk's proposals to bid for two road sweepers. This was agreed.

10.4 Skate Park. The Clerk provided a verbal update report. The meeting discussed monies raised by the school and Ray Lakeman and the enquiry with the Saved Asset fund.

10.5 SW Regeneration meeting- this was reported to be scheduled on 2/7/15 and noted.

10.6. Croquet Lawn. (Standing Order suspended)- HK/AG. HK/RC that we cut the area. Agreed.

Standing Orders reintroduced.

10.7 The Catwalk: The outcome of writing to DoI was reported. No action was agreed. Forward to the letter to MNH /Skelly. **AH to Action**

11.1 Civic Invitations

11.1.1 Peel Town Commissioners Civic Sunday: 19<sup>th</sup> July 1100 @ Peel Methodist Chapel.

11.1.2 30,000<sup>th</sup> Last Post Ceremony at your local Fire Station to commemorate the fallen soldiers of WW1 at 18.45hrs on 9<sup>th</sup> July 2015. RSVP by 1 July.

Both agreed BM to attend.

Meeting Closed 20 50

*BM McCabe*  
*Chairman*

**PORT ST MARY COMMISSIONERS ORDINARY BOARD MEETING  
29<sup>th</sup> JULY 2015  
MINUTE – OPEN PUBLIC SESSION**

<b>Present:</b>	Mrs B McCabe, Ms R Sinfield, Ms H Kinvig, Messrs A Grace, A Merchant, M O'Meara, C Kinley, R Cooil, A Hamilton, Clerk.
<b>Apologies:</b>	R Ashcroft
<b>Declarations:</b>	A Hamilton

1. Minutes for Adoption: The minute of the meeting of 24<sup>th</sup> June was considered and approved as an accurate record. AG/RS
2. Matters Arising:
  - 2.1 Meeting with the Owner of Strathallan Castle. The meeting with the owner was reported and welcomed.
  - 2.2 It was reported that not all of the local authorities were in agreement with the change to the Swimming Pool Board.
  - 2.3 Meeting with the Pupils of the Barrule Class regarding the Skate Park. AH reported the meeting that took place.
3. Finance
  - 3.1 List of Accounts for Payment- was tabled and approved. AM/RS  
The remaining financial items were held over for private consideration.
4. Special Projects: None in public
5. Public Correspondence:
  - 5.1 Letter received from Mike Keig requesting scaffolding in the Town Hall Car Park for 3 weeks. The meeting discussed the need to cover cars was discussed. Insurance to cover vehicles. AG proposed that we receive a method statement AG/RC
  - 5.2 Request from owner of 'Bel Cibo' to have a refuse bin with a cigarette ashtray installed outside his business.  
The meeting discussed the proximity of alternative bins and who is responsible for the curtilage of his restaurant. The

meeting agreed to monitor the situation and to suggest that a bucket of sand may improve his situation.

6 Consultations: none

7 Refuse Disposal and Recycling: The monthly report was tabled. The meeting discussed the amount of disruption caused by Monday collections. It also discussed the prospect of a fortnightly collection. The report was noted.

8 Public Planning Matters

A Hamilton left the meeting

8.1 DED Land Registry Application No: 201500539 by Mr & Mr A J Hamilton for land adjoining 12 High Street, Port St Mary.

First registration of the small triangular parcel of land which lies to the east of 12 High Street and abuts the public footpath leading from High Street to the sea front. No minute recorded.

A Hamilton rejoined the meeting

8.2 Planning Approvals

8.2.1 PA15/00456/B Mr & Mrs M Quayle for the erection of a single storey extension to rear elevation with decking at Mona Cottage, Bay View Road, Port St Mary. No non standard conditions to note. This was noted

9 Policy Matters: Advertising Signage- AH presented a paper and a discussion ensued focussing on the map that had already been produced and could be mounted on the triangle. It was agreed that this should be promoted by the Business Association.

HK /AM proposed the recommendation AG introduced an amendment to introduce a 6 month review. The proposal was agreed incorporating the amendment.

