

Castletown Town Commissioners

Town Hall & Civic Centre, Farrants Way, Castletown,
Isle of Man, IM9 1NR

Tel + 44 (0) 1624 825005

Town Clerk: H F Mackenzie BSC (Hons) ARSM
clerk@castletown.gov.im



Friday, 29 July 2022

Dear Sir/Madam

Please note that the Ordinary Board Meeting will be held in the Town Hall Board Room on

Monday 1st August

Yours faithfully

Town Clerk

AGENDA

1. Chairman's Welcome
2. Minutes of Ordinary Board 4th July 2022
3. Business out of same
4. Accounts
5. Notice of Motion
 - Mr Cubbon to move a motion regarding a public meeting.
 - Mr Ludford-Brooks to move a motion regarding all island pool rate.
6. Correspondence
 - 6.1 Invitations and Events**
 - 6.2 General Correspondence**
7. Planning applications
8. Planning matters / decisions
9. Consultations
10. Matters for future discussion

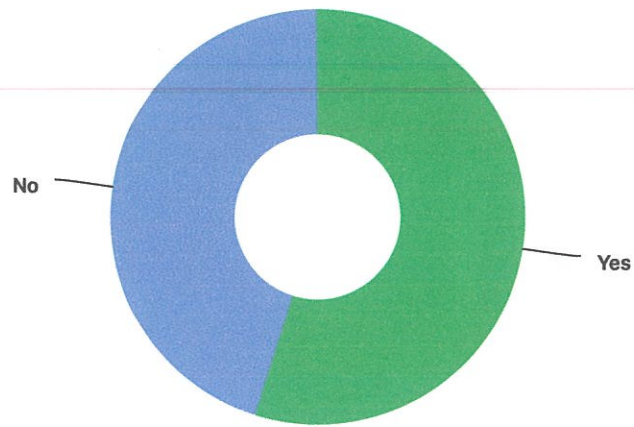


SERVING THE COMMUNITY SINCE 1884

Market Square Perception

Q1 Do you live in Castletown ?

Answered: 592 Skipped: 1



ANSWER CHOICES

Yes

No

TOTAL

RESPONSES

54.90%

45.10%

325

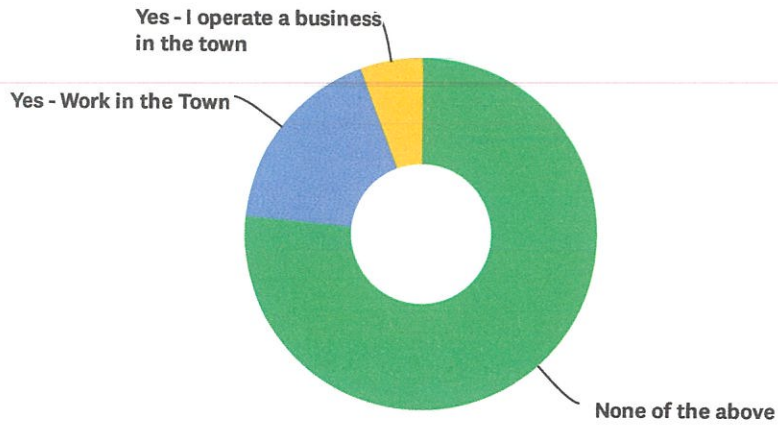
267

592

Market Square Perception

Q2 Do you work in the town or run a business.

Answered: 592 Skipped: 1



ANSWER CHOICES

None of the above
Yes - Work in the Town
Yes - I operate a business in the town
No - I don't work
TOTAL

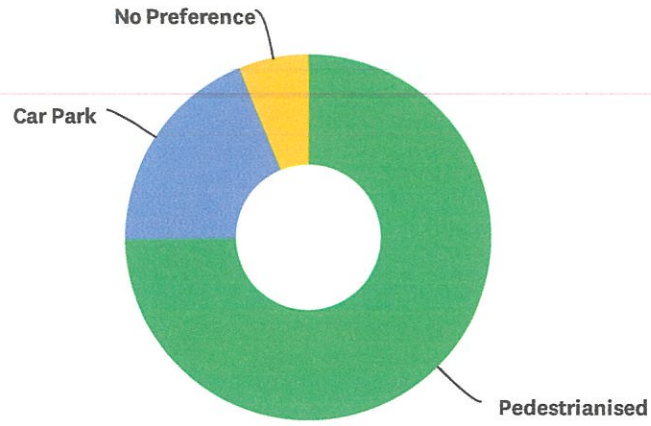
RESPONSES

76.52% 453
17.74% 105
5.74% 34
0.00% 0
592

Market Square Perception

Q3 Do you prefer the Square pedestrianised or as a car park.

