

ONCHAN DISTRICT COMMISSIONERS

*Hawthorn Villa,
79 Main Road, Onchan.*

ORDINARY MEETING

14th May 2026

Sir/Madam

You are hereby summoned to attend an **ORDINARY Meeting of the Authority** to be held in the Boardroom at **HAWTHORN VILLA, 79 MAIN ROAD, ONCHAN** to transact the undernoted business on:

Monday 18th May 2026

7:00 pm - Board Meeting

which will be followed by a meeting of the Board sitting **IN COMMITTEE**. Items on this agenda marked **(P)** will be considered in private, and correspondence is circulated separately.

Please note that the minutes referred to in the agenda have yet to be confirmed by the Authority as a true and correct record of proceedings at the various meetings, and will be published after ratification.

Yours faithfully



**R PHILLIPS
CHIEF EXECUTIVE/CLERK**

AGENDA

The order of business at every meeting of the Authority shall be in accordance with that laid down in Standing Order No. 17 or by a resolution duly moved and seconded and passed on a motion which shall be moved and put without discussion.

Chief Executive/Clerk to provide emergency evacuation procedure for Hawthorn Villa at the commencement of the Meeting.

1. To choose a person to preside if the Chairman and Vice-Chairman be absent:

None.

2. Declarations of Interest of Members and Officers (in accordance with Standing Order 18):

3. To deal with any business required by statute to be done before any other business:

None.

4. To approve as a correct record and sign the Minutes of the:

4.1 Notes of the Meeting with the Department of Infrastructure held on Monday 2nd February 2026 *(Appendix 4.1)*

4.1 Minutes of Ordinary Meeting held on Monday 27th April 2026 *(Appendix 4.2)*

4.2 Minutes of the Annual General Meeting held on Tuesday 5th May 2026 *(Appendix 4.3)*

5. To dispose of any relevant business arising from such minutes if not referred to in the Minutes of any Special Committee:

None.

6. To dispose of any relevant business adjourned from a previous meeting:

None.

7. To deal with any business expressly required by statute to be done:

None.

8. To consider any planning decisions/communications from the Department of Infrastructure Planning Committee:

8.1 Plans for Consideration *(Appendix 8.1)*

	Planning Reference	Applicant/Address	Return Date
(a)	PA 26/00079/B	Mr C Millar – 12 Howe Road	22 nd May 2026
(b)	PA 26/00245/B	Mr M Duchars – 10 Beech Close	22 nd May 2026
(c)	PA 26/00230/B	Ms K Colquitt – 13 Laurel Avenue	29 th May 2026
(d)	PA 26/00289/B	Mr & Mrs S Keeley – 23 The Fairway	29 th May 2026

9. Finance and General Purposes:

None.

10. Consideration of any Reports from the Clerk or other Officer:

- 10.1 Anicent Order of Foresters War Memorial – Proposed Sites for Public Display *(Appendix 10.1)*
- 10.2 Unoccupied Urban Sites Register – Public Consultations *(Appendix 10.2)*
- 10.3 Ballacurn Trust – Meadow View Housing Update *(CEO to Report)*
- 10.4 The HUB – Commissioners Surgery *(CEO to Report)*
- 10.5 Isle of Man Municipal Association – Annual General Meeting Attendance and Associated Costs *(Chairman to Report)*

11. Consideration of any relevant correspondence (already circulated unless indicated):

- 11.1 Isle of Man Post Office – Invitations for Expressions of Interest *(Appendix 11.1)*
- 11.2 Onchan Pleasure Park – Event Request *(Appendix 11.2)*
- 11.3 Groudle Glen Railway – Invitation *(Appendix 11.3)*

12. To answer any questions asked under Standing Order 25:

None.

13. To answer any Motions in the order in which notice has been received:

- 13.1 Motion 80 That the Board will consider and set all future District Rates during the In Public section of Ordinary and Extra Ordinary Meetings commencing from the 2027/28 financial year *(Appendix 13.1)*
- 13.2 Motion 81 The Authority resolves to create and formally adopt a Code of Practice for the Proactive Publication of Information *(Appendix 13.2)*
- 13.3 Motion 82 That the Board resolves to invite the Members of the House of Keys for Onchan to commence the Joint Political Meetings with the Members of the Board of Onchan District Commissioners on a quarterly basis *(Appendix 13.3)*

14. Environmental and Technical Services:

- 14.1 (P) Motion 79 – Play Park Accessibility and Inclusivity Audit *(Appendix 14.1)*

15. Housing Matters:

- 15.1 Housing Allocations Undertaken *(Appendix 15.1)*
- 15.2 Quarterly Standards of Performance Data – Quarter 4 *(Appendix 15.2)*

16. Chairman’s Announcements:

Dates for Diary:

Date	Organisation	Event	Time
18 th May 2026	Onchan District Commissioners	Board Meeting	7:00 pm
20 th May 2026	Isle of Man Youth Services	Party in the Park	5:00 pm to 8:00 pm

1 st June 2026	Onchan District Commissioners	Board Meeting	7:00 pm
12 th June 2026	Onchan Methodist Church	Coffee Morning in aid of Live at Home	10:00 am to 12 noon
15 th June 2026	Onchan District Commissioners	Board Meeting	7:00 pm

17. Any other URGENT business as authorised by the Chair for consideration

PLANS LIST**Board Meeting to be held on Monday 18th May 2026****The Lead Member of Environmental and Technical Services and the District Surveyor have viewed the applications and recommend the following:-**

	Applicant/Address	Description
PA 26/00079/B Return Date 22/05/2026	Mr Cameron Millar 12 Howe Road Onchan IM3 2BB	Erection of summer house to rear curtilage of existing dwelling house
<i>Recommendation – Approve</i>		
PA 26/00245/B Return Date 22/05/2026	Mr Michael Duchars 10 Beech Close Onchan IM3 3HH	Erection of single storey extensions to east and north elevations and widening of existing vehicular access onto Beech Close.
<i>Recommendation – Approve</i>		
PA 26/00230/B Return Date 29/05/2026	Kathleen Colquitt 13 Laurel Avenue Onchan IM3 3JE	Widening of vehicular access and driveway to front curtilage of existing dwellinghouse (retrospective)
<i>Recommendation – Approve</i>		
PA 26/00289/B Return Date 29/05/2026	Mr & Mrs Stephen & Veronica Keeley 23 The Fairway Onchan IM3 2EG	Alteration of fenestration to front elevation
<i>Recommendation – Approve</i>		



REPORT

Report to:	Board of Onchan District Commissioners
Reporting Officer:	Chief Executive/Clerk
Date of the Meeting:	18 th May 2026
Subject:	Ancient Order of Foresters War Memorial – Proposed Sites for Public Display
Public or Private Document:	Public

Introduction:

The Ancient Order of Foresters War Memorial is currently in storage following its removal from the Authority's Heywood Court sheltered social housing complex.

