	GARFF PARISH DISTRICT COMMISSIONERS Wednesday 3 rd May 2023, 7.00 pm	
	35 New Road, Laxey	
	Annual General Meeting	
	Minutes of the Meeting	
Present:	Mrs M. Fargher (MF), Mr J. Smith (JS), Ms M. Christian (MC) Ms A. Creer (AC),	
	Mr T. Kenyon (TK), Mr P. Kinnish (PK), Mrs J. Pinson (JP), Mr S. Ryzak (SR),	
Officers:	Mr P. Burgess (PB), Clerk, Mr M. Royle (MR), Deputy Clerk/RFO.	
Apologies		
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7.00pm	Clerk to open meeting.	[
36/23	Election of Chairman	
,	The Clerk took the Chair for this election. He advised that one nomination had been received as	ł
	follows:	l
	Nomination for Stan Rzyak, as Proposed by MF, as Seconded by PK.	ł
	There was a show of hands with six Members (MF, JS, MC, AC, TK, PK) raising their hand to support	ł
	the nomination and one Member (JP) indicating that they were abstaining.	l
	Thus, Mr Ryzak was elected to the Office of Chair by six votes, with one abstention.	l
37/23	Election of Vice Chairman	
-	SR assumed the Chair. Mrs Fargher was proposed for the Office of Vice-Chair by AC. This nomination	
	was seconded by MC. There was a show of hands with six Members (SR, JS, MC, AC, TK, PK) raising	
	their hand to support the nomination and one Member (JP) indicating that they were abstaining.	
	Thus, Mrs Fargher was elected to the Office of Vice-Chair by six votes, with one abstention.	
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38/23	Committees & Boards – Confirmation of Representation	Г
a)	Municipal Association	
b)	Laxey & Lonan Sports and Community Facilities	Γ
c)	Northern Traffic Management Liaison Committee	Γ
d)	Northern Neighbourhood Policing Team Community Partnership meeting	Γ
e)	Eastern Civic Amenity Site Joint Committee	Γ
f)	Northern Civic Amenity Site	Г
g)	Northern Swimming Pool Board	
h)	Northern Sheltered Housing Committee	Γ
i)	Waste Management Steering Group	Γ
j)	Employment Sub-Committee	Γ
k)	Glen Road Recreation Area Sub-Committee	Γ
l)	Garff Sewerage Consultative Group	F
·)	SR proposed that all representations on the above Committees and Boards be maintained for the	F
	Year 2023/2024. PK proposed that MC be appointed onto the Glen Road Recreation Area Sub-	l
	<i>Committee. AC was proposed to join the Employment Sub-Committee. Both of these appointments</i>	
	were accepted by the Chair and agreed.	
	Public Meeting	F
	To open the meeting and request that Members consider this agenda and declare any	
	interest that they may, or may be perceived to have, in its business.	
39/23	Planning Matters	F
	Planning Applications	F
a)	23/00388/B Construction of seven detached houses and associated infrastructure, Fields 612727	F
aj	& 612728, Baldrine Farm, Baldrine Road, Baldrine.	