Answered: 591 Skipped: 2



ANSWER CHOICES

Pedestrianised

Car Park

No Preference

TOTAL

RESPONSES

74.79%

18.95%

6.26%

442

112

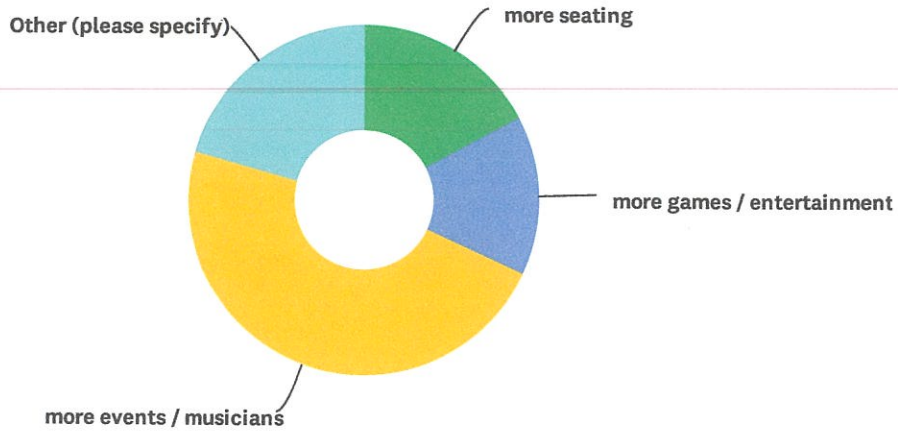
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591

Market Square Perception

Q4 If you prefer the Square pedestrianised would you like to see

Answered: 543 Skipped: 50



ANSWER CHOICES

- more seating
- more games / entertainment
- more events / musicians
- Other (please specify)
- TOTAL

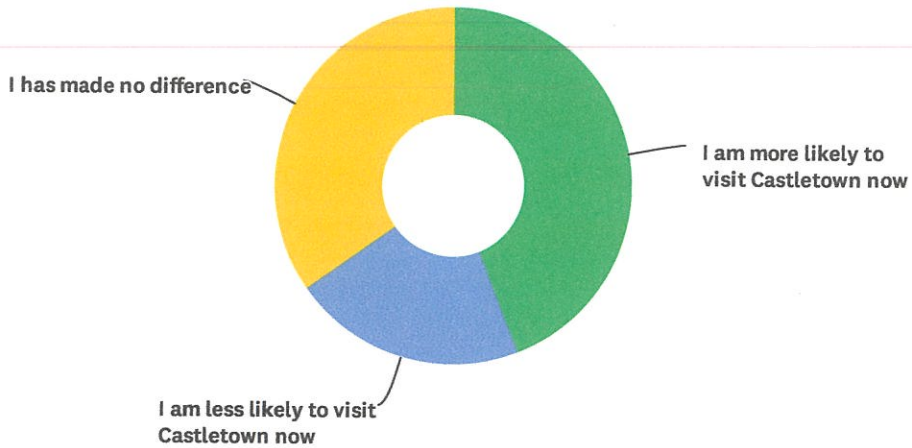
RESPONSES

| | | |
|----------------------------|--------|-----|
| more seating | 17.13% | 93 |
| more games / entertainment | 14.73% | 80 |
| more events / musicians | 47.51% | 258 |
| Other (please specify) | 20.63% | 112 |
| TOTAL | | 543 |

Market Square Perception

Q5 Has the Closure of the Market Square to vehicles affected your perception of the town.

Answered: 589 Skipped: 4



ANSWER CHOICES

I am more likely to visit Castletown now

I am less likely to visit Castletown now

I has made no difference

TOTAL

RESPONSES

43.97% 259

21.22% 125

34.80% 205

589

Market Square Perception

Q6 Do you have any other feedback with specific regard to the Market Square ?

Answered: 442 Skipped: 151

Market Square Perception

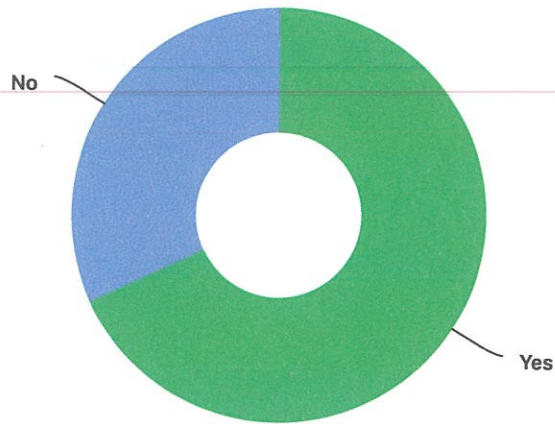
Q7 What would make you more likely to visit Castletown ?