Following its removal, the Chief Executive/Clerk has been in liaison with the Isle of Man Government Preservation of War Memorials Committee and representatives of the Royal British Legion (Onchan Branch) regarding potential sites for it to be displayed.

The Board Members are requested to consider the two proposed sites that have been approved by the Committee.

Previously Considered by the Board:

- Ordinary Board Meeting held on 18th November 2024.
Minute reference C24/11/02/09.
- Ordinary Board Meeting held on 2nd December 2024.
Minute reference C24/12/01/14.
- Ordinary Board Meeting held on 17th February 2025.
Minute reference C25/02/02/10.

Recommendation/s or Action/s Taken:

Option 1

That the Board resolves to display, maintain, and preserve the Ancient Order of Foresters War Memorial at the HUB, on School Road, Onchan, within the sports hall.

Option 2

That the Board resolves to display, maintain, and preserve the Ancient Order of Foresters War Memorial at the Elm Tree House, on Main Road, Onchan, on the exterior wall overlooking the Onchan War Memorial.

Supporting Rationale:**Brief History/ Overview of Events**

- The Memorial consists of a plaque containing 103 names listed alphabetically relating to the First World War. Previously, the plaque was accompanied by two Burma spears.
- The former custodian of the Memorial was the Royal British Legion (Onchan Branch). Following the refurbishment of the former Legion Hall (25 Main Road, Onchan), the spears were placed into the care of Manx National Heritage, and the plaque continued to be maintained, preserved and displayed by the Royal British Legion (Onchan Branch) at the Legion Hall until its closure in 2006.
- Following the Legion's closure, the Authority inherited the plaque as it was left in the vacated premises. The Authority relet the premises so the plaque was relocated and displayed at the Heywood Court social housing complex. The Board resolved in 2020 that the plaque be removed from Heywood Court and placed in storage due to complaints received from residents at the complex.
- The Board has considered this matter on numerous occasions since the plaque was placed in storage. The latest consideration of the matter was at the Ordinary Board Meeting held on 2nd December 2024, where it was resolved that the plaque will not be reinstated at Heywood Court.

Proposed New Sites Owned by the Authority

- The proposed sites at both the HUB and Elm Tree House can accommodate the size of the plaque that forms the Memorial. The plaque is 2960 millimetres wide by 1950 millimetres high, so a relatively large wall and solid area is required to mount it to.
- The HUB site proposal relates to mounting the plaque on an internal wall in the sports hall which is constructed of bricks. The plaque can be mounted high enough so that it will not be damaged by those using the sports hall for activities such as parties and sports.
- The Elm Tree House proposal relates to mounting the plaque on an external wall of the building which is constructed from bricks. The plaque can be mounted high enough so that pedestrians cannot interfere with it, and an external cover can be constructed to protect it from the weather.
- Other sites in the ownership of the Authority were investigated, but none had a wall space big enough to accommodate the Memorial.

Proposed New Sites not Owned by the Authority

- Sites not in the ownership of the Authority were also investigated, but none of the site owners was in favour of providing a space to display the Memorial, nor taking responsibility for its future maintenance and preservation.

Legal Challenge

- The Isle of Man Government Preservation of War Memorials Committee has written to the Authority previously to insist that the Authority displays the Memorial, and that failure to do so could result in prosecution under the provisions of the War Memorials Act 2016.
- Legal advice has not been obtained at present. The Board may choose to seek advice to challenge the Committee's position, but it is advised that the Authority may struggle to argue that it is not the custodian of the Memorial, nor that it is currently meeting its obligations under the Act.
- Reputationally, if the Authority challenges the Preservation of War Memorials Committee, the decision could be perceived negatively by veterans' groups, local residents, and the wider community.

Alternatives Considered but not Recommended:**Option 3**

That the Board does not approve either of the proposed new sites to display the Ancient Order of Foresters War Memorial, and that the matter be referred back to the Isle of Man Government Preservation of War Memorials Committee.

Standing Orders:

Not applicable.

Resource Impact:

If Options 1 or 2 were to be resolved:

- The Property Maintenance Manager will be required to arrange and oversee a suitable contractor to erect the plaque.
- The Chief Executive/Clerk will be required to continue to liaise with the Isle of Man Government Preservation of War Memorials Committee to confirm the Board's decision, and to arrange for the Register of War Memorials to be updated.

If Option 3 were to be agreed, the Chief Executive/Clerk will be required to continue to liaise with the Isle of Man Government Preservation of War Memorials Committee to confirm the Board's decision, and to potentially liaise with the Authority's legal advisors.

