



Borough of Douglas

**COUNCILLOR MISS DEBRA ANNE MARIE PITTS, JP
MAYOR**

Town Hall,

Douglas,

5th January, 2018

Dear Sir or Madam,

You are hereby summoned to attend a MEETING OF THE COUNCIL to be held on WEDNESDAY, the 10th day of JANUARY, 2018, at 2.30 o'clock in the afternoon, in the COUNCIL CHAMBER within the TOWN HALL, DOUGLAS for the transaction of the hereinafter mentioned business.

I am,

Yours faithfully

A handwritten signature in black ink, appearing to read 'Katherine'.

Town Clerk & Chief Executive

Order of Agenda

I - Election of a person to preside (if the Mayor is absent).

II - Any statutory business.

III - Approval as a correct record of the minutes of the last regular and any intermediate Meetings of the Council.

IV - Questions of which Notice has been given by Members of the Council, pursuant to Standing Order No. 39.

V - Consideration of the minutes of proceedings of the Council in Committee.

VI - Consideration of the minutes of proceedings of Committees of the Council in the following order:

- (i) The Executive Committee;
- (ii) The Pensions Committee;
- (iii) The Standards Committee;
- (iv) The Eastern District Civic Amenity Site Joint Committee;
- (v) Any other Joint Committee;
- (vi) The Housing Committee;
- (vii) The Regeneration and Community Committee;
- (viii) The Environmental Services Committee;

VIII - Consideration of such communications or petitions and memorials as the Mayor or Chief Executive may desire to lay before Council.

IX - Notices of Motion submitted by Members of the Council in order of their receipt by the Chief Executive.

X - Any Miscellaneous Business of which Notice has been given pursuant to Standing Orders.

The above Order of Agenda is in accordance with Standing Order No. 16(1); under Standing Order No. 16(2) it may be varied by the Council to give precedence to any business of a special urgency, but such variation shall not displace business under I and II.

AGENDA

III – Chief Executive to read minutes of the Council Meeting held on Wednesday, 13th December, 2017.

VI(i) - The proceedings of the EXECUTIVE COMMITTEE as follows:

EXECUTIVE COMMITTEE

EXECUTIVE COMMITTEE – Minutes of Meeting held on Wednesday, 20th December, 2017.

Members Present: Mr Councillor D.W. Christian (Chair), the Mayor, Mr Councillor S.R. Pitts, Mr Councillor I.J.G. Clague, Councillor Mrs C.L. Wells, Mr Councillor R.H. McNicholl.

In Attendance: Chief Executive (Miss K.J. Rice), Director of Finance (Mr G.M. Bolt), Director of Housing & Property (Mrs S. Harrison), Director of Environment & Regeneration (Mrs D. Eynon), Assistant Town Clerk (Mr P.E. Cowin) (for Clause A13), Executive Officer (Mrs J.M. Keig) (taking minutes).

REPORT

PART A –

Matters within the scope of the Executive Committee's delegated authority

A1. Apologies for Absence

No apologies for absence were submitted.

A2. Declarations of Interest

No declarations of interest were submitted.

A3. Minutes

The minutes of the meeting held on Friday 24th November 2017 were approved and signed.

A4. Matters Arising From Previous Minutes

There were no matters arising from the previous minutes.

A5. Referrals from the Environmental Services Committee

There were no referrals from the minutes of the Environmental Services Committee meeting held on Monday 18th December 2017.

Resolved, “That particulars be noted on the minutes.”

A6. Referrals from the Regeneration & Community Committee

There were no referrals from the minutes of the Regeneration and Community Committee meeting held on Tuesday 19th December 2017.

Resolved, “That particulars be noted on the minutes.”

A7. Flag Day Street Collections 2018

The Committee considered a written report by the Town Centre Manager seeking approval of the proposed schedule of flag day street collections for 2018.

Each year the Committee considered a schedule of flag day street collections that had been notified to the Council in advance. A press release had been issued in September 2017, inviting charities to apply for a date in 2018, with twenty-three responses received. In addition, the Royal British Legion had applied, as usual, for authority to hold its poppy appeal in Douglas from 27th October to 10th November 2018.

In accordance with Committee instructions, that collections should preferably not be held on consecutive days, all of the dates proposed for 2018 had been accommodated as such without the need to offer alternative dates.

As in previous years, any applications received after the approval of the schedule by the Committee would be considered by officers, up to a maximum of twenty-eight, and with consecutive dates being avoided.

