

## LAXEY VILLAGE COMMISSIONERS

### Mid Monthly Meeting

Wednesday 16<sup>th</sup> March at 10.00am.

## Meeting Minutes

**Present:** Mr J James, Mr P Kinnish, Mr AJ Moore (Chairman), Mrs J. Pinson.

**In Attendance:** Mr P. Burgess, Clerk. Mr M. Royle.

**Apologies:** Mr P Hill, Deputy Clerk, Mrs R. Bate (Vice Chairman)

**134/15 Meeting with Peter Tyreman of Ellis Brown and a representative from All in One Builders -** to discuss Laxey campsite shower block and Glen Rd recycling area. A discussion took place in Private. It was unanimously Resolved the Clerk send a letter of intent to Ellis Brown advising the Commissioners commitment to progress the scheme, also requesting confirmation of the cost for labour, products and materials will be fixed with respect to the start date 3<sup>rd</sup> October 2016. A discussion took place with respect to proposal to surface and improve the Glen Road Recycling Area. It was Resolved to instruct Manx Roots to undertake a survey of two Cupressus Macrocarpa trees on the boundary of the site and produce a report compliant with BS 5837.

### 135/16 Planning Matters

#### Planning Applications

- a) **Planning Application No 16/00264/C.** Additional use of residential dwelling as tourist accommodation, Thie-Ny-Mara, Shore Road, IM4 7DJ. [LVC ref 3751].  
It was Resolved to approve Planning Application no. 16/00264/C.
- b) **Planning Application No. 16/00265/B.** Removal of a lean-to greenhouse and installation of a replacement window to dwelling. Thie-Ny-Mara, Shore Road, IM4 7DJ. [LVC ref 3752].  
It was Resolved to approve Planning Application no. 16/00265/B.
- c) **Planning Application No. 16/00276/C.** Change of use from former dog grooming premises to a facility for the preparation and storage of cold pressed vegetable and fruit juices, The Store, The Promenade, IM4 7DD, Laxey. [LVC ref 3753]  
It was Resolved to approve Planning Application no. 16/00276/C.
- d) **Planning Application No. 16/00286/B.** Replacement of existing failed retaining wall, River Wall to South of Laxey River Weir, Fire Station, Mines Rd. Laxey. [LVC ref 3754].  
It was Resolved to approve Planning Application no. 16/00286/B

#### Approval Notices (DEFA Planning Committee)

- e) **Planning Approval Notice No. 15/01386/B** of 11.02.16 in respect of alterations and erection of a replacement detached garage at Stroanville House, Fairy Cottage, Laxey, IM4 7BR. [LVC Ref:3740].  
It was Resolved to note Planning Approval Notice No. 15/01386/B.

#### Refusal Notices (DEFA Planning Committee)

- f) Nil.

#### Appeal Notices (DEFA Planning Committee)

- g) Nil.

#### Planning Enforcement (DEFA Planning and Building Control)

- h) Nil.

#### Planning - other Correspondence

- i) Nil.

### 136/15 Approval of Minutes

The minutes of the monthly meeting held on Wednesday 2<sup>nd</sup> March 2016 were examined for accuracy and it was unanimously Resolved that they represented a correct statement of events.

*Proposed by: JJ, Seconded by: PK*

**137/15 Matters arising out of the minutes 2<sup>nd</sup> March 2016.**

- a) **Lady Evelyn Paint** - The Clerk advised the paint used was a product called Aquatec. A discussion took place.

**138/15 General Correspondence**

- a) **MUA 2016/17 Street Light Maintenance Contract** – Contract between Laxey Commissioners and MUA, including pricing schedule. Presented for approval and signature by Chairman and Clerk. It was unanimously Resolved to renew the contract with MUA for the year commencing 1<sup>st</sup> April 2016. Proposed **AM**, Seconded **PK**.
- b) **All Saints Church Lonan** – Steve Rodan MHK email dated 07.03.16, with update. See papers attached.  
It was Resolved to note the email correspondence in respect of All Saints Church Lonan.
- c) **Streetlights LA091 LA043 LA041 - South Cape Corner** – MUA email dated 08.03.16.  
The estimated cost of three replacement standard 70W Evolo fittings and 1M arms would be £1,000 + VAT  
The estimated cost of three replacement 36W or 54W Ampere LED fittings and 1M arms would be £1,492 + VAT  
If the commissioners don't utilise the traffic management that our overhead line team will have in place next week then an additional charge of £840 + VAT would apply.  
It was Resolved to approve the installation of LED fittings, with wattage to be determined as suitable by the engineer.
- d) **Sunny Cottage – Promenade Shelter Complex** – Quotation for Various Maintenance works from R&M Barlow Construction Ltd, total £420.00 ex vat.  
It was unanimously Resolved to approve the expenditure as quoted.
- e) **Replacement Laxey Bridge** – Laxey Residents email at 2032hrs on 10.03.16, with comments in respect of the disruption caused and in respect of decoration of the bridge. See email attached.  
It was Resolved to note correspondence and comments contained therein.