Financial Impact:

If Options 1 or 2 were to be resolved, the cost for erecting the plaque will be covered by existing maintenance budgets, so no additional funding will be required from either the

<p>Authority's General Reserve, or for provision to be made within future District Rate setting processes.</p> <p>If Option 3 were to be agreed, then expenditure may be required from the Authority's legal expenditure budget to engage the assistance of the Authority's legal advisors.</p>
<p>Legal and/or Insurance Impact:</p>
<p><u>War Memorials Act 2016:</u></p> <ul style="list-style-type: none"> • Section 6 – Ownership and Maintenance of War Memorials. • Section 7 – Vesting of Registered War Memorials in Local Authority. • Section 8 – Powers of Local Authorities.
<p>Equality Impact:</p>
<p>Not Applicable.</p>
<p>Climate Change Impact:</p>
<p>Not Applicable.</p>
<p>Consultation with Others:</p>
<ul style="list-style-type: none"> • Isle of Man Government Preservation of War Memorials Committee. • Royal British Legion (Onchan Branch). • Peter Kelly, Captain of the Parish for Onchan.
<p>General Data Protection Regulations and/or Confidentiality Impact:</p>
<p>Not Applicable.</p>
<p>Appendices:</p>
<p>See the enclosed letter and email from the Isle of Man Government Preservation of War Memorials Committee.</p>

For Members Consideration

**ROSS PHILLIPS
CHIEF EXECUTIVE/CLERK**

Ross Phillips

From: Ross Phillips
Sent: 12 May 2026 15:10
To: Ross Phillips
Subject: FW: Ancient Order of Foresters War Memorial

From: [REDACTED]
Sent: 12 December 2025 13:26
To: Ross Phillips <rossphillips@onchan.org.im>
Cc: [REDACTED]
Subject: RE: Ancient Order of Foresters War Memorial

Sent for and on behalf of the Chair of the Isle of Man Government Preservation of War Memorials Committee, The Hon. Juan Watterson SHK

Dear Mr Phillips,

Thank you for your response to our communication relocating the Ancient Order of Foresters War Memorial to an alternative location: the Hub on School Road, or Hawthorne Villa. The Committee were happy to accept that the previous location at Heywood Court was not fully accessible to the public without permission from a resident, and in the Committee's view this wasn't fatal to the principle of public access. With that in mind, the Committee believe that either of the new locations would be suitable in that regard.

Regarding the concern about potential damage to the Memorial, the Committee notes that there are ways to protect wall-mounted Memorials, including using a wall-mounted enclosure, although of course this would incur additional costs. We are confident that Onchan Commissioners as responsible custodians would provide an appropriate mitigation to likely risks.

We would like to ensure there is no miscommunication or delay in the process. Please let us know if there is any practical support needed from our side.

Looking forward to your thoughts and feedback on this matter.

Yours sincerely,

[REDACTED]

[REDACTED]

Isle of Man Government Preservation of War Memorials Committee

**Isle of Man Government****Preservation of War Memorials
Committee**

3rd Floor Cabinet Office
Bucks Road
Douglas
Isle of Man
IM1 3PN

Mr Ross Phillips
Chief Executive, Clerk, Onchan Commissioners
Via email: rossphillips@onchan.org.im

02 April 2026

Dear Mr Phillips,

Ancient Order of Foresters War Memorial

Thank you for your email dated 25 February 2026 regarding the Ancient Order of Foresters War Memorial, and the proposal for the Memorial to be externally mounted at Elm Tree House, overlooking the Onchan War Memorial.

The Committee has carefully considered the proposal as outlined, at its meeting of 26 March 2026.

As custodians, it is the responsibility of Onchan Commissioners to ensure that the Ancient Order of Foresters War Memorial is adequately preserved and protected.

On this basis, and subject to the Commissioners being able to provide the Committee with appropriate assurance that the Memorial would be sufficiently protected from damage and deterioration through the proposed weatherproof enclosure, the Committee would be content with the proposal.

However, the Committee would like to note that, should the protection of the Memorial fail at any point in the future, responsibility would rest with the Commissioners as custodians to relocate the War Memorial to an alternative suitable location, in order to ensure its preservation.

The Committee would be grateful if these points could be noted when the proposal is considered by the Board of Commissioners, and we remain willing to offer advice or support as required to the Commissioners throughout this process.

Yours sincerely,

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A large black rectangular redaction box covering the name of the representative.

Isle of Man Government Preservation of War Memorials Committee



REPORT

Report to:	Board of Onchan District Commissioners
Reporting Officer:	Chief Executive/Clerk
Date of the Meeting:	18 th May 2026
Subject:	Unoccupied Urban Sites Register – Public Consultations
Public or Private Document:	Public

Introduction:

The Authority has recently been contacted by the Cabinet Office regarding the Unoccupied Urban Site Register consultation.

The deadline for responses is 16th June 2026.

The Board Members are requested to consider responding to the consultation.

Previously Considered by the Board:

Not applicable.

Recommendation/s or Action/s Taken:

That the matter be deferred and that officers draft responses for the Board to consider at the Ordinary Board Meeting due to be held on Monday 1st June 2026.

Supporting Rationale:

The Cabinet Office is updating the Unoccupied Urban Sites Register to help identify, monitor and unlock brownfield sites for redevelopment.

In November 2018, Tynwald resolved to approve Recommendation 1 of the Tynwald Select Committee on the Development of Unoccupied Urban Sites. Recommendation 1 states that Cabinet Office should publish at regular intervals data on planning approvals given and taken up in brownfield and greenfield sites respectively.

Further to this recommendation, the Cabinet Office published the Unoccupied Urban Sites Register: East (2020), which focused on Douglas and Onchan and updated the register in December 2022 to include the North, South and West. Sites that were included on this register were eligible for consideration to receive funding from the infrastructure grant scheme run by the Department for Enterprise that offered financial support, by way of a grant and/or loan, towards development projects of up to 25% of eligible expenditure.

This consultation seeks suggestions for new sites to be included on the register and to receive comments on those sites that are already on the register to help inform a future update.
Alternatives Considered but not Recommended:
Not applicable.
Standing Orders:
Not applicable.
Resource Impact:
The Chief Executive/Clerk and District Surveyor will need to allow time to review the consultation, and to tour the District to provide suggested new unoccupied urban sites for possible inclusion on the Register.
Financial Impact:
Not applicable.
Legal and/or Insurance Impact:
Not applicable.
Equality Impact:
Not Applicable.
Climate Change Impact:
Not Applicable.
Consultation with Others:
Not applicable.
General Data Protection Regulations and/or Confidentiality Impact:
Not Applicable.
Appendices:
See the enclosed Unoccupied Urban Sites Register public consultation.

