Minutes of the Ordinary Meeting of the **ONCHAN DISTRICT COMMISSIONERS** held in the Boardroom, Hawthorn Villa, 79 Main Road, Onchan, on Monday 15th June 2026 at 7:00 pm.

Present:	Mr A Allen	(Chairman)
	Mr S Wilson	(Vice Chairman and Lead Member for Housing)
	Mr A Gibson	(Lead Member for Environmental and Technical Services)
	Mr O Lockwood	(Lead Member for Finance and General Purposes)
	Miss G Corkish	
	Mr D Quirk	
	Mr R Turton	
Apologies:	Miss A Goldsmith	(Deputy Clerk)
	Mrs S Johnson	(Chief Finance Officer)
	Mr R Forgie	(District Surveyor)
In attendance:	Mr R Phillips	(Chief Executive/Clerk)
	Miss A Crellin	(Executive Officer/Assistant)

C26/06/02/01
TO CHOOSE A PERSON TO PRESIDE IF THE CHAIRMAN AND VICE-CHAIRMAN BE ABSENT

Not applicable.

C26/06/02/02
DECLARATION OF INTERESTS OF MEMBERS AND OFFICERS (in accordance with Standing Order 18.3)

The Chairman asked the Board Members and Officers if they wished to declare any pecuniary or non-pecuniary interests in relation to any agenda items due to be considered this evening.

The Chairman reminded the Board Members and Officers that declarations of interests can be recorded now or when the agenda item is due to be considered during the meeting.

C26/06/02/03
BUSINESS REQUIRED TO BE DEALT WITH BY STATUTE BEFORE ANY OTHER BUSINESS

None.

C26/06/02/04
MINUTES

1. **Minutes of the Ordinary Meeting held on Monday 1st June 2026**

   The minutes of the Ordinary Meeting held on Monday 1st June 2026, copies of which having previously been circulated, were considered.

   Mr Lockwood requested the following amendments:

   Page 2 - **Planning application – PA 26/00466/B – Mr & Mrs B McManus – Upper Sulby Farmhouse, Scollag Road**

   Amend “Department of Food, Environmental and Agriculture” to “Department of Environment, Food and Agriculture”

Page 5 - **Board Members' Allowances Policy and Procedure – Update**

Amend any reference to "Authorised Duty" to "Approved Duty/Duties"

Page 8 - **Unoccupied Urban Sites Register – Public Consultations**

Final paragraph amend "undeveloped land outside of existing settlement boundaries" to "previously developed and undeveloped land".

Subject to the above amendments, it was proposed by Mr Lockwood and seconded by Mr Wilson and unanimously **RESOLVED that the minutes of the Ordinary Board Meeting held on Monday 1st June 2026, be agreed as a correct record of the proceedings and be signed by the Chairman.**

C26/06/02/05
TO DISPOSE OF ANY BUSINESS ARISING FROM SUCH MINUTES

1. **Ballacurn Trust, Meadow View Properties – Update**

Mr Quirk asked the Chief Executive/Clerk for an update regarding the Authority's interest in purchasing the vacant properties on Second Avenue, Onchan. He also enquired whether an acknowledgement had been received from the Minister for Health and Social Care following the Board's request to meet with her.

The Chief Executive/Clerk advised Board Members that he has no further update at this time and that no acknowledgement has been received from the Minister for Health and Social Care in relation to the Board's request to meet.

Mr Quirk expressed his disappointment and suggested that the Authority write to the Chief Minister to progress the matter.

2. **Mooir Vannin Offshore Windfarm**

The Chief Executive/Clerk advised the Board Members that, following the Board's request at the previous meeting, he has spoken with a representative from No Offshore Wind Turbines 4 Isle of Man regarding their availability to attend a public drop-in session to be hosted at the HUB to promote awareness of the proposed offshore wind farm application.

It was noted that, after reviewing the HUB booking calendar, the only room availability in June that provides opportunities for attendance both during the working day and after work is Tuesday 23rd June or Friday 26th June.