9.2 AG/BM and RS gave a report on the meeting with Minister Gawne. They reported the move from the 4+1 plan.

The meeting heard of the plans for Housing and how the status quo is still an option.

10 Any other business of an urgent nature (by permission of the Chairman):

The need to repair the Town Hall Clocks was noted.

The meeting discussed the Bay View Garden and asked AH to contact the owner about maintenance. (Ballakilley)

Port St Mary in Bloom- The date for the reception was agreed as 28<sup>th</sup> August at 17 00 in the West Room-DG to get caterers

The Board noted the need for Weed killing Kallow Point Footpath.

DoI Flood meeting – reported the Lime St Works in 2017-18.

11.1 Civic Invitations - None

- 11 Date of Next Board Meeting: Proposed for 26<sup>th</sup> August 2015  
2020 the public meeting ended.

*BM<sup>c</sup> Cobe*

*Chairman*

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**PORT ST MARY COMMISSIONERS ORDINARY BOARD MEETING**  
**26<sup>th</sup> AUGUST 2015**  
**MINUTE – OPEN PUBLIC SESSION**

Present	Mrs B McCabe, A Grace , Ms H Kinvig, R Ashcroft, A Merchant, M O'Meara, C Kinley
Apologies	None

The Board was preceded by a Meeting with Superintendent Kev Wilson in charge of CID and Community Policing. He was seeking feedback on how the service provided is doing. He explained the new structure of the organisation in the South with Insp Andy Kneen in charge of all non-Douglas policing. The meeting discussed recent experiences and closed at 19 45. The Board then opened the public meeting.

1. Minutes for Adoption: The minute of the meeting of 29<sup>th</sup> July was considered and approved as an accurate record.  
AG/HK

2. Matters Arising:

The meeting discussed the Business Association and the need for advertising in the village. The meeting asked the Clerk to develop four sets of signs showing the businesses in various locations.

The meeting also agreed to promote the new businesses via the Commissioners website.

3. Finance

3.1 List of Accounts for Payment- to be tabled and approved MOM/AM

4. Special Projects: None were reported

5. Public Correspondence:

5.1 2<sup>nd</sup> Supplemental List 2015 was considered and noted

6. Consultations:

6.1 A letter received regarding Proposed Increase in Rents 2016 was considered.





The meeting considered recommending that rents should not go up by any more than the rate of inflation. It discussed the requirement to increase the level of rates embedded in public sector rents could be increased as the rateable value/ quality of the properties could be increased. In the end the meeting settled on recommending no increase until the introduction of means testing HK/MOM

6.2 New Regulations for Tobacco Bill (Part 1) available from <http://www.gov.im/consultations.gov>

6.3 Streamlining the Income Tax System available on <https://www.gov.im/about-the-government/government/government-consultations/>

6.4 Road Races Bill 2015 Public Consultation documents available from the office

6.5 Proposed Establishment of a separate Financial Intelligence Unit for the Isle of Man, document available from the office

6.6 Terrorism & Crime (Miscellaneous Amendments) Bill 2015 paper available from the office

The Chair referred the Board to the websites and noted the consultations.

- 7 Refuse Disposal and Recycling: A verbal report from the Clerk was noted.
- 8 Public Planning Matters

## 8.1 Planning Applications

8.1.1 PA15/00870/REM – Haven Homes Ltd for reserved matters application relating to PA14/00357/A for the demolition of redundant gas works and construction of 20 dwellings with associated roadways and drainage, addressing siting, design, external appearance, internal layout, means of access and landscaping. The meeting had no objection.

8.1.2 PA15/00325/B – Mr & Mrs D Heaton further amended plans for the erection of a replacement dwelling at 1 Perwick Road, PSM. Board previously had no objections but neighbours are still raising concerns regarding unachievable plans. The Board agreed to reinforce and endorse the objections. It noted that the new proposal is less feasible to build and may not fully need to reflect the requirements for underbuilding.