	<i>Comment from Highways in regard to the accuracy of the drawings in relation to Highway Junctions</i>	
	were noted. It was agreed that further information was required in regard to the style of the proposed	
	dwellings was required. The consensus was that more affordable housing was a more preferable	
	option if use of the site were ever to be permitted. It was also felt that the highway infrastructure	l
May 2023		L

 was inadequate for such a development. It was agreed that the Commissioners would Object to the appropriately meet local housing need. The requests of Highways for further information and revisions would also be monitored, and an indication that the proposals were for dwellings which would meet the need for affordable housing would be relayed to the Department. b) 22/00879/B Frection of fencing to side front garden (partial retrospective), Thornhill, Highfield Drive, Baldrine. Re-advertised. c) 23/00467/B Installation of replacement roof tiles (retrospective), Kionehenin, Dhoon Loop Road, Dhoon. There were No Objections and extensions to existing dwelling, including the removal of a two-storey extension and single storey garage. Crofton, Baldhoon Road, Laxey. A & JS declared a potential conflict of interest in this application. They withdrew from the meeting for the duration of this discussion. c) 23/00459/B - Alterations and extensions to existing dwelling, including the removal of a two-storey extension and single storey garage. Crofton, Baldhoon Road, Laxey. A & JS declared a potential conflict of interest in this application. They withdrew from the meeting for the duration of this discussion. c) 23/00456/B - Frection of replacement rear extension. Thie Gamman Beg, The Crescent, Baldrine. There were No Objections to this application. Approval Notices (DEFA Planning Committee) The following approvals were considered and noted. No further instruction. a) 23/00145/B Retrospective Application for the installation of a lauses previous Dallacosney House Baldhoon Road Laxey. b) 23/00156/B Retrospective Application for the installation of a flue and the erection of a raised patio (both off the rear elevation) Tometob Ballagory Drive Glen Mona Ramsey d) 23/00156/B Retrospective Application for the installation of a Resisting Cortage Baldhoon Road Laxey. <	 application on the grounds of the size and scope of the dwellings which it was appropriately meet local housing need. The requests of Highways for further in revisions would also be monitored, and an indication that the proposals were for a would meet the need for affordable housing would be relayed to the Department. b) 22/00879/B Erection of fencing to side front garden (partial retrospective), Thor Drive, Baldrine. Re-advertised. 	felt would not formation and
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 d) 23/00459/B - Alterations and extensions to existing dwelling, including the removal of a two-storey extension and single storey garage. Crofton, Baldhoon Road, Laxey. AC & JS declared a potential conflict of interest in this application. They withdrew from the meeting for the duration of this discussion. The design, size, and scope of these proposals were considered in detail. The consensus was that a submission indicating No Objections be submitted to the Department. e) 23/00506/B - Erection of replacement rear extension. Thie Gamman Beg, The Crescent, Baldrine. There were No Objections to this application. Approval Notices (DEFA Planning Committee) The following approvals were considered and noted. No further instruction. a) 23/00185/B Installation of replacement windows Dreemskerry Baldhoon Road Laxey b) 22/01415/B Proposed garage with a private yoga studio above & renovation and conversion of an existing cottage and garage for solely tourist accommodation Ballacosney House Baldhoon Road Laxey c) 23/00166/B Retrospective Application for the installation of a flue and the erection of a raised patio (both off the rear elevation) Tomtebo Ballagory Drive Glen Mona Ramsey d) 23/00237/B Proposed first-floor extension over the existing garage. 10 Ard Reayrt Laxey e) 23/00139/B Proposed first-floor extension over the existing garage. 10 Ard Reayrt Laxey g) 23/00237/CON Registered Building consent for demolition elements to PA 23/00271/B Allebasi (formerly The Bungalow) Wheel Hill Laxey. g) 23/00136/B - Demolition of existing consent to apply etchings on two existing glazed internal doors, Christ Church Church Hill Laxey. g) 23/00136/CON - Registered Building Consent to apply etchings on two existing glazed internal doors, Christ Church Church Hill Laxey. g) 23/001376/CON - Registered Building Consent to apply etchings on	Dhoon.	
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	the proposed new site in the Axnfell Plantation that had been discussed at the 12 th April meeting were debated. Some Members felt that the untreated sewage should be pumped to Meary Veg. SR referred to the last few years and the requests from the Commissioners for this to occur. The concerted efforts of the Best4LaxeyBay group were also referenced. Tynwald had voted and re- affirmed the Regional Treatment Strategy in 2022 and Manx Utilities had stated that the only other option for a treatment works if it were not Axnfell was the Cairns Site. TK stated that the Commissioners had been 'told' rather than consulted. JS suggested that MU had not been fully open about and transparent about the financial and practical details of their proposals in their discussions with the Commissioners. The location of the proposed pumping stations were discussed. MU had stated that these and the route of the pipelines would be announced in the coming weeks once negotiations with landowners had been completed. The process by which Government would 'call-in' the planning application for the Axnfell site were discussed. This would involve pre-planning discussions between MU and the relevant Government Departments such as the Planning Directorate. The application would then be considered by a Government appointed Inspector from the UK through a Public Inquiry process. Actions to write to the incoming Auditor General and to the Garff MHKs had been agreed at the last meeting. PB advised that no contact details had been announced to date. The LGU had been contacted and advised that they would revert to the Commissioners once they had been advised.