For Members Consideration



**ROSS PHILLIPS
CHIEF EXECUTIVE/CLERK**

Unoccupied Urban Sites Register

Overview

Cabinet Office is updating the unoccupied urban sites register to help identify, monitor and unlock brownfield sites for redevelopment.

Why your views matter

In November 2018, Tynwald resolved to approve Recommendation 1 of the Tynwald Select Committee on the Development of Unoccupied Urban Sites. Recommendation 1 states that Cabinet Office should publish at regular intervals data on planning approvals given and taken up in brownfield and greenfield sites respectively. Further to this recommendation Cabinet Office published the Unoccupied Urban Sites Register: East (2020) which focused on Douglas and Onchan and updated the register in December 2022 to include the North, South and West.

Sites that were included on this register were eligible for consideration to receive funding from the infrastructure grant scheme run by the Department for Enterprise that offered financial support, by way of a grant and/or loan, towards development projects of up to 25% of eligible expenditure.

This consultation seeks suggestions for new sites to be included on the register and to receive comments on those sites that are already on the register to help inform a future update.

Reasonable adjustments and alternative formats

The department is committed to equal opportunities and our aim is to make our documents easy to use and accessible to all.

We will take steps to accommodate any reasonable adjustments and provide such assistance as you may reasonably require to enable you to access or reply to this consultation. This consultation will include interactive maps with alternative ways to respond to ensure everyone is able to respond.

If you would like to receive this document in another format or need assistance with accessing or replying to this consultation, please email Ethan.grubb@gov.im or telephone +44 7624 285759.

Responding to this consultation

You can respond to this consultation online via consult.gov.im/cabinet-office/unoccupied-urban-sites-register-2026/

Alternatively, you can download a paper version of this consultation and email it to Ethan.grubb@gov.im or post it to:

Planning Policy

Cabinet Office,
3rd Floor Government Office,
Bucks Road,
Douglas,
IM1 3PN

About you

1 What is your name?

Name

2 What is your email address?

Email

3 Which of the following options best describes you?

Please select only one item

- Member of the public
- Landowner/developer or their representative
- Built environment professional
- Local authority or politician
- Government department or statutory board
- Special interest group

4 May we publish your response?

Please read our [Privacy Policy](#) for more details and your rights.

More information

- Publish in full – your name, organisation name, along with full answers **may** be published on the hub (your email will **not** be published)
- Publish anonymously – only your responses **may** be published on the hub (your name, organisation and email will **not** be published)
- Do not publish – **nothing will** be published publicly on the hub (your response will only be part of a larger summary response document)

(Required)

Please select only one item

- Yes, you can publish my response in full
- Yes, you may publish my response anonymously
- No, please do not publish my response

5 Have you used the Unoccupied Urban Sites Register in a personal or professional capacity before?

Please select only one item

- Yes, I have used the Unoccupied Urban Sites Register
- No, I haven't used the Unoccupied Urban Sites Register

Definition of Unoccupied Urban Site

For the purposes of this register, an unoccupied urban site (UUS) is currently defined as:

An area of land, whether occupied by a building(s) or not.

Generally, all sites which appear on the register will be previously developed land and fit with the definition set out in the Isle of Man Strategic Plan 2016 (or replacement thereof).

Exclusions

Sites that fall outside of the settlement boundary will be excluded from the UUS Register (these are settlements recognised by the Isle of Man Strategic Plan 2016)

Sites that are located within Green Gaps, open space and/or sports pitches will also be excluded from the register

Other exclusions include vacant office premises or vacant upper floors, as conversion may be an acceptable alternative in these instances

Undeveloped plots within a predominantly residential or mixed use area or industrial estate

6 Do you agree with the definition as it is currently?

Please select only one item

- Yes, I agree
- No, I disagree

Please give your reasons below:

7 Would you support sites that fall outside of an existing settlement boundary, but are otherwise previously developed in nature to be included on the register?

Please select only one item

- Yes, I would support
- No, I wouldn't support

Please give your reasons below:

Development viability

Development viability is crucial for the success of brownfield site redevelopment because it determines whether a project can realistically proceed without incurring unsustainable financial losses. Brownfield sites often involve higher costs due to remediation works, complex planning requirements, and infrastructure upgrades, which can make them less attractive compared to greenfield alternatives.

A robust viability assessment ensures that these projects are economically feasible, balancing build costs against potential returns and identifying where incentives or policy adjustments may be needed. Without addressing viability, brownfield sites risk remaining vacant or underutilised, undermining regeneration goals and the efficient use of urban land.

In 2022 Cabinet Office published the Isle of Man Development Viability Testing report and a further update in 2023. This report showed that certain types of development were financially unviable both on greenfield and brownfield sites.

Sites that are included on this register will be eligible for consideration to receive funding from the Island Infrastructure Scheme operated by the Department for Enterprise. This Scheme offers financial support, by way of a grant and/or loan, towards development projects of up to 25% of eligible expenditure. Further rounds of funding are anticipated.

Cabinet Office would like to understand your thoughts on these matters.

8 Properties which are only occupied in part such as vacant upper floors are currently excluded. Please select your preference as to how Cabinet Office should treat these properties.

Please select only one item

- The whole property should be included on the register
- Just the upper floors should be included on the register
- No part of the property should be on the register

Please give your reasons for your answer below:

9 To what extent do you agree that undeveloped land (greenfield or land not considered previously developed) **WITHIN** existing settlements should be included on the register?

	Strongly disagree	Disagree	Neutral	Agree	Strongly agree
Residential use (private and public sector housing) <i>Please select only one item</i>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Mixed use (office, retail, tourism, leisure and residential) <i>Please select only one item</i>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Employment use (light, general and special industrial) <i>Please select only one item</i>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Civic, cultural and other uses <i>Please select only one item</i>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>

10 To what extent do you agree that undeveloped land (greenfield or land not considered previously developed) **OUTSIDE** existing settlements should be included on the register?