Resolved, “(i) That particulars of the report be noted on the minutes; and

- (ii) That the schedule of flag day street collections for 2018 (as appended to the written report) be approved.”

A8. Proposed Building Control ICT System

The Committee considered a joint written report by the Assistant Chief Officer (Digital & Information) and the Assistant Chief Officer (Regeneration) seeking approval to proceed with the procurement of an ‘off-the-shelf’ modular software package Building Control system.

It was noted that the systems currently used by the Council’s Building Control Service, to manage data submitted from customers in relation to Building Regulations applications, had been in operation since 1993 and, although updated since that time, the software was now outdated.

In a survey undertaken earlier in the year, 97% of customers fed back that they were either happy or very happy with the service provided by the Team, but when asked how the service could be improved, the greatest number of respondents said they would like to be able to make electronic applications.

Members noted the benefits that a digital system would provide, including an improved customer service, better case management and tracking of tasks, more efficient mobile working, and minimising the use of paper.

A list of requirements had been produced by the Building Control Team and reviewed against the products provided by various potential suppliers. Whilst some did not meet the Council’s requirements, demonstrations and more in-depth research had been undertaken with two products that fulfilled those requirements. Taking into account financial considerations and user-friendliness, it was recommended that a five-year contract be entered into with the supplier ‘Resolution’ for its ‘DataSpace Live for Building Control’ software package.

It was noted that some hardware upgrades would be required, irrespective of the software solution chosen, in order to ensure full-scale construction drawings could be viewed on computer screens and to facilitate more-efficient digital working practices whilst out on site.

Resolved, “(i) That particulars of the report be noted on the minutes;

- (ii) That, subject to satisfactory checks, approval be given for the Council to enter into a five-year contract with ‘Resolution’; and
- (iii) That approval be given for a reduction of the Capital Programme value for Building Control software and ancillary hardware upgrades, from £40,000 to £16,760, releasing £23,240 of General Revenue Reserve commitments.”

A9. Monthly Financial Review

The Committee considered a written report by the Director of Finance setting out details of progress made compared to key performance indicators in relation to strategic governance objectives; the percentage of rates collected; the increase in the number of non-cash / non-cheque payments; and the percentage of sundry debtors collected within three months.

Members were advised that, each year, as part of the Responsible Financial Officer’s foreword to the Budget, there was a need to report on the Robustness of the Budget and Financial Reserves. Accordingly, the annual review of risks had been undertaken, and any issues raised would form part of the Responsible Financial Officer’s strategic, operational, and financial risk assessment to be reported on and discussed with the Committee at the Special Budget Meeting in January 2018.

Resolved, “That particulars of the report be noted on the minutes.”

A10. Consultation Document - Proposed Changes to Local Government Financial Reporting Requirements 2017

The Committee considered a written report by the Assistant Chief Officer (Finance) in relation to proposed changes to the Local Government Financial Reporting Regulations.

Members were advised that, since the introduction of the Accounts and Audit Regulations 2013 and, in particular, the Isle of Man Statement of Recommended Practice 2007: Accounting for Entities Subject to the Audit Act 2006 - (the ‘SORP’), the regulatory framework applicable both in the United Kingdom and internationally had changed significantly. The Isle of Man Treasury had felt that there was an increasing risk of ambiguity in relation to certain accounting treatments, and the risk of the existing financial reporting requirements therefore falling behind internationally accepted best practice. The Treasury had therefore undertaken a review of the existing regulations and the SORP, and it was proposed to amend the financial reporting requirements applicable to the sector.

It was noted that the Council’s Finance Department had reviewed the consultation document and prepared a recommended response (as appended to the written report). It was also recommended, in order to lend further weight to the Council’s response, that Grant Thornton, the external auditors of local authorities, be invited to support the Council’s response.

Resolved, “(i) That particulars of the report be noted on the minutes;

- (ii) That the comments set out in appendix A to the written report be approved and submitted to the Isle of Man Treasury as the Council’s response to the consultation; and
- (iii) That authority be given for the Council’s response to be provided to the external auditors, Grant Thornton, to seek their support of the response accordingly.”

A11. Isle of Man Municipal Association

The Committee had been circulated with a number of documents received from the Isle of Man Municipal Association.

Resolved, “That particulars of the documents be noted on the minutes.”

