PORT ST MARY COMMISSIONERS

ORDINARY BOARD MEETING

17TH DECEMBER 2025 at 6.00pm

MINUTE – PUBLIC SESSION

Present:	Mrs J Teare (Chairman), Mr D Scott (Vice Chairman), Mr W Gelling, Mr L Vaughn-Williams & Mrs G Brunt
Apologies:	Mrs B Williams MBE & Mrs C Hederson

1.	1.1 The Chair welcomed the Board, noted the apologies and declared the meeting open. No interests were declared.	
2.	2.1 Minutes of the Ordinary Meeting held on the 3rd December 2025 were circulated. **Four members present at the meeting are required to approve the minutes. As all members are not present, the Board agreed to defer the minutes to the next meeting.**	
	3.1 The Matters Arising Summary and response to public correspondence by the Clerk from the previous meeting were circulated, discussed and noted.	
4.	Motions: 4.1 Motion to establish a Chapel Beach Committee Mr Gelling's motion was presented to the Board alongside the amended terms of reference. **A vote was called:** **First member:** **WG proposed GB** **JT seconded GB** **DS and LVW were in favour, the vote was carried.** **Second member:**	

	GB proposed WG **DS seconded WG** **JT and LVW were in favour, the vote was carried.** **Third member:** **WG proposed DS** **LVW seconded DS** **JT and GB were in favour, the vote was carried.** The members of the Chapel Beach Committee are confirmed as GB, WG and DS. 4.2 Motion to support The Year of the Manx Language - 2026 Treealltys: Pohlidal Blien Ny Gaelgey – 2026 **WG/GB proposed that the resolution to formally recognise 2026 as the year of the Manx language be acknowledged in promoting, preserving and celebrating the Manx language and cultural heritage within the community, and** **That Manx language visibility within the village, where practicable, such as signage, publications, social media, and public communications be part of the Commissioners' contribution to The Year of the Manx Language 2026.** **LVW, DS and JT were in favour. Carried.**	GB/GB/DS /SAM/MK JT/DS/GB/ WG/LVW/ CH/MK/ SAM
5.	Finance: 5.1 Invoices for settlement in December 2025 were noted and discussed. MK answered the members' questions. **DS/LVW proposed that the invoices for settlement in December 2025 be paid. JT, WG and GB were in favour. Carried.**	MK
6.	Projects: The Board noted the contents of the agenda item await updates where appropriate on the items therein. It was agreed that the Boat Park would be returned to a future agenda to discuss resurfacing.	MK MK
7.	Housing: 7.1 Housing Officers Report The reports were discussed and noted.	

	7.2 Tenancy Arrears Report The report was discussed and noted. MK provided a verbal update and explained that a further £1,400 had been recovered since the report was circulated. The acting clerk reported that the debt counselling messages on social media were being well received.	
8.	Public Correspondence: 8.1 Landslip The acting clerk reported that he had written to the Minister and Department CEO but that a response had not been received. Members commented that there appeared to signs of further subsidence and requested that the acting clerk contact the Department, Minister, Chief Engineer and CEO to obtain design plans to remedy the landslip. Members requested that the acting clerk write every four weeks until information had been provided and works were under way. 8.2 Period products (free provision) Bill The acting clerk was asked to email Ms Faragher to agree to the proposed 6th January 2026 date and time. 8.3 Local economy forum update The Board noted and discussed the paper in the agenda item and requested that the matter be brought back to the next meeting for further consideration and appropriate action. 8.4 Local Government (Amendment) Bill 2023 The Board noted the paper provided and requested that the acting clerk convene a meeting of local authority Chairs and Clerks to agree a strategy and a paper to send to all MHKs. The strategy and paper will be circulated to Board members for approval before being sent to all MHKs, copying in all local authorities.	MK MK MK MK MK

	8.5 High Street update The Board noted the update and requested that the acting clerk write to the Department's CEO and Director of Highways to obtain an update on funding for the High Street and an update timeline for road works.	MK
9.	Planning Matters 9.1 Planning Applications 25/90981/B – Saltwood, Shore Road, Underway for replacement of stone cladding to composite cladding to front elevation. 9.2 Planning Approvals 25/90791/C – Bayqueen Hotel, The Promenade, Port St Mary for change of use of part commercial space to two residential units and residents' gym. Comment to note: 'Despite objection from the local commissioners, the works in this case are considered acceptable and not so far removed from previous approvals to warrant issue or concern. Previously a higher number of apartments and a smaller commercial area was approved and there have been no fundamental changes to policy since those previous approvals.' 25/90897/B – Harbour Masters Office, Alfred Pier for replacement of roof tower glazing, re-location of flue pipe and re-roofing of existing building. 25/90825/B – 20 Lime Street for erection of double story extension to northeast elevation of existing dwellinghouse, removal of redundant chimney, alterations to doors and fenestration, extension to existing terrace, replacement of garage door and re-rendering of existing northeast elevation gable. 25/90801/B – Bayqueen Townhouse 1 to 3 The Promenade for erection of three detached dwelling houses with integral garages.	DG
	10.1 Rates Arrears The acting clerk requested that the item be deferred to the first appropriate meeting in 2026. The Board agreed. 10.2 Meeting and event dates 2025/26 The Board noted that the January 2026 meeting was scheduled for 21st January 2026.	MK
11.	Public Consultations: 11.1 Control of vibrations at work regulations 2025 The Board noted the response and that the consultation had been submitted.	

	11.2 Control of noise at work regulations 2025 The Board noted the response and that the consultation had been submitted. 11.3 Upcoming consultations The Board noted the list of upcoming consultations and agreed that the acting clerk should work with the foreman on appropriate responses to the health and safety consultations. DS agreed to respond to the 20mph consultation. The acting clerk was instructed to prepare responses to the Tynwald Auditor General, National Security Infrastructure Bill and Road Traffic Act 1985 consultations and circulate them to the Board for approval before submitting same. The acting clerk was asked to circulate a link to the consultations hub.	MK/MB MK MK
12.	Invitations: None.	
13.	Any Other Business: The acting clerk was asked to reach out to the local pharmacy about the ongoing supply of prescriptions to the Port.	MK

There being no further business the Public Session of the meeting closed at 7.16pm.