	Strongly disagree	Disagree	Neutral	Agree	Strongly agree
Residential use (private and public sector housing) <i>Please select only one item</i>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Mixed use (office, retail, tourism, leisure and residential) <i>Please select only one item</i>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Employment use (light, general and special industrial) <i>Please select only one item</i>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Civic, cultural and other uses <i>Please select only one item</i>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>

North region Existing Unoccupied Urban Site map

The unoccupied urban sites register includes 16 sites across the settlements of Ramsey and Jurby. This map shows existing Unoccupied Urban Sites in the North region highlighted by a blue outline.

The current sites we have are listed below with the site number, site name, then finally their site size:

- Site 34 - Two sites either side of East Street and Stanley Hotel, Ramsey - 0.10 hectares
- Site 35 - 10-12 West Quay, Ramsey - 0.02 hectares
- Site 36 - 24 Parliament Street, Ramsey - 0.02 hectares
- Site 37 - St Olaves and adjacent vacant plot, Bowring Road, Ramsey - 0.44 hectares
- Site 38 - Site adjacent to Collins Lane, West Quay, Ramsey - 0.03 hectares
- Site 39 - Site adjacent to Christian Street and West Quay, Ramsey - 0.27 hectares
- Site 40 - Former cattle market, auction house, Derby Road, Ramsey - 0.28 hectares
- Site 41 - Former Albert Road School, Albert Road, Ramsey - 0.39 hectares
- Site 42 - Victoria Mall, Ramsey - 0.14 hectares
- Site 43 - Britannia Hotel, Waterloo Road, Ramsey - 0.03 hectares
- Site 44 - Central Hotel, Bowring Road, Ramsey - 0.04 hectares
- Site 45 - Old River Road, Ramsey - 0.17 hectares
- Site 46 - Former Ramsey Bakery Site and adjacent plot, Station Road, Ramsey - 0.53 hectares
- Site 47 - Water Street Car Park, Ramsey - 0.17 hectares
- Site 48 - Raymotors, Brookfield Avenue/Albert Road, Ramsey - 0.33 hectares
- Site 49 - 'Palm Court', Jurby - 0.4 hectares

11 North Existing Unoccupied Urban Site map



Key

 Unoccupied Urban Sites North

 Outside response area

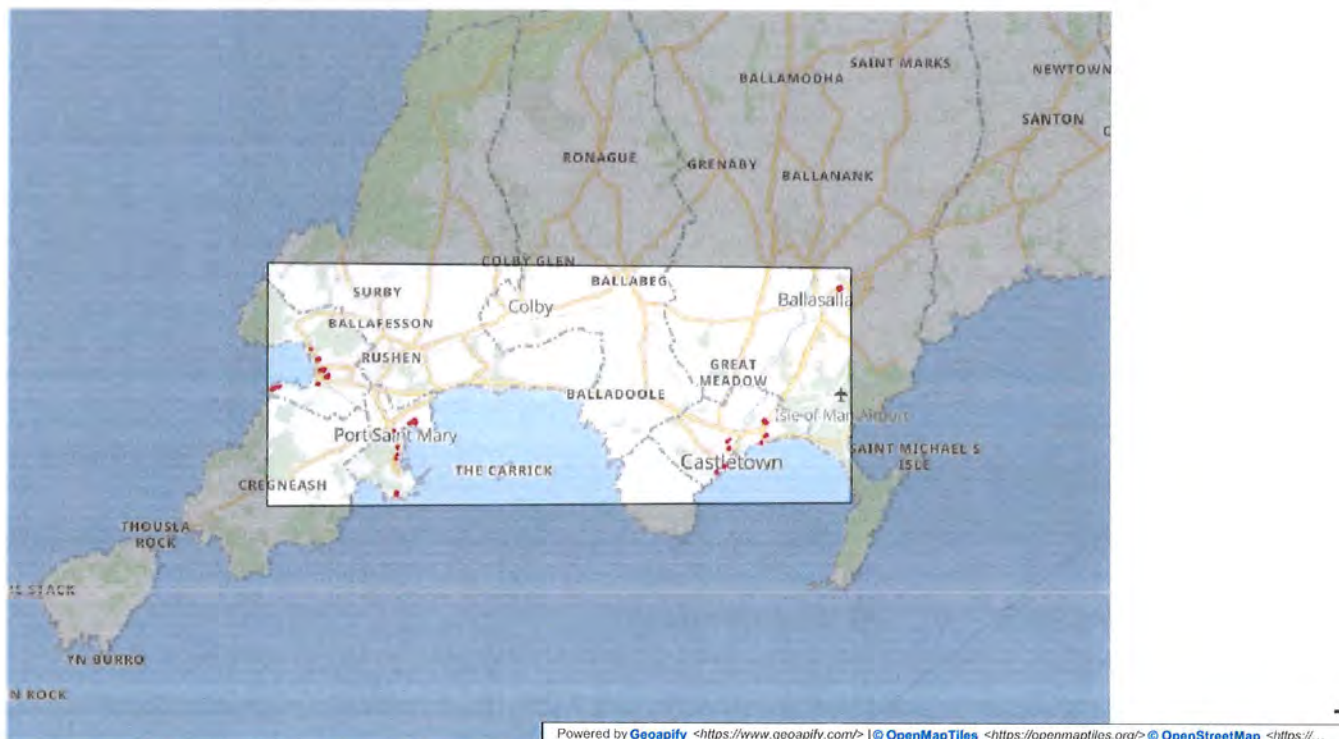
South region Existing Unoccupied Urban Site map

The unoccupied urban sites register includes 22 sites across the settlements of Castletown, Port Erin and Port St Mary. This map shows existing Unoccupied Urban Sites in the South region highlighted by a red outline.

The current sites we have are listed below with the site number, site name, then finally their site size:

- Site 78 - Plot and buildings on Shore Road, Port Erin - 0.11 hectares
- Site 79 - Former Strix Premises and adjacent plot, Bay View Road, Port Erin - 0.17 hectares
- Site 80 - Former Grovesnor Hotel, promenade, Port Erin - 0.08 hectares
- Site 81 - Land opposite the Cherry Orchard Hotel, Church Road, Port Erin - 0.25 hectares
- Site 82 - Former Ocean Castle Hotel, Promenade, Port Erin - 0.16 hectares
- Site 83 - Former Marine Biological Station, Breakwater Road, Port Erin - 0.4 hectares
- Site 84 - 'Mannin House', Spaldrick, Port Erin - 0.04 hectares
- Site 85 - Plot on Scarlet Road, Castletown - 0.11 hectares
- Site 86 - Plot on Hope Street, Castletown - 0.04 hectares
- Site 87 - Vacant plot on College Green (adjacent to Ellan Veen Apartments), Castletown - 0.07 hectares
- Site 88 - Vacat plot on Shore Road, Castletown - 0.09 hectares
- Site 89 - Former Ship Inn public house, Hope Street, Castletown - 0.11 hectares
- Site 90 - Building adjacent to Qualtrough's Timber Yard, Castletown - 0.02 hectares
- Site 91 - Former Castletown Fire Station, Farrant's Way, Castletown - 0.12 hectares
- Site 92 - Former Ocean Ford Garage and Showroom Douglas Road, Castletown - 0.34 hectares
- Site 93 - 1 & 2 The Promenade Port St. Mary - 0.01 hectares
- Site 94 - Plot on Clifton Road (formerly 'Waitara'), Port St. Mary - 0.2 hectares
- Site 95 - Former coal yard, Bay View Road, port St. Mary - 0.06 hectares
- Site 96 - Former Isle of Man Bank, High Street, Port St. Mary - 0.02 hectares
- Site 97 - Former Bay View Hotel, Bay View Road, Port St. Mary- 0.02 hectares
- Site 98 - Former Bay Queen Hotel, The Promenade, Port St. Mary - 0.6 hectares
- Site 99 - Former Whitestone garage and car showroom, Douglas Road, Ballasalla - 0.39 hectares

12 South Existing Unoccupied Urban Site map



Key

■ Unoccupied Urban Sites South

■ Outside response area

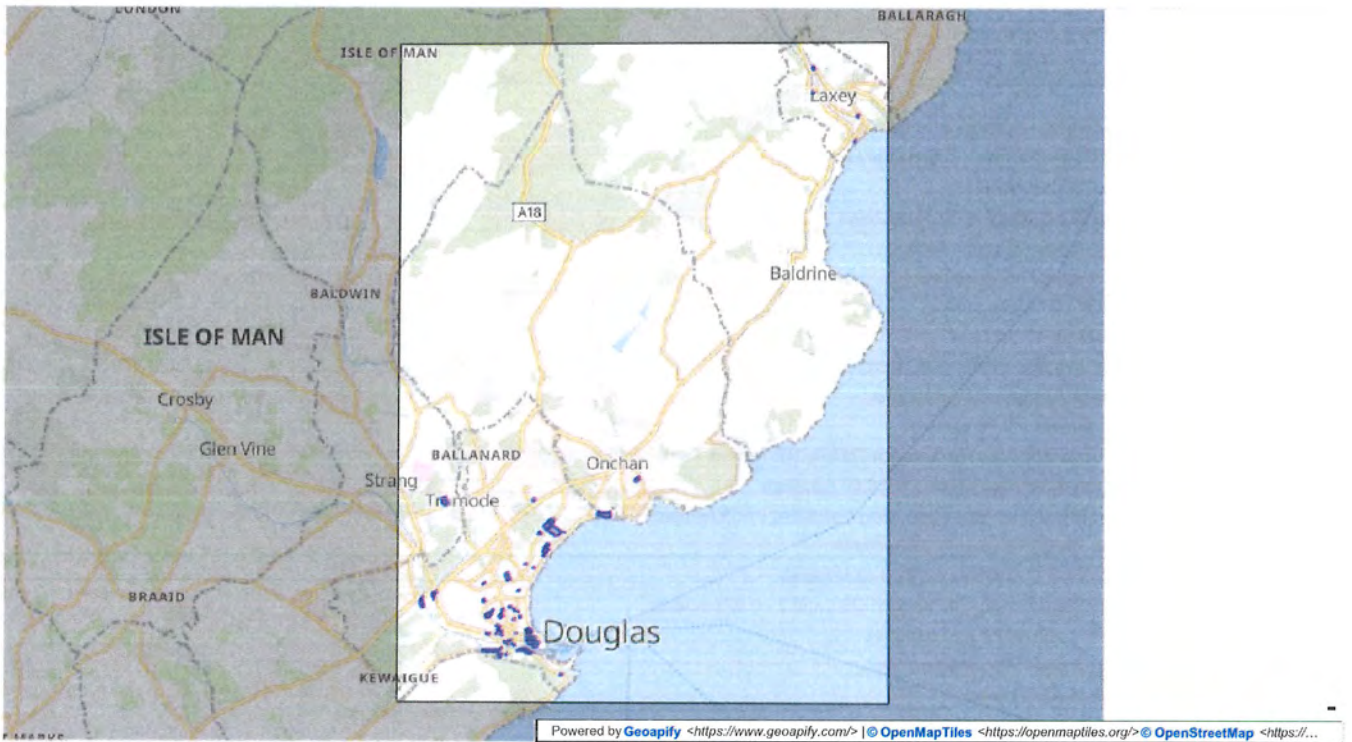
East region Existing Unoccupied Urban Site map

The unoccupied urban sites register includes 54 sites across the settlements of Douglas, Onchan and Laxey. This map shows existing Unoccupied Urban Sites in the East region highlighted by a purple outline.