Answered: 465 Skipped: 128

Market Square Perception

Q8 If you visit the Town by car, can you find a parking space easily ?

Answered: 569 Skipped: 24



ANSWER CHOICES

Yes

No

TOTAL

RESPONSES

68.01%

31.99%

387

182

569

Market Square Perception

Q9 If you would like us to contact you to discuss your feedback please provide an email

Answered: 95 Skipped: 498

Castletown Town Commissioners

Ordinary Board Minutes

4 July 2022

Present: Mr J. Horton (Chairman) (JH)
Mr J. Ludford-Brooks (Vice Chairman) (JLB)
Mrs B. Cannan (BC)
Miss D. Quinney (DQ)
Mr C. Leather (CL)

Apologies: Mr J. Cubbon (JC)
Mr N. Bradleigh- Rogers (NBR)

Attending: Mr H. Mackenzie, Town Clerk (HMCK)
Mr L. Wylie, (LW)
Miss H. Fox (minutes)

OB/19.22 Chairman's Welcome

Mr Horton opened the meeting and welcomed those present. He stated that Miss Fox was in attendance to take minutes from the board meetings. He noted Mr Ludford-Brooks had represented the town at a Civic Sunday event in Douglas.

OB/20.22 Minutes

It was resolved the minutes of the meeting of 6 June 2022 be approved as read and a true and accurate record.

Proposed: Mr J. Ludford-Brooks

Seconded: Mr C. Leather

OB/21.22 Business out of the same.

Mr Horton queried if there had been any progress with the Fire Station. It was confirmed that a request had been made to Bottle Monkey to provide a public update which has not been done as yet. It was suggested by Mr Horton that a meeting be set up with Bottle Monkey to discuss this matter given the lack of progress. It was also noted during discussion raised by Mr Leather that all the parking spaces outside the old Fire Station including the turning circle would need to be removed to allow for access for the required works to be completed.

Action: Meeting to be scheduled with Bottle Monkey for an update.

Following on from the previous meetings discussions regarding the wider parking issues, it was suggested the items for discussion with the DOI would be as follows:

- Traffic regulations
- Market square becoming a long term, permanent order
- The one-way system

Action: Meeting date to be finalised for end of August/start of September.

Mr Ludford-Brooks queried if there was any further update on the Southern Swimming Pool Board. The Clerk confirmed he has received no reply to his correspondence sent.

Action: Reminder due to be sent 8 July 2022.

The Clerk confirmed Treasury have advised that an extraordinary meeting needs to be scheduled to ratify borrowings.

Action: Meeting to be arranged.

It was confirmed the notice board outside Coffee Craft has been removed and is now located in the Town Hall Foyer. Going forward the notice board will be put in a different place in the town.

Mr Ludford-Brooks noted a letter had been sent to the residents of Queen Street and Scarlett Road to garner opinion on whether the grassed areas should be cut.

OB/22.22 Accounts

It was proposed that the accounts be accepted.

Proposed: Mr J. Ludford-Brooks

Seconded: Ms B. Cannan

OB/023.22 Notices of Motion

It was noted that Mr Cubbon brought a notice of motion forward regarding the Southern Swimming Pool Board. A discussion took place lead by Mr Leather considering whether the NOM was formatted in the correct way. The Clerk confirmed the part to note for the NOM was Mr Cubbon wishes to call a public meeting with relevant MHKS. The Clerk noted that it is felt the pool board is being used as a political lobbying tool to circumvent Local Authority boards. Issues with KWC not having interested party status yet commissioners Arbory and Malew.

As Mr Cubbon was not in attendance, it was unanimously felt that this NOM should be deferred.

Action: All board members agree to defer notice of motion until next board meeting

OB/24.22 Correspondence

The Clerk reviewed the correspondence received and it was all noted.

Letter from the Southern 100 Club for attendance on Thursday 14 May; Mr Horton has requested the afternoon off on leave as part of civic duties. Mr Ludford-Brooks to deputise if required.

Action: Leave decision should be received by 8 July 2022.

Chris Gregory has requested permission for Isle of Play to undertake an event in Poulson Park. Discussion around issues with gate access. Railways to be liaised with directly on this matter. The Clerk requested a board decision on this.

Action: All agree unanimously this is approved.

The issue of footballs in the square was raised and a solution has been proposed in the form of a designated area for football to be played.

The product is a 'Panna Arena' which is a 6-metre square football cage. It is proposed this will be moved around to find the best location, for instance Victoria Road School. Suggested the IOMFA could assist with training some of the children to engage them in the sport.