Following a discussion, the Board agreed that the drop-in session will be held at the HUB on Tuesday 23rd June 2026, between 3:00 pm and 6:00 pm, and that the session will be publicly advertised.

The Chief Executive/Clerk confirmed that he is liaising with Ørsted to determine whether representatives can attend the drop-in session or whether a separate session may be required. It was noted that the Clerk of Garff Parish Commissioners advised that Ørsted declined to attend their public meeting regarding the proposed offshore wind farm, although Ørsted did provide literature and materials for distribution.

C26/06/02/06
TO DISPOSE OF ANY BUSINESS ADJOURNED FROM A PREVIOUS MEETING

None.

C26/06/02/07
TO DEAL WITH ANY BUSINESS EXPRESSLY REQUIRED BY STATUTE TO BE DONE

None.

C26/06/02/08
PLANNING DECISIONS/COMMUNICATIONS FROM THE ISLE OF MAN GOVERNMENT PLANNING COMMITTEE

(i) PA 26/00332/B Mrs C McCormick – Thie Ain, 63 Howe Road

The Board Members were advised that the planning application is for an extension to the existing balcony to the rear elevation of the dwelling with external access stairs.

In answer to questions, the Chief Executive/Clerk advised:

- No comments have been received from neighbouring properties;
- The return date for the planning application is the 19th June 2026; and
- It is noted that Manx Wildlife Trust have requested details of what bird strike mitigation measures will be included in the proposal.

Following a discussion, it was proposed by Mr Gibson and seconded by Miss Corkish and unanimously **RESOLVED that planning application 26/00332/B – Thie Ain, 63 Howe Road, be recommended for approval subject to compliance with the recommendations of the Manx Wildlife Trust.**

(ii) PA 26/00350/B Mr R Shaw – 11 Beech Avenue

The Board Members were advised that the planning application is for the erection of a single storey extension to the east elevation of the existing dwelling.

In answer to questions, the Chief Executive/Clerk advised:

- No comments have been received from neighbouring properties; and
- The return date for the planning application is 26th June 2026.

Following a discussion, it was proposed by Mr Gibson and seconded by Miss Corkish and unanimously **RESOLVED that planning application 26/00350/B – 11 Beech Avenue be recommended for approval.**

For: ***Mr Allen, Mr Wilson, Mr Gibson, Mr Lockwood, Miss Corkish and Mr Quirk***
Against: ***Mr Turton***

1. Planning Communication – PA 25/91035/B – 115 Summerhill Road

Mr Gibson advised that the District Surveyor had brought to his attention that the planning application, which had been recommended for approval by the Board, had subsequently been refused by the Planning Department.

Mr Gibson highlighted that, at the time the application was presented to the Board for consideration, both he and Mr Lockwood recommended that the application be recommended for refusal; however, the remaining Board Members voted against that recommendation.

Mr Allen noted Mr Gibson's comments.

C26/06/02/09
FINANCE AND GENERAL PURPOSES

1. **Rent Arrears for Garage Tenants**

   To be considered In Committee.

2. **Rent Arrears for Social Housing Tenants**

   To be considered In Committee.

3. **Commercial Rent Arrears**

   To be considered In Committee.

C26/06/02/10
CONSIDERATION OF ANY REPORTS FROM THE CLERK AND OTHER OFFICERS

1. **Onchan Pleasure Park – Event Ground and Vendor Hire**

   The report of the Chief Executive/Clerk dated 15th June 2026, copies of which having previously been circulated was considered.

   The Chief Executive/Clerk provided the Board Members with the following overview:

   - At the Ordinary Meeting held on the 30th March 2026, the Board requested that the Chief Executive/Clerk obtain information regarding event ground hire charges at comparable venues and prepare a report outlining proposed charges for consideration in relation to future events hosted at Onchan Pleasure Park; and
   - Following consideration of the originally proposed charges at the Ordinary Meeting held on Monday 1st June 2026, the Board Members are requested to consider the updated proposed Onchan Pleasure Park Event Ground Hire Charges.