The current sites we have are listed below with the site number, site name, then finally their site size:

- Site 1 - Westmoreland Road, Douglas - 2.14 hectares
- Site 2 - 31 - 39 South Quay Douglas - 0.24 hectares
- Site 3 - South Quay - 0.58 hectares
- Site 4 - Westmoreland Road, Douglas - 0.54 hectares
- Site 5 - South Quay, Douglas - 0.09 hectares
- Site 6 - Fairfield Junior School - 0.28 hectares
- Site 7 - Masterplan SG1 - 0.16 hectares
- Site 8 - Masterplan SG3 - 0.13 hectares
- Site 9 - Stanley House, Douglas Head - 0.08 hectares
- Site 10 - 34 Castle Mona Avenue - 0.01 hectares
- Site 11 - 28-30 Derby Square. - 0.06 hectares
- Site 12 - Warehouse Store And Lock Up Garages Falcon Cliff Terrace Lane - 0.15 hectares
- Site 13 - Park Rd School & Bowling Green PH - 0.84 hectares
- Site 14 - Victoria Road Prison and Edale (including Eastcliffe) - 1.39 hectares
- Site 16 - Land at Lake Road, Douglas - 1.15 hectares
- Site 17 - Loch Promenade - Masterplan SS2 - 0.42 hectares
- Site 18 - Lord Street / Parade Street - Masterplan QS1 and 2 - 0.52 hectares
- Site 19 - Masterplan TF1 and TF2 - 1.94 hectares
- Site 20 - Masterplan TF3 and TF6 - 0.83 hectares
- Site 21 - Summerland - 1.45 hectares
- Site 22 - Little Switzerland - 2.20 hectares
- Site 24 - 38 - 40B Finch Rd - 0.37 hectares
- Site 25 - Nos 19 & 21 Well Rd Hill - 0.37 hectares
- Site 26 - Former Manx Petroleum Depot - 0.57 hectares
- Site 27 - 19 - 21 St Georges Street - 0.13 hectares
- Site 28 - The Imperial Hotel, Douglas - 0.07 hectares
- Site 29 - Vacant Site Greeba Works Market Street - 0.06 hectares
- Site 30 - Newsons 27-28 North Quay - 0.05 hectares
- Site 31 - Castle Mona/Palace Site - 0.86 hectares
- Site 32 - Former Bakery and Garage, Grosvenor Road - 0.06 hectares
- Site 33 - Former Follies Cabaret Restaurant. Harbour Road - 0.45 hectares
- Site 55 - 6, Bridge Road and adjacent Plot - 0.03 hectares
- Site 56 - Vacant plot adjacent to Quay West, Lake Road - 0.01 hectares
- Site 57 - Former Hooded Ram Brewery, Leigh Terrace, Douglas - 0.13 hectares
- Site 58 - 14-15 South Quay - 0.05 hectares
- Site 59 - Manx Gas Offices, Douglas Head Road - 0.04 hectares
- Site 60 - 22-23 North Quay - 0.02 hectares
- Site 61 - Former HSBC bank, 1 Prospect Hill, Douglas - 0.03 hectares
- Site 62 - 'Agriculture House' and adjacent car park, Merton Bank, Bucks Road, Douglas - 0.13 hectares
- Site 63 - 1-4 'Cliff Lodge', Switzerland Road, Douglas - 0.02 hectares
- Site 64 - Woodbourne Lane, to the rear of 'Woodbourne Villas', Alexander Drive, Douglas - 0.07 hectares
- Site 65 - Millmount complex - 1.00 hectares
- Site 66 - Land off Greenfield Road, Douglas - 0.17 hectares
- Site 67 - Lord Street flats - 0.17 hectares
- Site 68 - Plot on Victoria Terrace, Douglas - 0.05 hectares
- Site 69 - Former Quarterbridge Public House and carpark - 0.38 hectares
- Site 70 - 3 Harris terrace, Douglas - 0.07 hectares
- Site 71 - Former Vehicle test centre - 0.63 hectares
- Site 72 - Allan Bank, Circular/Peel Road, Douglas - 0.13 hectares
- Site 73 - Eastfield Mansion House, Douglas - 0.13 hectares
- Site 74 - Former Isle of Man Bank, New Road, Laxey - 0.02 hectares
- Site 75 - Former Prince's Motors site, Ramsey Road, Laxey - 0.19 hectares
- Site 76 - 'Cranleigh Ville' and adjacent plot, Glen Road, Laxey - 0.11 hectares
- Site 77 - 'End House', The Promenade, Laxey - 0.06 hectares

13 East Existing Unoccupied Urban Site map



Key

 Unoccupied Urban Sites East

 Outside response area

West region Existing Unoccupied Urban Site map

The unoccupied urban sites register includes 5 sites across the settlement of Peel. This map shows existing Unoccupied Urban Sites in the West region highlighted by an orange outline.

The current sites we have are listed below with the site number, site name, then finally their site size:

- Site 50 - Keown's Lane, Peel - 0.09 hectares
- Site 51 - 7-15 Athol Street, Peel - 0.04 hectares
- Site 52 - Athol Street Depot, Peel - 0.03 hectares
- Site 53 - Edward Loades Building, Ramsey Road, Peel - 1.36 hectares
- Site 54 - Empire Garage sites, Stanley Road, Peel - 0.27 hectares

14 West Existing Unoccupied Urban Site map



Key

Unoccupied Urban Sites West

Outside response area



Comments on the existing Unoccupied Urban Sites

Please use the text boxes on this page to tell us about the sites you selected on the existing registered sites. The text boxes are divided by North, South, East and West with their respective maps and list of sites if you need to refer to a specific site.

15 North sites (Ramsey and Jurby): is there anything you'd like to tell us about the sites you selected?



Key

-  Unoccupied Urban Sites North
-  Outside response area

List of North sites

The unoccupied urban sites register includes 16 sites across the settlements of Ramsey and Jurby. This map shows existing Unoccupied Urban Sites in the North region highlighted by a blue outline.

The current sites we have are listed below with the site number, site name, then finally their site size:

- Site 34 - Two sites either side of East Street and Stanley Hotel, Ramsey - 0.10 hectares
- Site 35 - 10-12 West Quay, Ramsey - 0.02 hectares
- Site 36 - 24 Parliament Street, Ramsey - 0.02 hectares
- Site 37 - St Olaves and adjacent vacant plot, Bowring Road, Ramsey - 0.44 hectares
- Site 38 - Site adjacent to Collins Lane, West Quay, Ramsey - 0.03 hectares
- Site 39 - Site adjacent to Christian Street and West Quay, Ramsey - 0.27 hectares
- Site 40 - Former cattle market, auction house, Derby Road, Ramsey - 0.28 hectares
- Site 41 - Former Albert Road School, Albert Road, Ramsey - 0.39 hectares
- Site 42 - Victoria Mall, Ramsey - 0.14 hectares
- Site 43 - Britannia Hotel, Waterloo Road, Ramsey - 0.03 hectares
- Site 44 - Central Hotel, Bowring Road, Ramsey - 0.04 hectares
- Site 45 - Old River Road, Ramsey - 0.17 hectares
- Site 46 - Former Ramsey Bakery Site and adjacent plot, Station Road, Ramsey - 0.53 hectares
- Site 47 - Water Street Car Park, Ramsey - 0.17 hectares
- Site 48 - Raymotors, Brookfield Avenue/Albert Road, Ramsey - 0.33 hectares
- Site 49 - 'Palm Court', Jurby - 0.4 hectares

Please enter below your comments about the North sites you selected:

16 South sites (Ballasalla, Castletown, Port St Mary and Port Erin): is there anything you'd like to tell us about the sites you selected?



Koy

- Unoccupied Urban Sites South
- Outside response area

List of South sites

The unoccupied urban sites register includes 22 sites across the settlements of Castletown, Port Erin and Port St Mary. This map shows existing Unoccupied Urban Sites in the South region highlighted by a red outline.

The current sites we have are listed below with the site number, site name, then finally their site size:

- Site 78 - Plot and buildings on Shore Road, Port Erin - 0.11 hectares
- Site 79 - Former Strix Premises and adjacent plot, Bay View Road, Port Erin - 0.17 hectares
- Site 80 - Former Grovesnor Hotel, promenade, Port Erin - 0.08 hectares
- Site 81 - Land opposite the Cherry Orchard Hotel, Church Road, Port Erin - 0.25 hectares
- Site 82 - Former Ocean Castle Hotel, Promenade, Port Erin - 0.16 hectares
- Site 83 - Former Marine Biological Station, Breakwater Road, Port Erin - 0.4 hectares
- Site 84 - 'Mannin House', Spaldrick, Port Erin - 0.04 hectares
- Site 85 - Plot on Scarlet Road, Castletown - 0.11 hectares
- Site 86 - Plot on Hope Street, Castletown - 0.04 hectares
- Site 87 - Vacant plot on College Green (adjacent to Ellan Veen Apartments), Castletown - 0.07 hectares
- Site 88 - Vacat plot on Shore Road, Castletown - 0.09 hectares
- Site 89 - Former Ship Inn public house, Hope Street, Castletown - 0.11 hectares
- Site 90 - Building adjacent to Qualltrough's Timber Yard, Castletown - 0.02 hectares
- Site 91 - Former Castletown Fire Station, Farrant's Way, Castletown - 0.12 hectares
- Site 92 - Former Ocean Ford Garage and Showroom Douglas Road, Castletown - 0.34 hectares
- Site 93 - 1 & 2 The Promenade Port St. Mary - 0.01 hectares
- Site 94 - Plot on Clifton Road (formerly 'Waitara'), Port St. Mary - 0.2 hectares
- Site 95 - Former coal yard, Bay View Road, port St. Mary - 0.06 hectares
- Site 96 - Former Isle of Man Bank, High Street, Port St. Mary - 0.02 hectares
- Site 97 - Former Bay View Hotel, Bay View Road, Port St. Mary- 0.02 hectares
- Site 98 - Former Bay Queen Hotel, The Promenade, Port St. Mary - 0.6 hectares
- Site 99 - Former Whitestone garage and car showroom, Douglas Road, Ballasalla - 0.39 hectares

Please enter below your comments about the South sites you selected:

- Site 57 - Former Hooded Ram Brewery, Leigh Terrace, Douglas - 0.13 hectares
- Site 58 - 14-15 South Quay - 0.05 hectares
- Site 59 - Manx Gas Offices, Douglas Head Road - 0.04 hectares
- Site 60 - 22-23 North Quay - 0.02 hectares
- Site 61 - Former HSBC bank, 1 Prospect Hill, Douglas - 0.03 hectares
- Site 62 - 'Agriculture House' and adjacent car park, Merton Bank, Bucks Road, Douglas - 0.13 hectares
- Site 63 - 1-4 'Cliff Lodge', Switzerland Road, Douglas - 0.02 hectares
- Site 64 - Woodbourne Lane, to the rear of 'Woodbourne Villas', Alexander Drive, Douglas - 0.07 hectares
- Site 65 - Millmount complex - 1.00 hectares
- Site 66 - Land off Greenfield Road, Douglas - 0.17 hectares
- Site 67 - Lord Street flats - 0.17 hectares
- Site 68 - Plot on Victoria Terrace, Douglas - 0.05 hectares
- Site 69 - Former Quarterbridge Public House and carpark - 0.38 hectares
- Site 70 - 3 Harris terrace, Douglas - 0.07 hectares
- Site 71 - Former Vehicle test centre - 0.63 hectares
- Site 72 - Allan Bank, Circular/Peel Road, Douglas - 0.13 hectares
- Site 73 - Eastfield Mansion House, Douglas - 0.13 hectares
- Site 74 - Former Isle of Man Bank, New Road, Laxey - 0.02 hectares
- Site 75 - Former Prince's Motors site, Ramsey Road, Laxey - 0.19 hectares
- Site 76 - 'Cranleigh Ville' and adjacent plot, Glen Road, Laxey - 0.11 hectares
- Site 77 - 'End House', The Promenade, Laxey - 0.06 hectares

Please enter below your comments about the East sites you selected:

18 West sites (Peel): is there anything you'd like to tell us about the sites you selected?



Key

- Unoccupied Urban Sites West
- Outside response area

List of West sites

The unoccupied urban sites register includes 5 sites across the settlement of Peel. This map shows existing Unoccupied Urban Sites in the West region highlighted by an orange outline.

The current sites we have are listed below with the site number, site name, then finally their site size:

- Site 50 - Keown's Lane, Peel - 0.09 hectares
- Site 51 - 7-15 Athol Street, Peel - 0.04 hectares
- Site 52 - Athol Street Depot, Peel - 0.03 hectares
- Site 53 - Edward Loades Building, Ramsey Road, Peel - 1.36 hectares
- