

Public Session

MAROWN PARISH COMMISSIONERS

Minutes of a Meeting of the Board of the Marown Parish Commissioners held at 7pm on
Wednesday 16 October 2024 in the Methodist Church Hall, Old Church Road, Crosby

In Attendance:	Mr T Miles	Chairman
	Mrs E Cox	
	Mrs A Lynch	
	Mr J Lovelady	
	Mr C Forbes	
	Mrs J B Devereau	Clerk

10. Apologies

None

11. Conflicts of Interest

The Chairman read the agreed text. No conflicts of interest noted.

12. Visitors

None

13. Minutes

The Minutes of the meeting held on 18 September 2024 were discussed and approved. The Chairman signed the Minutes as a true record.

14. Matters Arising - Not on the agenda

None noted

15. Planning

15.1. Completion Certificates – The following completion certificates received were noted:

- 22/07795/OR - Detached garage and store - Ballagarey Faaie, Main Road, Glen Vine
- 24/07396/TOU - Change of use of garage mezzanine to additional tourist accommodation - Ballagarey Faaie, Main Road, Glen Vine
- 24/07239/DEX - Removal of chimney stacks, breasts, wall & installation of timber beam, enlarge opening & install double doors - 5 Greeba Avenue, Glen Vine

15.2. Planning Committee - the following were noted:

- 24/00001/B - Fields 321756, 324673 & 324974 Braaid Road, Braaid - New Farmhouse and Agricultural Barn - Discussed at January Commissioners' meeting - objection submitted.

Applicant submitted additional information - discussed at September meeting - barn back in original position - objection submitted. Planning Committee meeting held on 30 September

2024 - PC decided to conduct Site Visit at 10am on Thursday 24 October 2024. Applicant has since submitted further information - it was resolved that no further comment would be made.

- 14 October 2024 Meeting - 23/01367/B - The Nab, Top Road, Crosby - Erection of domestic wind turbine - Discussed at December 2023 Commissioners' Meeting - no objection. Planning Officer recommendation is to approve the application. It is to be noted that this application has now been approved.

15.3. Planning Decisions

6.3.1 Approvals - the following were noted:

- 23/01441/B - Erection of two agricultural buildings, Field 321916, Cooil Road - several conditions, including materials, landscaping, lighting and only for agricultural purposes.
- 24/00440/B - Relocation of two agricultural buildings, Field 324368, Top Road, Crosby - several conditions, including levelling, landscaping and only for agricultural purposes.

6.3.2 Refusals - none notified

6.4 **Planning Enforcement** - none notified

6.5 **Building Control** - None notified

6.6 **Planning Conditions** - None notified

7. Consultations

The following were discussed:

7.1. Consultations notified:

- Waste Strategy Principles - closes 31 October 2024. A draft response was circulated and agreed to be submitted.

7.2. Consultations on Government Website not notified and it was resolved to make no comment:

- Climate Change (Single Use Vaping Products) Regulations - closes 11 November 2024

8. General Matters and other Correspondence

8.1. Remembrance Services

- 8.1.1 **Marown** - 10.45am Sunday 10 November, Marown Church - invitations sent to local organisations / groups to lay wreaths. Commissioners to arrive by 10.25am.
- 8.1.2 **National Service** - Chairman invited - 3pm, Sunday 10 November 2024, Royal Chapel of St John and at National War Memorial, St John's

8.2. **Website and Social Media** - ongoing issues with incorrect details for Marown Commissioners on internet - Government website, Manx Telecom isleofman.com website, Google search, Manngis maps etc - Clerk to address

8.3. **City of Douglas Civic Sunday Service** - 11am 22 September 2024 at Cathedral Church of St Mary of the Isle, Douglas - Mr Miles attended

- 8.4. **Marown Civic Service** – Sunday 29 September 2024 – this was well attended and people thought the service went well, with thanks to Lesley Turnbull for the catering. Mrs Cox thanked the Clerk for being there and taking an active part in the service and greeting parishioners.
- 8.5. **Andreas Civic Service** – Chairman invited – 10.30am, Sunday 27 October 2024, Kirk Andreas Church
- 8.6. **Clerk's Forum** - Thursday 7 November 2024 – apologies given as Clerk is away
- 8.7. **Government Proposal to create a Housing Association** – there is no housing stock in Marown. There was a similar proposal a few years ago where the West was going to be used as a trial, but nothing was progressed
- 8.8. **Paper recycling termination** – this is in respect of the DoI's Bring banks only, of which there are none in Marown. The recycling stations at Reayrt ny Chrink and the Church are emptied by the Western Civic Amenity Site, using their electric vehicles. The WCAS is still accepting paper to be recycled.

9. Highway Matters

- 9.1. Glen Vine Road Closure application - junction with Ballagarey Road to A3 Top Road for the period 4 - 7 November 2024
- 9.2. Lhoobs Road Closure application – 11 – 22 November 2024
Mrs Lynch will post the above two closures on the Facebook page
- 9.3. Parking in Old Church Road, TT & MGP – Alan Hardinge & Sgt Elliot Butler have been invited to the November meeting

10. Any Other Business

- 10.1. Mrs Cox said that the verges along the Plains of Heaven road and Garth Road have not yet been trimmed – Clerk to check with contractor
- 10.2. Mr Lovelady met with Charles Harrison, DEFA Tree officer, regarding invasive cherry tree roots at Ballagarey Crescent. Mr Harrison agreed that the cherry tree could be cut down, along with the ash trees suffering from ash die-back, but we need to apply for a tree-felling licence. The Commissioners maintain the land, but there is an outstanding matter of the transfer of the land in question from Heritage Homes to the Commissioners, which has been ongoing since 2010. Clerk to follow up.
- 10.3. Invitation received for Chairman to attend the enthronement of the new Bishop, Right Rev'd Patricia Hillas, at Peel Cathedral at 2pm on Saturday 16 November 2024.
- 10.4. The Crown and Elections Team will be arranging training in respect of the 2025 Local Authority General Elections. It is proposed that there will be refresher training for Deputy Returning Officers in January/February 2025, training for Presiding Officers, Polling Staff and Count Staff in February 2025 and training for potential Candidates in March 2025.
- 10.5. Query received asking if the Commissioners have any old photos of farms in the area – we don't. The iMuseum was suggested as a potential resource.

11. Date and Time of Next Meeting

Wednesday 20 November 2024 at 7pm in the Methodist Church Hall, Old Church Road, Crosby.

Signed

Date

Chairman

Confidential Session

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	Mrs E Cox	
	Mrs A Lynch	
	Mr J Lovelady	
	Mr C Forbes	
	Mrs J B Devereau	Clerk

1. Apologies

None

2. Minutes of Previous meeting

The Minutes of the meeting held on 18 September 2024 were discussed and approved. The Chairman signed the Minutes as a true record.

3. Matters Arising - None

4. Planning

4.1. New Applications - the following were considered:

It was resolved to make no objection to the following:

- 24/91069/B - The Elms, Westmead, Glen Vine - Erection of garden shed and polytunnel

4.2. Amendments and Additional Information

- 23/01155/B - Bridge House, West Baldwin - Erection of 3 tourist accommodation pods - it was noted that this Application has been withdrawn
- 24/00713/A - Land adjacent to Main Road, Trollaby Lane and residential area of Strang Road, Union Mills - Application for approval in principle for residential development with access from main road - Additional information received, so re-published. This matter was discussed at the August meeting. The additional information received included a Road Safety Audit and further plans. It was noted that Highways are still concerned regarding the increase in traffic and lack of information provided, that this is an outline application, that 25% would be affordable housing, but concern expressed regarding the infrastructure. After discussion it was resolved that no further comment would be made.

4.3. Appeals - None

5. Meetings:

- 10.1. **Peel & Western Housing Committee** – the next meeting is on 22 October 2024
- 10.2. **Western Civic Amenity Site Board** - Mrs Lynch attended the meeting held on 8 October 2024.
 - 10.2.1. The budget is still being considered, but currently looking at a 19.2% increase – which is only an increase of 8p/household/week. In total, it costs £1.34/household/week to operate the WCAS, which is good value.
 - 10.2.2. Savings in waste charges of £67,928.34 from 1 April 2024 to 6 September 2024.
 - 10.2.3. The Compacting machine is currently out of action so having to rent one until the parts arrive.
 - 10.2.4. The proposal for an ID card was discussed and considered to be a good idea. The cost of producing the cards will be ascertained, with the suggestion of different colours for different parishes and the provision of 2 cards/household on production of a utility bill.
 - 10.2.5. WCAS is not licensed to take food waste. The grass cuttings currently go to Ballanavan and WCAS pays for their disposal. There is the possibility that if a Biomass Plant is built on Isle of Man then it could take the grass cuttings.
 - 10.2.6. The DoI has confirmed that from 1 April 2025 the waste gate fee charges as the incinerator will increase by 5.23% to £118.91/t for domestic waste and £236.73/t for commercial waste.
 - 10.2.7. Mrs Lynch asked Mr Forbes to attend the meeting on 11 February 2025.
- 10.3. **Western Area Swimming Pool Board** – Mrs Cox attended this and the quarterly meeting on 26 September 2024
 - 10.3.1. There has been an uptake in lessons and footfall in the café has increased
 - 10.3.2. They are looking to improve the facilities in Peel by revamping the toilets and installing underfloor heating
 - 10.3.3. Service level agreements will be drawn up
- 10.4. **Western Neighbourhood Policing Team** – there has been no meeting
- 10.5. **Municipal Association** – Sarah Maltby was the guest speaker and at the next meeting Tim Crookall will be the guest speaker.
- 10.6. **Marown Parish Community Care** – there has been no meeting
- 10.7. **LAFOG meeting** – DONM - Thursday 5 December 2024 at Port Erin Commissioners

6. Advocates Searches – the following were noted:

- Simcocks – 12 Glen Darragh Gardens, Glen Vine
- Bridsonhalsall – 23 Bolland Drive Glen Vine
- Carters – Karwendel, 3 King Orry Road, Glen Vine

7. Financial Matters

- 7.1. The Transaction Statement for September 2024 was discussed and approved.
- 7.2. Online banking – this is now set up. Clerk to draw up the list of payments to be made to be signed at each Commissioners' meeting, then make the electronic transfers

- 7.3. LED Street lighting replacement – Mr Lovelady has investigated options to reduce the quote, but this is not possible, as the tarmac replacement has to be at the full width of 600mm. The quote therefore stands in the total sum of £58,002 for the replacement of the street lights along the main road from Marown School to Ballavitchel Road. This is valid for a period of three months from 2 October 2024. The Commissioners decided that, although the cost will have to come out of reserves, it is a project that needs to be undertaken and will be of great benefit to the whole community. Mr Lovelady will speak to MU to ascertain when the works can be started, how long they will take and whether payment can be made over two financial periods, but at the fixed cost.
- 7.4. Crosby Public Toilet door – one quote has been received – options of upvc or aluminium, door opening inwards. Second quote awaited. Clerk to check whether it is a legal requirement that disabled access public toilets open outwards. The suggestion was made that as the Commissioners no longer have a presence on the MMPF site, responsibility for the toilet is handed back to the MMPF Committee, after a new door is fitted, as the people who use the toilet are the patrons of MMPF. Clerk to draft letter.

8. Clerk to the Commissioners

- 8.1. The Commissioners have drafted a contract of employment. Clerk to review.
- 8.2. Election training for the Clerk as Deputy Returning Officer on 17 October 2024 noted
- 8.3. Local Government Pension Scheme Training – 4pm Wednesday 23 October 2024 – Clerk unavailable, so apologies given, but any papers will be forwarded.
- 8.4. Annual Leave (off Island) – Thursday 7 November – Monday 18 November 2024. Clerk to put out of office message on answerphone and email to give date when next available, but to say if urgent, then please contact Chairman.

9. Any other Business

- 9.1. Letter received from an Environmental Health Officer regarding alleged breaches of the Housing (Registration) Regulations 2013 and Housing (Standards) Regulations 2017 for a property in Glen Vine listing actions that must be taken within 3 months and that failure to carry out the required works “...may result in the recommendation to Marown Commissioners to instigate formal action to secure compliance.” At the end of the letter it states “*This letter is written on behalf of Marown Commissioners. The signatory is an authorised officer of, and acting on behalf of, that Local Authority to whom a copy of this letter has been sent.*” But this is a private property, not Local Authority housing and nothing to do with Marown Commissioners. Clerk to contact EHO and request retraction.
- 9.2. The Clerk spoke to the Rates section who explained that when building works are completed, although the Local Authority are sent Completion Certificates, the Rates section are not, so they only know if work has been undertaken and that a property needs to be revalued if the builder tells them. However, if I send them a list of Completion Certificates, then they will visit to determine whether an increase in rateable value is required.
- 9.3. The Commissioners requested a hard copy of the Electoral Register, or access to an electronic version in order to obtain names of householders to address letters to with regard to, for example, hedge trimming etc. Clerk to follow up.
- 9.4. Carbon Literacy Training is being provided by the Climate Change Transformation Team
- 9.5. All agendas and papers to be sent out in hard copy rather than some electronic and some hard copy, though Mr Forbes would also like an electronic version.

- 9.6. Advocates Search Fees discussed – those for Marown are set at £75, whereas other Local Authorities charge more. Resolved to leave as is for now and review next year.
- 9.7. Email received regarding ownership of an access lane to Crosby Wholesalers site pertinent to a Planning Application from 2023. This is a boundary dispute between the applicants and Crosby Methodist Church and nothing to do with the Commissioners.
- 9.8. Mrs Quayle has asked for the Marown Commissioners’ minutes to be changed as the MMPF Committee believe they do not represent the correspondence between the parties with regard to the office rent and offer of support towards playground equipment. It was noted that the minutes do state the Commissioners’ conditional nature of the offer (regardless of whether the MMPF Committee agree with that) and that the Minutes were agreed by the Commissioners as a true reflection of what was discussed and agreed and signed as such and cannot be changed.
- 9.9. The Commissioners’ Christmas meal will be after the Board Meetings on 18 December 2024 – the Confidential Session will start at 6pm to accommodate this. Mrs Lynch will book a table at The Crosby for 8pm.

10. Date and time of next meeting

Wednesday 20 November 2024 immediately following the Public Session

Signed

Date

Chairman