On the matter of the frisbee golf, Metalco confirmed it is possible to set something similar to examples of this up in Poulson Park.

Castletown Football Club is holding their training sessions in Nobles Park rather than in a southern location. The Clerk suggested he may write to the club to ask why they have not located a site in the south instead.

Action: Letter to be written to Castletown Football Club

OB/25.22 Planning

Mr Ludford-Brooks covered the planning applications, No objections were noted.

4 Bank Street, Derby House, 27 Hope Street, 44/46 Queens Street, Coachhouse Arbory Street and The Buchan School.

A discussion took place regarding the level of bureaucracy which exists in relation similar applications for windows.

There was one planning appeal, King Williams College. Mr Cubbon has asked for this matter to be considered at a separate meeting in the next few weeks. Decision is required by 25 July 2022. The Clerk has reported that he is going to try to defer the decision for an additional week due to the racing which is taking place in Castletown.

OB/26.22 Consultations

The Clerk made members aware of the current consultations and it was agreed that they would make individual representations. Mr Horton mentioned about the possibility of Castletown Town Commissioners consultations being added to the hub.

Action: Castletown Town Commissioners could request this from central government.

OB/27.22 Matters for future Discussions

Discussion took place on how successful the Brass Band Concert and the community spirit it gave to the town. It also shows how much can be achieved with outside assistance. Any Christmas event would be dependent on JLS availability. To be confirmed. Mr Ludford-Brooks suggested the commissioners send a letter of thanks to Ian Astill for the arrangement of this event. It could become an annual thing given the interest and how well supported it was.

Castletown Ale Drinkers confirmed they are not going to put on any entertainment for the Tin baths.

The Southern 100 event is going to take place in the square as usual.

There was discussion around more community events i.e., one August Bank Holiday, one in summer, one in winter etc. There would then be more chance to get funding from external sources with Mr Leather suggesting the commissioners take the lead in arranging these but it was noted outside sponsorship would be required. The Clerk also stated if you can prove there is footfall then government support is available.

Action: Future events to be discussed on the next agenda

Mr Horton mentioned the Ship Inn building being unsightly, along with the Ocean Ford building opposite Janet's Corner and 3, The Parade. The Clerk confirmed he would be writing to them again.

Action: The Clerk to write to the unsightly buildings again

A letter was submitted to the planning department re the signage breaching planning guidelines. As the Town Hall is not a registered building, the appropriate course of action should have been the Commissioners complaint procedure.

Action: This was noted.

The Meeting Closed at 19:49

Public discussion.

One member of the public queried how long the one-way at Hope Street would be. Mr Horton confirmed this was a temporary arrangement. The public member stated the closure makes it difficult for highway maintenance. Maintenance will likely to have to take place out of hours now going forward. Conversely, a business in the surrounding area said the one-way system worked well, confirmed this in writing to the Commissioners and the DOI.

Notice of Motion re-swimming pools

Now that Government and Tynwald have agreed to the provisions of the Swimming Pool Orders that only apply to some regions of the Island, that the Regional Swimming Pool rate charge can be increased up to 8p in the £ in the following years, and that such charge only applies to the regional Local Authorities, that the Commissioners write to the Chief Minister to urgently request that Government now considers the introduction at an early date of an 'all Island household Swimming Pool charge' to replace the present rate system charge and that such charge to be included in the annual rates bill applicable to each household.



Jerry Ludford-Brooks TC

Castletown Comm Clerk

Good afternoon,

I've recently had good reason to re visit a number of areas that seriously discriminate against Castletown and its people and for that reason I wish to raise a notice of motion to request the relevant MHK's attend a public meeting to discuss these matters which politically get passed aside, Tynwald after Tynwald, generation after generation.

The system of local government is so out of date and so out of touch to modern people that the overwhelming majority are disinterested that so few stand that there are seldom contested elections. Out of the six southern boards, only Castletown had a contested election, giving those board members a mandate to represent. Being a Commissioner must be modernized to make it equitable across the Island to make people from all walks of life stand so that it is a true reflection of our community. Look at the difference for example of Douglas Council members claiming payment for every meeting attended compared to me as a Castletown Commissioner committing hundreds of hours at no pay to develop recreational facilities for young people in the town. I don't wish to be paid, but the fact that we have an under representation of young people with busy lives and only a handful of contested elections shows that the system is broken. Yet for some reason people were more interested in the proxy vote issue over having a majority across the Island of non democracies in local government.