7.48pm	JS gave apologies and withdrew from the meeting.
42/23	General correspondence -
a)	Green Creek Hut Company – Request to operate a mobile sauna on Laxey Promenade. <i>This request was considered. It was felt that the information provided by the operator was too vague.</i> <i>It was agreed that the operator needed to provide further details such as proposed location,</i> <i>dates/times, and the consequences of the wood smoke generated on the area, etc. Clerks to advise</i> <i>the operator that detailed proposals needed to be submitted to the Commissioners before a Trade's</i> <i>Licence could be issued.</i>
b)	Request to use the Commissioners' office for a drop of point the Pet Food Pantry. The pet food
	pantry is an organisation to help people who may be struggling to feed their pet. It was agreed that a receptacle could be sited in the Commissioners' Offices.
c)	Invitation from PSM Commissioners to attend the Mona's Queen III Anchor Memorial Service 2023 at time 14.00 hrs on 29 th May 2023, at the Anchor Memorial site, Kallow Point, Port St Mary, 83rd Anniversary of Operation Dynamo. <i>TK advised that he would attend on behalf of the Commissioners.</i>
d)	Email from Rossborough advising their brokerage charges for the Commissioners Insurance Policies.
	With regards to our broker fee, last year it was £2,500 (unchanged from 2021). With the Isle of Man CPI measure currently reading 9.1% for March 2023 it is our proposal to increase our fee to £2,727.50 from renewal. It was noted that the Commissioners were now in the third year of a five-year agreement and that this included annual rises in line with inflation.
e)	Insurance renewal - A request for a formal 28-day extension of the expiring cover has been submitted to Zurich Municipal. This is due to ZM not providing not having provided renewal terms. <i>PB advised that this had been granted due to the delay in Zurich providing the renewal terms.</i>
43/23	Committees & Boards – By Exception
44/23	Operational Reports
a)	35 New Road – Events – Brass Band Festival debrief. Laxey Fair - Update. <i>MC reported that a meeting of this year's four-person Committee had taken place on the 26th April.</i> <i>The scope of the 2022 Fair had been discussed and the majority of Committee Members had felt that</i> <i>the event had declined over recent years and needed to be revitalised. A 're-vamp' of the Fair had</i> <i>been discussed with the majority of the Committee feeling that the 2022 had been somewhat</i> <i>disappointing. The majority had felt that, at this late stage, it was now too late to develop the 2023</i> <i>event effectively. The Committee had considered whether it would be in the interest of the future of</i>

	the event that it be deferred this year in order that it be developed and enhanced in 2024. MC advised that at the meeting the majority of the Members had indicated that the event should be deferred to avoid further loss of public goodwill and support for the event.	
b)	Cooil Roi – To receive a report from the Housing Manager. The clerks advised that there were no matters to report at this meeting. The Housing Manager would issue a written Report in due course.	
45/23	Any Other Urgent Business (to be submitted in writing by mid-day the previous Tuesday to the date of the meeting).	
a)	Date of next Meeting – June meeting falls on 7 th which is during TT race week. Recommendation meeting date is brought forward. <i>It was agreed that the next meeting would take place on the 24th May followed by a meeting on the 14th June.</i>	
46/23	Matters in Private	
a)	Commissioners Property - Leases. JP declared a business interest in these matters and withdrew from the meeting. <i>A discussion took place.</i>	
	Date of next meetings: 24 th May 2023 & 14 th June 2023	