**139/15 Reports**

- a) **Works and Amenity – PB and MR**  
**Discussion In Private - MR** presented reports produced by a qualified Arborist in respect of a new of trees on four areas of land owned by the Commissioners that were either dead, diseased or presented a danger to property. **MR** advised that licence application had been submitted to DEFA. A discussion took place and it was unanimously Resolved to approve the quotations presented and progress with essential works. **AM** proposed that subject to approval by the Department that funding up to a maximum of £10K be approved for removal of trees including the land between the junction of New Road / Axnfell Lane and New Road / Lhergy Grawe. Pending consultation and approval from DEFA and it was Resolved to progress these works. Seconded by **PK**.
- b) **Campsite Installation of wifi** – It was unanimously Resolved to approve installation cost of £315.00 and monthly rental of £65 per month for Ultima Broadband, provided by Manx Telecom.
- c) **Floor Painting in Promenade Shelter** – A discussion took place and it was Resolved the Clerk investigate options for preparing the surface for painting and options for laying of none slip tiles.
- d) **Maintenance of Children's Play Equipment** – **MR** presented options for repair of roundabout at the Promenade play area, including replacement, stating that the equipment particularly on the Proeande was nearing the end of its useful life. It was unanimously Resolved to approve the purchase of a replacement including installation cost.
- e) **Ring Fencing funds for replacement play equipment** – **AM** proposed that monies were ring fenced for the purpose of replacing children's play equipment. A discussion took place and it was Resolved the Clerk provide information in respect of reserves and projects previously identified for ring fencing to the meeting 06.04.16.

- f) **Renewal of Contracts – Grass Cutting, Footpath/Verge Cutting and Toilet Cleaning** – Clerk recommended these contracts were renewed for a further 12 months ending 31<sup>st</sup> March 2017. It was unanimously Resolved to approve this recommendation. Proposed **AM**, Seconded **JP**.
- g) **Replacement Litter Bins Laxey Promenade x 4.** Price for Swintex Copperfield - £220 each. It was unanimously Resolved to order no.4 Swintex Copperfield bins in Black.
- h) **Regeneration Committee meeting 10.03.16 – JP and PK** reported that question had been raised with respect to funding and as to why some elements of the scheme had not been completed. The footpath link from the rear of the Coop the station had not been completed due the proximity of tree roots to the surface and the footpath between the station and Mines Tavern had been removed from the scheme in response to the criticism regarding the visual impact of the granite pavements. Additional monies had been spent turfing the north section of the Rose garden, the original plan was to seed only. It had been agreed to look at way of tidying the area at the back of the coop and make the area safe for public access. Steve Rodan had been tasked with speaking to Ian Longworth with respect to removing the bollards at the rear of the coop. A scheme to raising the station Kiosks of the ground was being looked at. It was still the intention to paint the traction poles green, however they were still looking at system for doing this. A discussion had taken place with respect to painting the telephone box and Mr Richard Henthorn had volunteered to do this if the Commissioners provided the paint and ways of tidying up the areas either side of the telephone box had been discussed. It was reported that the portacabin would be returned to the station for the Ultimate Driving Experience training. Finally, **JP** reported on the progress of the Art work planned for the village square and visualisations were presented.

#### 140/15 **Any Other Business**

- a) **Matters Arising from Garff meeting – 09.03.16**  
**Staffing Matters** – Harmonisation of employment contracts.  
**Pegasus Health and Safety** – Cost proposal to produce a Health and Safety Policy for Garff District Commissioners.  
 The Clerk provided an update on progress of matters relating to harmonisation of employment contracts and the need to review Health and Safety Policies for the purpose of producing on for the new Garff Board. A discussion took place and it was unanimously Resolved to proceed with the production of a Health and Safety policy for Garff Commissioners.
- b) **Fairy Cottage Filling Station 50<sup>th</sup> Anniversary.**  
**Discussion In Private** - A member of public emails 14.03.16, - On 6<sup>th</sup> April this year is Ruby's 50<sup>th</sup> anniversary of opening Fairy Cottage Filling Station, asking if the Commissioners plan to mark the event. A discussion took place and it was Resolved the Clerk would purchase a card and flowers to be presented to Ruby.
- c) **Alleged Breach of Planning Control – Works carried out not in accordance with the approved plans under PA 12/01370/B, Glevum, The Promenade, Laxey.** Department of Environment, Food and Agriculture letter dated 10.03.16, acknowledging that the steps were not shown on the plans submitted by Mr Corris and they fall outside of the land in the ownership of Mr Corris, the department cannot establish who the land belongs to. It has been established that the lane is neither an adopted highway nor a public right of way on foot. As such, the Department is not in a position to issue a Planning Enforcement Notice, as such a notice is required to be served on the owner of the land. The Department's hands are, therefore, tied, unless the Commissioners can provide the land owners details.  
 The Clerk referred to a letter from Planning Enforcement Officer stating the lane was not a designated right of way and they had been unable to establish the lawful owner, consequently nothing could be done to enforce the breach of planning in respect of the steps placed on the land. A discussion took place and the Clerk recommended carrying out land searches. It was Resolved the Clerk contact Mr NG Crowe BSc (Hons) FRICS and request a cost proposal for undertaking the required searches to enable the Commissioners to make application for ownership based on possession.

- d) **Laxey and Lonan Live at Home** – Invitation to Chairman to attend AGM, Friday 18<sup>th</sup> March, 7pm, Christ Church, Laxey.  
Invitation was passed to **AM**, Resolved to note.

Meeting Closed at 13.15pm  
Date of next meeting – Wednesday 6<sup>th</sup> April 2016, 10.00 am.