   A discussion in relation to the following took place:

   - Mr Gibson stated that he is undecided whether the Board should resolve the higher proposed hire charges, as this may discourage event planners from approaching the Authority; however, he acknowledges that the Authority should receive some income to cover any potential reinstatement works to the Park following events, as well as to support investment in improving the Park's facilities and infrastructure.
   - Mr Quirk stated that he is in favour of the lower proposed hire charges, as higher charges may discourage event planners from using the Park at a time when the Authority is making efforts to encourage greater use of the facility.
   - Mr Turton stated that he is in favour of the lower proposed hire charges, noting that they appear reasonable when compared with charges administered at other similar sites.
   - Miss Corkish stated that the proposed lower charges are reasonable and should be tested for a year, after which they can be reviewed to assess any impact.
   - Mr Wilson stated that he is in agreement with the lower hire charges and considers that the hire charge should apply to food and drink vendors, given that

there are commercial tenants in the Park and similar businesses within the District who pay rates.

- Mr Lockwood stated that, compared with the charges considered at the previous meeting, the revised proposals now apply daily rates rather than a three day period. A charge of 50% of the full rate is proposed for a day of setting up an event, and 25% for a day of dismantling, consistent with the approach used at the Villa Marina Gardens. The £25 charge for food and drink vendors is now proposed to apply to all vendors except registered charities. In Proposal 1, the numerical values of the charges have not changed; however, based on a full-day event with a day for setup and a day for dismantling, this results in an overall increase of 75%. Therefore, the rates in Proposal 2 are more favourable; and
- Mr Wilson suggested that the wording “registered charity” be changed to “not for profit organisation”.

Following a discussion, it was proposed by Mr Gibson and seconded by Mr Quirk, and unanimously **RESOLVED that the Onchan Pleasure Park Event Ground Hire and Vendor Charges for the financial year 20226/27 are as follows:**

Ground Rent Charge - hire of grassland per metre squared	
Ground rent charge per day of an event	£0.30
Ground rent charge per day of setting up an event	£0.10
Ground rent charge per day of dismantling an event	£0.05
Ground rent charge per day of an event (not for profit organisation)	£0.15
Ground rent charge per day of setting up an event (not for profit organisation)	£0.05
Ground rent charge per day of dismantling an event (not for profit organisation)	£0.03
Deposit - hire of grassland per metre squared	
Deposit is 50% of the overall ground rent charge (including setting up and dismantling)	-
The same deposit applies to not for profit events	-
Food or Drink Vendor/Catering Vehicle Charge	
Daily charge	£25.00
Daily charge (not for profit organisation)	£0.00

Furthermore, the Onchan Pleasure Park Ground Hire and Vendor Charges will be reviewed annually as part of the Board’s consideration of service charges and the District Rate.

2. <u>BoardEffect – Proposed Government Improvement for Board Meetings</u>

The report of the Chief Executive/Clerk dated 15th June 2026, copies of which having previously been circulated was considered.

The Chief Executive/Clerk provided the Board with the following overview:

- The Authority currently administers Board Meetings using a range of separate processes.

- This approach is not an efficient use of the Authority's resources in relation to Officer time and printing costs, and makes it difficult to appropriately manage confidential information.
- These procedural issues were raised as concerns by the previous Board during 2024 and 2025. To address these concerns, officers have investigated a number of digital governance applications.
- The most user friendly and cost effective solution identified is BoardEffect.
- BoardEffect will provide the Authority with a secure, centralised application for distributing meeting papers, managing agendas and minutes, supporting Board Members' inductions, communications and participation, and ensuring compliance with Data Protection and governance standards.
- Currently, the Board Meeting agenda packs are collated and manually printed for each Board Member and relevant officers, and then hand delivered each fortnight to the Board Members' homes.
- The issues this creates in relation to inefficiencies and errors are:
  - ➢ Administrative burden impacting the Authority's resources.
  - ➢ Risk of human error, such as missing papers, outdated versions, or misprints.
  - ➢ Time delays for Board Members receiving information.
  - ➢ Unnecessary expenditure, including Officer time, travel and printing.
  - ➢ Outdated versions of information may remain in circulation.
- The vulnerabilities of this procedure are:
  - ➢ Security during the transit of information is lost or mislaid.
  - ➢ No audit trail of who received what and when.
- Once delivered, the documents become the personal responsibility of each Board Member. This creates several governance and compliance risks, such as:
  - ➢ Sensitive information stored in private homes.
  - ➢ The Authority's lack of control over retention or destruction of information means there is no way to enforce retention schedules or disposal policies, and confidential information may persist indefinitely.
  - ➢ No reassurance that documents are destroyed when a Board Member is no longer democratically elected to represent the District.
- It is noted that each local authority administers its Board Meetings differently, with only Douglas City Council and soon to be Braddan Parish Commissioners utilising a digital meeting governance platform.
- Douglas City Council currently uses an application called One Agenda; however, it is noted that the charges for using this application are higher than BoardEffect, and both applications have similar functionality.
- Braddan Parish Commissioners have recently resolved to start using BoardEffect, and have agreed to share the set up costs with the Authority if the Board resolves to progress the use of the application.
- Board Meeting governance was last considered by the previous Board during 2025, following a data breach that was investigated by the Information Commissioner's Office and the introduction of Motion 60, which was a procedural change proposed to resolve concerns regarding appropriately managing confidential information that forms part of the Board Members' agenda packs; and
- It was previously requested that the Chief Executive/Clerk source information regarding options to resolve the concerns not addressed by Motion 70.

A discussion in relation to the following took place:

- Mr Wilson stated that he is in favour of the proposal being reconsidered during the draft 2027/28 financial year budget and District Rate setting process.
- Mr Lockwood stated that he supports the proposal from both an efficiency and data protection perspective. He agreed that the issue does not have sufficient urgency to justify using General Reserves at this time. He noted that the ability to share setup costs with Braddan Parish Commissioners is an advantage of adopting BoardEffect.

- Mr Lockwood queried whether the proposal includes issuing electronic devices to Board Members who request them, adding that he would expect most Board Members to prefer using their personal devices.
- Miss Corkish stated that she is in favour of the proposal and supports reducing the amount of paper used, noting the environmental benefits.
- Mr Wilson asked whether it would be worthwhile for Board Members to confirm to the Chief Executive/Clerk if they wish to receive agendas electronically only, until any future changes are implemented.
- Mr Turton stated that he is unsure about the introduction of the application. He does not have any devices and finds the current paper format suitable, although he appreciates that other Board Members may prefer to stop receiving paper agendas.
- Mr Quirk agreed with Mr Turton's comments and stated that he prefers working from paper documents; and
- Mr Gibson stated that it is surprising that the Authority is still issuing paper agendas. He noted that the cost of setting up the application could be offset by savings in officer time and printing costs. He added that paper documents are not secure and may pose General Data Protection Regulation risks, whereas a laptop or device would be more secure. He therefore considers that the Board should implement the application as soon as possible rather than waiting until the 2027/28 budget and District Rate process.

The Chief Executive/Clerk advised the board that:

- Board Members can still print documents from the application if required; however, this would negate the aims of securing information and reducing paper usage.
- If the Board decides to implement the application, the Chief Executive/Clerk proposed that he will provide individual training to each Board Member to ensure the system is understood and user friendly for all levels of technological experience and ability; and
- Provision of devices for Board Members can be facilitated based on individual preference. The Chief Executive/Clerk noted that the Authority could provide devices if required, as other local authorities already do so for their Board Members.

Following a discussion, it was proposed by Mr Lockwood and seconded by Mr Quirk and **RESOLVED that provisions be made within the draft 2027/28 financial year budget and Rate setting process for the purchase of BoardEffect, the required user licences, together with any electronic devices needed by Board Members.**

For: ***Mr Allen, Mr Wilson, Mr Lockwood, Miss Corkish and Mr Quirk***
Against: ***Mr Gibson and Mr Turton***

The Chief Executive/Clerk confirmed [ODC 29/06/2026] that he will correspond with each Board Member to confirm who still wishes to receive a paper copy of the agenda until the Board considers BoardEffect at a future date.

3. Year of the Manx Language – Manx Naming Proposal for Onchan Pleasure Park Electric Boats

The report of the Chief Executive/Clerk dated 15th June 2026, copies of which having previously been circulated was considered.

The Chief Executive/Clerk provided the Board with the following overview:

- The Board has recently met with representatives from Culture Vannin regarding ways to celebrate the year of the Manx Language for 2026, in addition to the Board previously considering the matter in late 2025.

- The Board Members are requested to consider an idea to incorporate the Manx Language within the workings of the Authority.
- Naming the Authority’s electric leisure boats with Manx Names is a budget friendly and meaningful way to celebrate the Year of the Manx language; and
- It would increase the visibility of Manx in public spaces, encourage learning, strengthen cultural identity, and demonstrate the Authority’s commitment to supporting the Island’s linguistic heritage.

A discussion in relation to the following took place:

- Mr Gibson confirmed that he supports the idea, noting that it is simple, viable, low cost, and aligns with the Year of the Manx Language.
- Mr Quirk confirmed that he is in favour of the proposal.
- Mr Turton stated that he had understood the Authority intended to include Manx names on street signs throughout the District, but this has not yet occurred. He also expressed the view that the proposed Manx names for the boats should be linked to Onchan rather than the sea.
- Mr Lockwood stated that if other Board Members are in favour of the proposed names, he would not object; however, he noted that exercises of this nature often involve issuing a public call for suggested names.
- Mr Gibson advised that, as the Onchan Pleasure Park season is already well underway, seeking public suggestions would take time, and by the time officers received direction, the Park would likely be nearing the end of the season and the boats removed from the boating pool.
- Miss Corkish asked Mr Turton which Manx names are linked with Onchan and what suggestions he would propose.
- Mr Turton suggested Onchan place names for consideration.
- Miss Corkish stated that she favours naming the electric boats with Manx names linked to Onchan, but does not support the suggestion of names put forward by Mr Turton; and
- Mr Wilson confirmed that he supports the idea and that the Authority should consider further opportunities to incorporate Manx wording on signage throughout the entire Park.

The Chief Executive/Clerk advised Board Members that the Isle of Man Government was due to publish guidance in relation to Manx language and the design of public signage; however, this guidance has not yet been made available for formal adoption. He explained that this is the reason officers have not progressed with replacement street signage throughout the District.

Mr Allen queried whether the Authority should continue to wait for the guidance or progress replacement signage in the meantime.
The Chief Executive/Clerk confirmed that he will prepare a report for the Board to consider this matter separately.

Mr Quirk queried how much Onchan Pleasure Park merchandise had been sold so far since the Onchan Pleasure Park amenities opened.

The Chief Executive/Clerk confirmed that he does not have that information available to present.

Mr Allen requested that the discussion remain focused on the matter currently under consideration rather than any other matters.

Following discussion, it was agreed that the Board supports naming the Onchan Pleasure Park leisure boats with Manx names, and that a selection of alternative Manx names be circulated to Board Members for consideration.

The Chief Executive/Clerk confirmed that he will approach Culture Vannin for assistance in identifying suitable alternative names and will circulate a list to Board Members prior to progressing the ordering and installation of the names on the leisure boats.

The Chief Executive/Clerk highlighted that another initiative was recently implemented in relation to the Year of the Manx Language. It was noted that an all-Island local authority library Manx treasure trail is due to be released, for which Culture Vannin has offered to fund prizes for the winners.

Mr Allen acknowledged the positive outcome of collaborative working between local authority libraries.

4. <u>Onchan Pleasure Park – Proposed Padel Tennis Facility Update</u>

The Chief Executive/Clerk provided the Board with the following update:

- On 21st April 2026, he contacted the proposed developer to advise that the petition for borrowing funds in principle, which had been submitted to the Department of Infrastructure, had been refused because no draft tenancy agreement was included.
- It was highlighted that a draft tenancy agreement had not been included within the petition due to legal advice received from the Authority's legal advisors regarding the extended lease term requested by the proposed developer. The Authority had been advised to submit a petition in principle to avoid incurring the cost of drafting a tenancy agreement that might ultimately be refused by the Department due to the length of the proposed lease term.
- The proposed developer was asked whether they still wished to proceed with the development and, if so, whether they would support the Authority submitting a full petition for borrowing funds, as well as honour their previous agreement to contribute 50% of the legal fees required to prepare a draft tenancy agreement; and
- On 2nd June 2026, the proposed developer confirmed that they are no longer interested in developing a padel tennis facility within Onchan Pleasure Park.

The Board noted the update.

5. <u>Onchan Raceway Limited – Commercial Tenancy Request</u>

To be considered In Committee.

<u>C26/06/02/11</u>
<u>CONSIDERATION OF ANY CORRESPONDENCE</u>

1. <u>Cabinet Office – Regional Hubs Report</u>

A copy of the correspondence dated 9th June 2026, received from the Minister for the Cabinet Office in relation to Council of Ministers' report to Tynwald regarding their response to the Tynwald resolution on regional hubs, copies of which having previously been circulated was considered and noted.

Miss Corkish, as an employee of the Isle of Man Government, declared a non-pecuniary interest and did not take part in the consideration of the matter.

The Chief Executive/Clerk provided the following overview:

- At the local authorities' library forum held earlier that day, an officer from the Cabinet Office attended as the guest speaker to discuss the regional hubs proposals.

- Some of the feedback received from officers in attendance was that the Cabinet Office's proposals were not clear, and that limited detail had been provided regarding the practical delivery of services; and
- Officers also expressed concerns that the Cabinet Office may be duplicating services already provided by local authority libraries, and suggested that an alternative approach would be to provide funding to local authorities to enhance existing library services rather than creating parallel structures.

A discussion in relation to the following took place:

- Mr Wilson expressed concern that he is not in favour of the Cabinet Office's proposals, stating that it appears to be another way for the Isle of Man Government to delegate its responsibilities and potential expenditure commitments to local authorities, similar to what had been proposed within Clause 5 of the Local Government (Amendment) Bill 2023.
- Mr Lockwood agreed with Mr Wilson's comments and stated that the Authority should make a case for Onchan to be treated as a regional service centre in the same way as Ramsey, Peel and Port Erin have been proposed. He noted that Onchan has a larger population than those areas, and although it is geographically closer to Douglas, this offers limited benefit to residents without their own transport, for whom Douglas remains a bus journey away.
- Mr Quirk highlighted the comments contained on page 6 of the Cabinet Office's report relating to the Community Hubs Pilot that was provided in Ramsey, Peel and Castletown in 2021. He queried what the Isle of Man Government has achieved since the 2021 pilot scheme, and expressed the view that very little appears to have been delivered that has benefited members of the public; and
- Mr Turton stated that he agrees with Mr Wilson's comments and considers that the proposals appear to be a method for the Cabinet Minister to continue progressing local authority and regional reforms.

  Mr Allen asked whether Board Members wished to provide a response to the correspondence.

  Following a discussion, it was agreed that the matter would be monitored until further information is forthcoming from the Cabinet Office.

2. **Isle of Man Friends of the Earth – Invitation**

   A copy of the invitation received from the Isle of Man Friends of the Earth inviting Commissioners to attend a screening of the new film People's Emergency Briefing at 6:30 pm on Tuesday 23rd June at St Thomas' Church, copies of which having previously been circulated was noted.

C26/06/02/12
TO ANSWER ANY QUESTIONS ASKED UNDER STANDING ORDER 25

None.

C26/06/02/13
TO CONSIDER ANY MOTIONS

None.

C26/06/02/14
ENVIRONMENTAL & TECHNICAL SERVICES

None.

C26/06/02/15
HOUSING MATTERS

None.

C26/06/02/16
CHAIRMAN'S ANNOUNCEMENTS

1. **Dates for the Diary**

Date	Organisation	Event	Time
12th June 2026	Onchan Methodist Church	Coffee Morning	10:00 am to 12 noon
15th June 2026	Onchan District Commissioners	Board Meeting	7:00 pm
29th June 2026	Onchan District Commissioners	Board Meeting	7:00 pm

Mr Allen noted that the Board Members had received notification of the King's Baton being on display at the Flat Bowling Green in Onchan Pleasure Park on Saturday 13th June 2026.

Mr Quirk confirmed that he was in attendance at the event and that the Lawn Bowls Club has members who are due to represent the Isle of Man at the upcoming Commonwealth Games.

C26/06/02/17
ANY OTHER URGENT BUSINESS

1. **Local Government Pension Reform – Public Statement**

Mr Lockwood stated that at the last meeting, the Board agreed to issue a public statement regarding local government pension reform.

After a discussion with Mr Allen and the Chief Executive/Clerk, it has been agreed that he will draft the statement, and once finalised, it will be circulated to all Board Members to ensure there are no objections before it is circulated to the local media outlets and published on the Authority's website and social media pages.

2. **Mr Allen – House of Keys General Election Candidate Announcement**

Mr Gibson noted recent publicity indicating that Mr Allen is standing as a candidate for Garff in the upcoming General Election. Mr Gibson wished Mr Allen good luck with his election campaign.

3. **Onchan Pleasure Park – Disabled Car Parking Spaces**

Mr Quirk requested that officers consider having the disabled parking spaces in the car parks at Onchan Pleasure Park re-painted.

The Chief Executive/Clerk noted that the car parks ideally require resurfacing as well as new line markings throughout; however, due to current budget constraints, he will liaise with the District Surveyor to determine whether the disabled line markings can be re-painted as a short term measure.

4. **Camper Vans Parked on Public Highways**

Mr Quirk stated that there are a number of camper vans parking on highways within the District, which are causing a nuisance to residents, and noted that one vehicle parked on Belgravia Road appears to be being lived in.

The Chief Executive/Clerk advised that he would obtain the details from Mr Quirk at the end and would investigate the matter regarding the vehicle parked on Belgravia Road.

5. **Former Hayden Minay Limited – Planning Application**

Mr Quirk highlighted that a planning application for a residential development has recently been published for the site, and expressed hope that the Authority may have an opportunity to consider the potential purchase of the site to provide additional social housing within the District.

The Chief Executive/Clerk advised the Board Members that he is aware of the planning application, which will be due for consideration by the Board at the next Ordinary Board Meeting.

The Chief Executive/Clerk also confirmed that he has spoken with one of the site owners to make them aware of the Authority's interest in potentially purchasing the site for a social housing development.

Mr Allen requested that any updates be reported to the Board.

6. **Onchan Wetlands**

Mr Turton queried who owns the Onchan Wetlands after noting recent publicity regarding volunteers carrying out renovation work in the area.

Following a discussion, it was confirmed that the Manx Wildlife Trust owns the Wetlands and that the Authority owns the land directly adjacent to the site.

The Board Members noted the positive work undertaken by the Trust and the volunteers to improve the area.

7. **Onchan Primary School Events**

Miss Corkish confirmed that, as the Board's education representative, she will be attending two events in the coming weeks. One event is to present trophies at the Onchan District Sports event, and the other is the Ashley Hill talent show, where she has been invited to act as one of the judges.

There being no further business, the public meeting ended at 8:08 pm.

C26/06/02/18
FINANCE AND GENERAL PURPOSES

1. **Rent Arrears for Garage Tenants**

The following was considered In Committee and transferred to the public domain.

The memorandum of the Finance Department Manager, dated 15th June 2026, copies of which having previously been circulated was considered.

The Chief Executive/Clerk advised the Board of the following:

- The total garage rent arrears as at 6th April 2026 were £551.60; and
- It is noted that £240 had been paid to the Authority at the end of April and that there is a repayment plan in place for the remaining tenants who are in arrears.

The report was noted, and thanks were given to the Finance Department.

2. **Rent Arrears for Social Housing Tenants**

The following was considered In Committee and transferred to the public domain.

The memorandum of the Finance Department Manager dated 15th June 2026, copies of which having previously been circulated was considered.