A12. Items for Future Report

The Committee considered a written report by the Chief Executive identifying those issues on which further reports had been requested or which were outstanding, so that Members and officers were aware of them and could monitor progress.

Resolved, “That particulars of the report be noted on the minutes and that it be considered and monitored at each meeting of the Executive Committee.”

A13. Consultation Document - Action Plan to Improve the Planning System

The Committee considered a written report by the Assistant Town Clerk in relation to a consultation document issued by the Department of Environment, Food and Agriculture in relation to proposals to introduce a significant number of changes to the planning system.

It was noted that the consultation document, which was focussed in part on enabling economic development by reducing planning obstacles for businesses, had been reviewed by the Council’s Members’ Working Group and, separately, by relevant officers. The comments suggested by both the Working Group and the officers were considered, and the responses to be included in the Council’s submission agreed on accordingly.

Resolved, “(i) That particulars of the report be noted on the minutes; and

- (ii) That the agreed responses be submitted to the Department of Environment, Food and Agriculture as the Council’s comments on the consultation document.”

A14. Time and Date of Next Meeting

Members were reminded that the next meeting – the Special Budget Meeting - was due to take place at 10.00am on Thursday 18th January 2018.

Resolved, “That particulars be noted on the minutes.”

PART B –

Matters subject to Council approval

No matters subject to Council approval were considered.

The Committee rose at 5.35pm.

VI(vi) – The proceedings of the HOUSING COMMITTEE as follows:

HOUSING COMMITTEE

HOUSING COMMITTEE – Minutes of Meeting held on Wednesday, 20th December, 2017.

Members Present: Councillor Mrs C.L. Wells (Chair), the Mayor, Councillor Ms C.E. Malarkey, Mr Councillor C.L.H. Cain, Mr Councillor J.E. Skinner, Councillor Mrs E.C. Quirk, Mrs J. Quaggan (Independent Member).

In Attendance: Director of Housing and Property (Mrs S. Harrison), Assistant Chief Officer (Housing and Property) (Mr G. Atkin), Assistant Chief Officer (Finance) (Mr E.P. Pierce) [Items A1 – A6 only], Assistant Chief Officer (Income) (Mrs C. Pulman) [Items A7 – A9 only], Assistant Town Clerk (Mr P. Cowin) and Assistant Democratic Services Officer (Mrs T Saxon).

REPORT

PART A –

Matters decided by the Committee

A1. Apologies for Absence

There were no apologies for absence.

A2. Declarations of Interest

There were no declarations of interest.

A3. Minutes – 15th November, 2017

The minutes of the meeting held on Wednesday, 15th November, 2017, were approved and signed.

A4. Minutes – Special Joint Meeting with the Executive Committee – 15th November, 2017

The minutes of the special joint meeting of the Executive and Housing Committees held on Wednesday, 15th November, 2017 were approved and signed.

A5. Professional Fees for Kitchen Framework Agreement

The Committee considered a report submitted by the Assistant Property Manager (Capital) seeking approval for professional services up to tender stage for kitchen refurbishments at Willaston and Lower Pulrose. A Member questioned the need to carry out asbestos surveys in Lower Pulrose and sought clarification on the total number of surveys to be done.

Resolved, “That the report be noted on the minutes and consideration deferred until the January meeting.”

A6. Damp Condition Surveys

The Committee considered a report setting out the results of independent condition surveys carried out on twenty-four Council housing properties, on all different estates except Willaston which is currently undergoing external refurbishment. The Committee reviewed the report and the action plan as set out herein.

1. Obtain tenders and appoint a contractor to revisit all properties in the housing stock to check and remedy roof insulation defects. As this will have to be funded from restricted maintenance budget, the work will be spread over several years.
2. Produce a business case for capital funding for the installation of extraction systems to all housing stock properties.
3. Produce a housing stock redevelopment strategy for the refurbishment or disposal or demolition and redevelopment of the Council’s housing properties and estates, together with supporting business cases for inclusion in the future capital programme.
4. Produce a new damp and condensation avoidance leaflet to be issued to all housing tenants; with the leaflet to be available on the Housing page of the Council website.
5. Investigate and produce business cases for future replacement of ceilings, double-glazing units and window refurbishment or replacement.

Other minor defects noted in the damp condition surveys will be collated and addressed by Housing Maintenance. Housing Maintenance will also collate and address the fascia, soffit, gutter and rainwater goods items noted in the reports.

Resolved, “That the report be noted on the minutes and approval given to the action plan to deal with damp properties as set out in the report and detailed above.”

A7. Housing Request Refusals

The Committee considered a report submitted by the Assistant Chief Officer (Housing and Property) to advise on the proposed housing request refusals. All refusals are made by Housing Management officers in accordance with current Council policy, Government regulations and guidance.

Appended to the report was the anonymised detail of one case for the proposed removal of points for unjustified refusal of a property.

Resolved, “That particulars of the report be noted on the minutes; and

- (i) Approval be given to the proposed housing refusal as detailed in Appendix 1, which complies with current Council policy and current Department of Infrastructure regulations and guidance.”

A8. Vacant Properties Update

The Committee considered the monthly report submitted by the Assistant Housing Manager (Maintenance) to update on the number of vacant social housing properties. The Committee noted the latest position of twenty-five void properties as at the end of November 2017.

Resolved, “That the list of vacant properties be noted on the minutes.”

A9. Items for Future Consideration

The Committee considered and noted the monthly report setting out items which will be considered at future meetings.

Resolved, “That the schedule and discussion be noted on the minutes.”

PART B –

Matters subject to Executive Committee approval

No matters subject to Executive Committee approval were considered.

PART C –

Matters subject to Council approval

No matters subject to Council approval were considered.

The meeting ended at 12.05pm.

VI(vii) – The proceedings of the REGENERATION AND COMMUNITY COMMITTEE as follows:

REGENERATION AND COMMUNITY COMMITTEE

REGENERATION AND COMMUNITY COMMITTEE – Minutes of Meeting held on Tuesday, 19th December, 2017.

Members Present: Mr Councillor S.R. Pitts (Chair), the Mayor, Councillor Miss N.A. Byron, Councillor Mrs H. Callow, Councillor Mrs R. Chatel, Councillor Ms J. Thommeny.

In Attendance: Director of Environment and Regeneration (Mrs D. Eynon), Assistant Town Clerk (Mr P. Cowin), Assistant Chief Officer (Finance) (Mr E.P. Pierce), Assistant Chief Officer (Regeneration) (Mr C. Pycroft), Head of Parks (Mr D. Hewes), Borough Librarian (Mrs J. Macartney) (Items A6 and A7), Assistant Chief Officer (Housing & Property) (Mr G. Atkin) (Item A5), Democratic Services Officer (Mrs W. Wynne).

REPORT

PART A –

Matters within the scope of the Committee's delegated authority

A1. Apologies

There were no apologies for absence.

A2. Declarations of Interest

There were no declarations of interest.

A3. Minutes – 14th November 2017

The minutes of the meeting held Tuesday, 14th November, 2017, were approved and signed.

A4. Increased seating capacity in the Lawn Cemetery Chapel

The Committee considered a report submitted by the Head of Parks, on the feasibility of increasing the seating capacity at the Lawn Cemetery Chapel through the introduction of a suggested mezzanine floor.

It was noted that the introduction of a mezzanine floor would only create a restricted view from an upper floor due to the small footprint of the Chapel. There is no internal space within the existing building for either stairs or a lift which is likely to be required to ensure compliance with the Disability Discrimination Act 2006, and building regulation approval may not be granted without the existence of a lift. There is no available space on the Lawn Chapel's ground floor to increase the seating capacity. During the period from 1st April to 30th September 2017 there were only six services held, with no seating capacity concerns.

Members were informed that larger services tend to be held at the Crematorium Chapel which had been extended.

In answer to a question about the feasibility of installing an external canopy, the Director of Regeneration & Environment would re-consider reporting back to Committee if the number of services increased significantly at the Lawn Cemetery Chapel.

Resolved, "That particulars of the report and discussion be noted on the minutes and that the proposed be not progressed."

A5. Quines Corner Tenant Alterations

The Committee considered a report submitted by the Assistant Property Manager (Assets) for the tenant's proposed internal alterations at 1 Quines Corner.

The Assistant Chief Officer (Housing & Property) provided a hard copy of a plan of the acoustic ceiling installation. Members were advised that the tenant would cover the costs of the alteration work for the opening of a link with the adjoining building, The Bridge, North Quay and would obtain any necessary permissions and approvals from Building Control, Fire Authority and addressing any concerns from Environmental Health in regard to any noise nuisance.

Resolved, "That particulars of the report be noted on the minutes and;

- (i) The Committee grants permission for Heron and Brearley Limited to undertake the proposed alterations to 1 Quine's Corner, subject to the tenant obtaining the necessary statutory approvals;

- (ii) The Committee accepts a Licence for Alteration is entered into by the Council and Tenant for the proposed alterations to be undertaken in 1 Quine's Corner.

A6. Proposed Wedding in Henry Bloom Noble Library

The Committee considered a report submitted by the Borough Librarian for permission to use the Library as a wedding venue on Sunday 1st April 2018.

Members were informed that the Town Hall has 'Approved Place' status for weddings, which is a three year licence that allows the Council to hold ceremonies in the Council Chamber and Committee Room as these rooms have been sanctioned for the solemnisation of Civil Marriages and formation of Civil Partnerships.

It was noted that the bride and groom would apply for a special licence which will be required from the Registry Office to hold the wedding in the Library, and a fee (of £696 including VAT) will be charged to hire the venue.

Members were informed that The Borough Librarian and the Deputy Borough Librarian would be present during the wedding to ensure the safety and security of the guests and building.

Resolved, "That particulars of the report be noted on the minutes and that Committee grant permission for the hire of the Library as a wedding venue on 1st April 2018, on the terms set out in the report and subject to a fee (of £696 + VAT)."

A7. Henry Bloom Noble Library Cleaning Contract

The Committee considered a report submitted by the Assistant Chief Officer (Finance) on the tender for cleaning the Library.

Members noted that the current Library cleaning contract expires on the 31st March, 2018 and therefore tenders were invited on the Council's electronic procurement system for the cleaning of the Library for three years, with an option to extend by mutual agreement for a further two years.

Members were advised that tenders had been invited on 17th November with a closing date of 4th December for submissions (11 working days). Only one tender was received; this offer was significantly over budget and the report recommended that the opportunity be re-advertised with a longer period of time before the deadline, to obtain more competitive tenders.

Resolved, "That particulars of the report be noted on the minutes and that the cleaning of the Library be re-tendered."

A8. Items for Future Report

The Committee considered a report submitted by the Democratic Services Officer regarding reports for future consideration by the Committee.

Resolved, "That particulars of the matters for future consideration be noted on the minutes."

PART B –

Matters requiring Executive Committee approval

B9. Cinder Path Woodland Improvements

The Committee considered a report submitted by the Head of Parks, following a request from the Executive Committee for funding approval of £8,100 from General Reserve to undertake environmental improvements to Cinder path woodland.

Recommendations were made to the Committee for provision of environmental improvements to the area, the report advised replacement of broken fence panels, introduction of wildflowers into the woodland area, interpretation signage and to accelerate the introduction of LED lighting lanterns. Also the introduction of new bins and two new seats to be installed for walkers and cyclists.

Members were advised that following a site visit by Officers from Parks and ICT, the Assistant Chief Officer (Digital and Information) confirmed that this site had not been identified for the introduction of CCTV and to date there has been no submission for this in the Cinder path area. IOM constabulary had agreed that crime rates in this area are very low and would prefer introduction of CCTV cameras into higher priority areas, and is unlikely for the site to be identified for future installation unless any of the evaluation factors changed .i.e. a rise in anti-social behaviour in the area.

Resolved, "That particulars of the report and discussion be noted on the minutes and that approval be sought at the Special Executive (Budget) Committee on 18th January, 2018, for General Revenue Reserve funding of £8,100 to undertake environmental improvements to Cinder path woodland as detailed above."

PART C –

Matters requiring Council approval

C10. Public Events 2018

The Committee considered a report submitted by the Assistant Town Clerk to seek provisional dates for public events in 2018 to be promoted by the Council.

The recommended date for the Fun Day was Saturday 4th August with Sunday 5th available in case of postponement for poor weather; there are no other planned events in Noble's Park that weekend, and no clash with any other major event on the island.

Members were reminded that according to Council policy, the Fireworks Display should be the Friday evening closest to the 5th November, in 2018 that will be Friday 2nd November. Members noted that at the time of the meeting that the tide tables were not published, so it is not known as yet whether the display can be beach fired or from a barge, but once the timetable is known (late December 2017) preliminary planning can commence for the 2018 display. Members were also reminded that the contract with Star Fireworks expires in 2018 and the tendering process would be required.

Members noted that according to Council policy, the Christmas Lights Ceremony is to be on the fourth Thursday before Christmas which would be 29th November. However, in recent years it has been varied to make it five Thursdays before, Committee agreed that 22nd November be set for the Christmas Lights Ceremony to encourage footfall to the town centre for late night shopping.

Members were made aware by the Assistant Town Clerk that the Event Safety Advisory Group (ESAG) notified the Council of concerns over the number of people attending the 2017 event, and the suitability of the venue in Ridgeway Street. The music licence for the event may be opposed by the Police and the Fire & Rescue Service, and road closures would be objected to if the Council went ahead on the same basis.

Members noted that an alternative venue for the Christmas Lights Ceremony might be required for 2018. The Assistant Town Clerk advised that he was waiting for written comments from ESAG before suggestions of another venue could be considered.

It was noted that the Douglas Carnival had already been approved by the Committee as Sunday 15th July, 2018.

Members noted that Remembrance Sunday falls on 11th November; and that there will be no separate Armistice Day event. However, although preliminary planning will be for the standard established format, it is anticipated that as 2018 marks the centenary of the end of the First World War, some enhancement may be required and if so the costs will have to be identified and provided for as they arise.

The Committee were advised that with the exception of the Carnival, no planning had been put into any of the above events until dates were agreed.

Resolved, "That particulars of the report be noted on the minutes and in 2018, subject to inclusion of funding in the 2018/19 Council budget in 2018;

- (i) The Fun Day take place in Noble's Park on Saturday, 4th August;
- (ii) The Fireworks Display take place on Friday, 2nd November; and
- (iii) The Christmas Lights Ceremony take place on Thursday, 22nd November.

These events to be in addition to the Douglas Carnival already approved for Saturday afternoon, 15th July, and the Remembrance Sunday Service on 11th November."

The meeting ended at 12.14pm.

VI(viii) – The proceedings of the ENVIRONMENTAL SERVICES COMMITTEE as follows:

ENVIRONMENTAL SERVICES COMMITTEE

ENVIRONMENTAL SERVICES COMMITTEE – Minutes of Meeting held on Monday, 18th December, 2017.

Members Present: Mr Councillor R.H. McNicholl (Chair), the Mayor, Mr Councillor J. Joughin, Mr Councillor F. Horning, Councillor Ms K. Angela.

In Attendance: Director of Environment and Regeneration (Mrs D. Eynon), Assistant Chief Officer (Regeneration) (Mr C. Pycroft), Assistant Chief Officer (Environment) (Mr A. Donnelly), Accountancy Manager (Mr R. Davies), Building Control Manager (Mr N. Kaighin) (Item A4 – A5 only), Dilapidation Enforcement Officer (Mr A. Gordon) (Items A4 – A6 only), Assistant Town Clerk (Mr P. Cowin), Assistant Democratic Services Officer (Mrs T. Saxon).

REPORT

PART A –

Matters delegated to the Committee

A1. Apologies

Apologies for absence were submitted by Mr Councillor F. Pabellan.

A2. Declarations of Interest

There were no declarations of interest.

A3. Minutes – 13th November, 2017

The minutes of the meeting held on Monday, 13th November, 2017, were approved and signed, subject to correction of Clause A5, Paragraph 3, to the Finch Road covered car park.

A4. 27 - 28 North Quay (former Newson's Trading Company Building)

The Committee considered a report seeking views on the inclusion on the Protected Buildings Register of the former Newson's Trading Company buildings at 27 - 28 North Quay. Attached to the report was a detailed background paper setting out the long history of the site and the buildings, as well as the architectural and historical interest of the buildings.

The summary statement included in the background paper states that the building group has changed very little and is still recognisable from early photographs and early maps. The materials are local and this is the remaining survivor of this building type on Douglas Quay. The significance of this building group is that they represent a building type that was synonymous with the development of Douglas as the capital of the Island as a direct result of sea-based trade.

In discussion Members noted that the building lies within a Conservation Area and opined that this could provide sufficient protection from demolition or unsympathetic redevelopment.

Resolved, "That the report be noted on the minutes and the proposal to add the buildings to the Register of Protected Buildings be supported by the Council."

For: 2; Against: 2.

The Chair exercised his casting vote in favour of the resolution.

Mr Councillor F. Horning and Councillor Ms K. Angela asked that their votes against the resolution be noted.

A5. 2 Athol Street (Isle of Man Bank Building)

The Committee considered a report seeking views on the inclusion on the Protected Buildings Register of the Isle of Man Bank Building at 2 Athol Street. Attached to the report was a detailed background paper setting out the history of the site and the buildings, as well as the architectural and historical interest of the buildings

In discussion Members suggested that the building should have been registered before internal alterations had been carried out.

Unanimously resolved, "That the report be noted on the minutes and the proposal to register the Isle of Man Bank Building at 2 Athol Street be supported by the Council."

The Building Control Manager was thanked for his attendance and left the meeting.

A6. Schedule of Neglected, Dilapidated, Ruinous and Dangerous Properties

The Building Control Manager and Dilapidation Enforcement Officer joined the meeting for discussion of the item.

The Committee considered the schedule of Neglected, Dilapidated, Ruinous and Dangerous Properties being dealt with on behalf of the Council.

The Dilapidation Enforcement Officer provided an update on a number of properties.

The Committee was advised that an agreed schedule of works had been established for 33 Princes Street, the Dilapidation Enforcement Officer reminded Members that any notice served is owner specific, and only the person named on the Notice can be prosecuted for non-compliance with the Notice. The Chair stated that questions about this had been questioned at Council; and it had been seen as disadvantaging the Council. There was suggestion that the Council should press the Government for changes to legislation to deal with problem property owners. The Assistant Chief Officer (Regeneration) advised that great care is needed when seeking changes to legislation. In practice repairs and renovation works often take place when a property is sold. If Notices remain with the property, rather than with named persons, then potential new owners may be reluctant to take on problematic properties which could lengthen the time that such properties remain in a poor condition.

It was agreed that the Chair, Leader of the Council, the Director of Environment and Regeneration and relevant officers should meet to review and clarify the existing legislation prior to seeking any meeting with the relevant Government Minister.

The Dilapidation Enforcement Officer advised on the necessary monitoring works to provide evidence as to whether or not the Pitcairn and Wyndham hotels are in a dangerous state. Although photographs have been taken, these do not provide the empirical data to support a possible Notice and prosecution.

Resolved, "That the schedule and discussion be noted on the minutes."

The Dilapidation Enforcement Officer was thanked for his attendance and left the meeting.

A7. Recycling Boxes

The Committee considered a report submitted by the Assistant Chief Officer (Environment) on proposed replacement of recycling boxes in 2018/2019. The report detailed that the Council has some 1,000 recycling boxes, nets and covers in stock and so there is no immediate need to replace them. There was a brief discussion about boxes and suitable covers.

Resolved, "That the report be noted on the minutes and approval given to the recommendation not to replace all existing kerbside boxes and procure additional ones in 2018/2019."

A8. Signage for the Sea Terminal

The Committee considered a report submitted by the Assistant Chief Officer (Environment) regarding the provision of two *Welcome to Douglas, Capital of the Isle of Man* signs to be located at the Sea Terminal. Attached to the report was a plan showing proposed locations for the two signs and a photo of existing signs that these would replicate. The Assistant Chief Officer (Environment) advised that the signs would be locally made, would have the appearance of 3D cast metal signs, but would actually be flat-surfaced metal signs. Flat-surfaced signs would remain clean for longer and would be easier to maintain when necessary.

The Committee discussed the proposed locations for the signs set out in the report and possible alternatives, including the roundabout at the junction of Peveril Square and Bath Place. The land in question is under control of the Ports Division of the Department of Infrastructure who would need to grant permission for placement of the signs. This permission has not yet been obtained and there may be a licence fee charged.

Resolved, "That the report be noted on the minutes and

- (i) Approval given in principle for the erection of two signs saying *Welcome to Douglas, Capital of the Isle of Man* for the information of travellers arriving by sea: For – 3; Against – 1. Mr Councillor F. Horning asked that his name be recorded as voting against the resolution; and
- (ii) Officers be authorised to meet with officials from the appropriate divisions of the Department of Infrastructure to determine the optimum locations for the signs; and
- (iii) A further report detailing the outcome of those meetings and all associated costs be brought to Committee for consideration."

A9. Items for Future Consideration

The Committee considered the schedule of items for future consideration. Members noted the reports list for future months.

Resolved, "That the schedule and discussion be noted on the minutes."

PART B –

Matters requiring Executive Committee approval

There were no items requiring Executive Committee approval.

PART C –

Matters requiring Council approval

There were no items requiring Council approval.

The meeting ended at 1.00pm.