The southern swimming pool board voted on a critical matter the other night relating to appeal against the planning approval in principal for the swimming pool and recreation facility on land at King Williams College. I am the only board member of six that has a mandate to represent my constituents. So how is this right to have a non democratic board from across the south making a decision that potentially impacts private investment in Castletown? Surely there must come a point where Tynwald determine that local government cannot continue in this manner if it is non democratic? With a split vote and Chairman's casting vote, essentially people that have walked in uncontested with no mandate to represent other local authority area can effectively undermine the future of Castletown. I wish for the relevant Minister to give their opinion based on sound rationale as to how this is democratic, right and proper.

The failure of the Cabinet department to effectively complete the Castletown housing land review is destroying Castletown. Without clear legal guidance, the town cannot develop where it is over looked by old buildings and where it is situated by old buildings. This is seemingly true in relation to housing and private recreational investment. The Planning Officer for the Great Meadow housing application accepted that there would likely be a hierarchical flip between the service town of Castletown and the village of Ballasalla. I see no good reason why the Castletown housing land review for Castletown couldn't be bolted onto the review of the North or West instead of losing its town status whilst waiting for the south to get its turn again. I wish for the Cabinet Office Minister to provide their opinion based on sound rationale on planning officials having to be dictated to by such old area plans and guidance for Castletown that is crippling the need for housing and infrastructure in the town.

I would also like clear guidance on whether statutory government bodies such as the swimming pool boards are deemed as political bodies and are able to make political statements etc or whether they should perform their function only as per their board orders. If this has not been considered before, should it be with amendments to board orders to reflect such? Should the southern pool board for example be appealing planning applications on the basis of examples such as the effect on the immediate area and archaeological issues or should it be contained to matters that relate to the southern swimming pool only.

Until local government is effectively reformed and Castletown gets it legal land review, the town and its people will continue to be discriminated against by Tynwald and central government.

I look forward to discussing this matter further and ensuring accountability in all levels government and political.

Kind regards,

Jimmy



**To Local Housing Authority Clerks
(via email)**

Switchboard: (01624) 686600
Telephone: (01624) 687541
Our Ref: GK/RS
Your ref:
Date: 26/07/2022

Dear All

Rent Setting 2023/24

Customary to our annual process, the Public Estates and Housing Division would like to receive your formal views on any change to the rental levy and allowances for the 2023/24 financial year.

Despite the Covid 19 pandemic now being in the endemic phase there is no doubt that the economy is still struggling in the wake of the virus as well as other economic factors. This much has been discussed extensively at the Local Authority Housing Managers meetings and widely within the Department. Colleagues across the sector, and within the wider Department, are reporting significant increases to the costs of maintenance resources, and in some cases complete unavailability of certain essential materials.

In addition to the rising costs of service provision there are still significant rent arrears from the effects of the pandemic which in many cases are aggravating the financial pressures tenants are under as heating, petrol and childcare costs amongst others continue to rise with inflation.

In line with our usual procedures, and with these difficult circumstances in mind, the Division is seeking to gather your formal views on any change to the rental levy and allowances for the next financial year.

Please be aware that any proposal will have a direct influence on affordability, but also the income received from tenants and the contribution that makes will support the cost of administering and maintaining properties day to day and any capital investment needs.

For ease of reference we provide the following historical information:

Rent increases over previous 5 years:

| | |
|------------|---|
| April 2018 | 3.1% (with 1.1%, ring-fenced to assist with maintenance) |
| April 2019 | 2.1% |
| April 2020 | 1.9% |
| April 2021 | 1.0% (no uplift to allowances, instead, the total sum of the increased rent must be spent on maintenance activities only) |
| April 2022 | 2.0% |

Allowances 2022/23:

| | |
|----------------|---------------------------------|
| Administration | 6.0% |
| Maintenance | 26.1% |
| Community | 8.4% (Sheltered providers only) |

For your further information, the inflationary index applied by the Government is CPI.

CPI over last 12 months:

| 21 | | | | | | 22 | | | | | |
|------|------|------|------|------|-----|------|------|------|-------|------|------|
| July | Aug | Sept | Oct | Nov | Dec | Jan | Feb | Mar | April | May | June |
| 4.5% | 3.1% | 5% | 4.4% | 4.6% | 6% | 6.4% | 6.5% | 6.7% | 9% | 8.1% | 9.2% |

(Source: IOM Inflation Report June 2022, Statistics Isle of Man)

Please progress this matter at your next Board or Committee meeting and provide your formal feedback to Rachel Smith via email racheldoi.smith@gov.im no later than Friday 16th September 2022 for collation. As in previous years, your views and supporting evidence will be considered by the Department when making its decision.

Yours sincerely



Gary Kermode

Director

Public Estates & Housing Division