The Chief Executive/Clerk advised the Board of the following:

- The total housing rent arrears as at 6th April 2026 were £65,804.40;
- £23,206.620 of the rent arrears is subject to legal action to recover the debt; and
- It is proposed that the Finance Department continues to engage with tenants facing financial difficulties and who may be a risk by proactively managing arrears.

The report was noted, and thanks were given to the Finance Department.

Mr Wilson queried whether the Authority had ever considered selling its off-island debts to debt collection agencies in order to recover outstanding amounts more quickly and reduce officer time spent pursuing debtors.

The Chief Executive/Clerk advised that this is not a practice he is aware of, nor is he aware whether it has been considered by previous Boards.

Following a discussion, it was agreed that officers will obtain further information regarding this practice and report back to the Board for further consideration.

3. **Rent Arrears for Commercial Tenants – Update**

The following was considered In Committee and transferred to the public domain.

The memorandum of the Finance Department Manager, dated 15th June 2026, copies of which having previously been circulated was considered.

The Chief Executive/Clerk provided the Board with the following update:

- The total rent arrears as at the 31st March 2026 was £28,011.86; and
- The majority of the balance is made up of current invoices, of which £22,218.44 has been paid since the report was prepared.

The report was noted, and thanks were given to the Finance Department.

C26/06/02/19
CONSIDERATION OF ANY REPORTS FROM THE CLERK AND OTHER OFFICERS

1. **Onchan Raceway Limited – Commercial Tenancy Request**

The following was considered In Committee and transferred to the public domain.

The report of the Chief Executive/Clerk dated 15th June 2026, copies of which having previously been circulated was considered.

The Chief Executive/Clerk provided the Board with the following overview:

- Onchan Raceway Limited, the current tenant of Onchan Stadium, has requested permission to use part of the green area known as the “Kick-a-bout” field adjacent to the Stadium to place a portable toilet for use by competitors and their support crews during stock car events.

- The proposed location of the portable toilet is within the area previously approved by the Board for use of a Ninja Kart pit area during stock car events.
- The request is based on the tenant providing a dedicated toilet facility for the competitors and their pit crews to save them from having to leave the pit area and having to use the public toilets either adjacent to the concrete seating area or the timber seating area.
- If permitted, the dates for use will be the same as the 2026 stock car event dates that the Board previously approved at the Extra Ordinary Meeting held on the 24th November 2025; and
- The tenant will remove the portable toilet after each event finishes and place it in storage within the stadium.

Miss Corkish and Mr Gibson, as residents of the Park, declared non pecuniary interests and did not take part in the discussion.

Mr Lockwood queried why it has not been considered necessary to have a portable toilet at this location in the past, since the need it is seeking to address is not a new one, and the public toilets can be used.

The Chief Executive/Clerk confirmed that the tenant has considered placing the portable toilet within the stadium rather than on the Kick-a-bout area; however, due to a shortage of room within the stadium when events are taking place, and to combat previous reports that some competitors and support crew were using the hedges to urinate, it is hoped that by providing a portable toilet in the proposed location will resolve the matter, and will avoid complaints being received from the Park residents and spectators.

Mr Turton and Mr Quirk raised concerns regarding the portable toilet not being removed promptly after stock car race events, noting that it may be left positioned on the Kick-a-bout area.

Following a discussion, it was proposed by Mr Lockwood and seconded by Mr Wilson and **RESOLVED that Onchan Raceway Limited be:**

- **Permitted to place a portable toilet on the Kick-a-bout field adjacent to Onchan Stadium during the 2026 stock car event dates; and**
- **Responsible for ensuring that the portable toilet is returned to the stadium immediately after each event.**

For: ***Mr Allen, Mr Wilson and Mr Lockwood***[ODC 29/09/2026]
Against: ***Mr Quirk and Mr Turton***

Miss Corkish and Mr Gibson did not cast a vote.

C26/06/02/20
ANY OTHER URGENT BUSINESS

None.

There being no further business, the meeting ended at 8:50 pm.