8.1.3 PA15/00894/CON – Mr J Morris for retrospective registered building consent for alterations and construction of a first floor conservatory (comprising amendments to PA12/01568/CON)(in association with PA15/00893/GB) at The Old Sail Loft and Smithy, Shore Road, PSM & :-

The Board noted that the balcony built on land that was previously public open space. They expressed deep concerns that this is not a conservatory but a kitchen. He has developed with scant regard to the planning and building control regulations. We have objected in serial form to this development and continue to do so.

8.1.4 PA15/00893/GB – retrospective approval for alterations and construction of a first floor conservatory (comprising amendments to PA12/01567/GB)(in

association with PA15/00894/CON) AM no objections, addressing modifications that should not detract from a listed building.

8.1.5 PA15/00881/C – Mr D C Clucas-Morris for the additional use of retail unit for the sale of hot and cold food for consumption on and off the premises (Retrospective). AM raised no objections.

The Board raised the question of the application for a shipping container next to Island Seafoods. It considered that a shipping container is a temporary structure. Clarification on the location that the application referred to was sought.

## 8.2 Planning Approvals

8.2.1 PA15/00552/A Port St Mary Commissioners for the approval in principle for a residential development with associated car park, addressing siting, means of access and landscaping on land Adjacent to Chapel Gate Car Park, Bay View Road, PSM. 7 conditions were reported and noted

8.2.2 PA15/00677/B Mr & Mrs C Moulden for attic conversion and external alterations to Thie ny Creg, Plantation Road, PSM. No non standard conditions to note.

## 9 Policy Matters:

### 10 Any other business of an urgent nature (by permission of the Chairman):

A letter to Ms Sinfield thanking her for her time on the Board was requested.

The detail of the Village in Bloom reception was noted

**11.1 Civic Invitations**

None

Meeting closed 20 28.

- 11 Date of Next Board Meeting: Proposed for 9<sup>th</sup> September  
2015

*BM McCabe*

*Chairman*

**PORT ST MARY COMMISSIONERS ORDINARY BOARD MEETING**  
**9<sup>th</sup> SEPTEMBER 2015**  
**MINUTE – OPEN PUBLIC SESSION**

<b>Present</b>	<b>B McCabe, Chair, A Grace, H Kinvig, R Ashcroft, A Merchant, C Kinley</b>
<b>Apologies:</b>	<b>M O'Meara, R Cooil</b>

1. Minutes for Adoption: There were none due to the reorganisation of Board meetings
2. Matters Arising: None
3. Finance
  - 3.1 A list of accounts for payment were tabled. The Clerk spoke to the need to cancel the Manx Business Solutions contract. It was therefore not agreed for payment. All others were approved AG/HK
4. Special Projects: None
5. Public Correspondence: None
6. Consultations:
7. Refuse Disposal and Recycling: The meeting discussed the work of the Waste Working Group and welcomed the press release issued by the Department of Infrastructure
8. Public Planning Matters
  - 8.1 Planning Applications: None
  - 8.2 Planning Approvals: None
  - 8.3 Planning matters. AM raised the proposals to develop on the Harbour at the Manesca building and noted that the complainant had been appropriately directed to the Department of Infrastructure to have his complaint heard.

9 Policy Matters:

Letter received from Mr A Phair.

BM spoke to the issue and reminded the Board that due to cost and the short period of time between the vacancy arising and the forthcoming election the Minister had been requested whether he would permit us to defer a by-election. She confirmed that no response to the request had been received. The meeting considered the quality of advice received. CK proposed that we require the advice received to be formalised immediately. Seconded HK. Agreed. **AH to respond formally.**

Replacement of Phone system-

A quotation from Island IT was circulated and considered. This was approved. Proposed HK/RA

10 Any other business of an urgent nature (by permission of the Chairman):

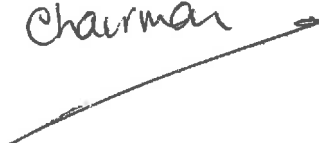
10.1 Civic Invitations

Demonstration of Town Hall Lighting tomorrow night was noted.

Castletown Christmas Lights Switch on 5<sup>th</sup> December was noted.

11 Date of Next Board Meeting: Agreed as 23rd September 2015

Meeting closed 19 50

BM<sup>c</sup> Cobe  
Chairman  


**PORT ST MARY COMMISSIONERS ORDINARY BOARD MEETING  
WEDNESDAY 14<sup>TH</sup> OCTOBER 2015  
MINUTE – OPEN PUBLIC SESSION**

Present:	Mrs B McCabe, Chair, A Grace, R,Cooil, A Merchant, M O'Meara, H Kinvig
Apologies:	C Kinley

1.    1.1    The minute of the public meeting of 26<sup>th</sup> August was considered and approved as an accurate record. AG/HK
- 1.2    The minute of the public meeting of 9<sup>th</sup> September was considered and was not agreed as insufficient members were present.
  
- 2     Matters Arising: The meeting discussed the lack of progress made by the Business Association in promoting local economic development issues. It noted that this was an outstanding action with R Ashcroft.  
       With regard to the regeneration works AH to contact Manx Telecom regarding a red phone box.
  
3.    Finance
  - 3.1 List of Accounts for Payment  
 These were presented and agreed. Proposed HK/ MOM
  
- 4     Special Projects:
  - 4.1 Skate Park-three design options were tabled for consideration. The meeting opted for the largest of the three as the preferred option. A Seized Assets Fund Application Form was approved and signed. Proposed AG/ MOM
  
  - 4.2 Town Hall Lighting Update: AH presented an update to the proposal. RC/AG proposed that different funding options be considered. This was agreed. AG/AM proposed that the scheme go ahead.This was also agreed.
  
  - 4.3 Manx Lottery Trust AH provided an update.The meeting requested that the piano be tuned.

*BMC*

5 Public Correspondence:

5.1 Letter received from Mr P Gawne, Minister for Infrastructure regarding our by-election was noted.

5.2 Letter from Douglas Borough Council Treasurer confirming the Council will be able to accommodate a move of the Kerbside Recycling Service to a Thursday from 1<sup>st</sup> January 2016 was welcomed and agreed

5.3 Letter 6.10.15 from Director of Strategy, Policy & Performance, DoI, Re Local Authority Elections 2016 was noted.

6 Consultations:

6.1 National Health and Care Service Bill –

6.2 Proposed ratification of the Cape Town Convention and Aircraft Protocol to the Isle of Man.

Both consultations were noted.

7 Refuse Disposal and Recycling:

7.1 Kerbside report was considered and noted.

7.2 Waste Working Group minutes were noted.

8 Public Planning Matters

8.1 Planning Applications:

8.1.1 PA15/00942/B – Quilliam Properties Ltd for roof replacement and rendering of dwarf walls to existing conservatory at Bay House, Bay View Road, PSM. **AM no objections.**

8.1.2 PA15/00960/B – Mr P Inglis for the creation of a front porch to dwelling at Croit Vane, Perwick Road, PSM. AM no objections

8.1.3 PA15/01008/B – Mr & Mrs J Driver for the erection of two detached dwellings with integral garages on Plot Adjacent to Ballghreiney, Station Road, PSM. **AM no objections**

*BM*



8.1.4 PA15/00325/B – Mr & Mrs Headon further amended plans received 12/9/15 for the erection of a replacement dwelling at 1 Perwick Road, PSM. **AM. no objections**

*objection sustained*

*A*

8.1.5 PA15/01077/B – Mr & Mrs A Gerrard for the erection of a replacement dwelling at Geay Varrey, Clifton Road, Port St Mary.

8.1.5 PA15/01077/B – Mr I Mrs A Gerrard for the erection of a replacement dwelling at Geay Varrey, Clifton Road. Amended plans received 12 October 2015.

The Board discussed the application and noted the extant covenant which it has historically waived for a fee. The Board noted its potential conflict of interest.

Having noted the above the Board considered the potential over-massing with six bathrooms and one kitchen and one utility room. They also noted the potential of the property for future sub-division. Something which has already happened in nearby buildings.

The Board requested an adequate site plan showing the relationship with neighbouring properties. They also indicated that they would waive their right to a covenant for a fee.

8.1.6 PA15/01087/B – Mr A Bennett for the erection of a detached garage with rear garden room at Thie Vane, Truggan Road, Port St Mary. **No objection raised.**

## 8.2 Planning Approvals:

8.2.1 PA15/00881/C – Mr D Clucas-Morris for the additional use of retail unit for the sale of hot and cold food for consumption on and off the premises (retrospective) at Seamount, Bay View Road, PSM. Condition to note: The cafe and take away may be operational only on Sunday to Thursday between 1000hrs and 2100hrs.

The Board want to question the condition and whether it shuts a business on a Friday and Saturday. RC/MOM

8.2.2 PA15/00839/B – Island Seafare Ltd for the Siting of a shipping container to provide cold storage of processed shellfish (retrospective) at Manesca Building, The Quay, PSM. Condition to note: The building may remain in place as shown in the submitted information for as long as it is used for its approved purpose until at the latest 31 August 2020, whereupon it must be removed unless otherwise approved by the Department. Reason: the structure is clearly a temporary structure which is visible by the public and should not remain in situ for longer than it is required. Noted

8.2.3 PA15/00825/B – Mr C Bramham for the installation of replacement windows to front elevation at Flat 5, Carrick Court, Bay View Road, PSM. No non standard conditions to note. Noted

8.2.4 PA15/00758/B – The Co-operative Group for alterations to shop front, installation of replacement door and replacement goods entrance lighting at the Co-op Supermarket, Bay View Road, PSM. Condition to note: The intensity of illumination of the rear entrance goods lights shall not exceed 30W. Reason: In the interests of amenity. Noted

8.2.5 PA15/00942/B – Manx Ocean Group Ltd for the roof replacement and rendering of dwarf walls to existing conservatory at Bay House, Bay View Road, PSM. No non standard conditions to note. Noted

8.2.6 PA15/00893/GB – Mr J Morris for retrospective approval for alterations and construction of a first floor conservatory (comprising amendments to PA12/01567/GB)(in association

with PA15/00894/CON) at The Old Sail Loft & Smithy, Shore Road, Underway, PSM. A copy of the Officer's report and any correspondence which led to the assessment and decision is now available to view on the Government's website (via Online Services) or at the Department's offices Murray House, Mount Havelock, Douglas. Noted

8.2.7 PA15/00894/CON – Mr J Morris for retrospective registered building consent for alterations and construction of a first floor conservatory (comprising amendments to PA12/01568/CON)(in association with PA15/00893/GB) at The Old Sail Loft & Smithy, Shore Road, Underway, PSM. Officer's report available as above. Noted

9 Policy Matters:

9.1 Appointment of a member to represent the Commissioners on the South Area Working Group for Housing- Terms of Reference attached as a separate attachment: BM approved HK/MOM

9.2 Approval of the replacement of 2015 minutes with identical copies bearing sequential page numbers 1<sup>st</sup> April 2015- 31<sup>st</sup> August 2015. This was agreed – proposed HK/AG

10 Any other business of an urgent nature (by permission of the Chairman):

10.1 Location of Christmas Trees

The Clerk brought up the prospect of locating a tree and Manxonia House. This met with approval. Others at Town Hall one at Mt Tabor

10.2 Bi-election – Confirmation of Mrs B McCabe as Returning Officer. Agreed.

11 Civic Invitations

None received.

- The meeting requested confirmation that regarding the Service of Remembrance have we thought of wreaths, school, bugler, rockets MHK's.

Celebration Christmas- Murray Cringle? Ballkeggan Farm as Santa?

Date of Next Board Meeting: October 2015

**Port St Mary Commissioners Service of Remembrance**

**11<sup>th</sup> November 2015 at 10 45**

Meeting closed 20 35

B McCabe 28/10/15  
Chairman.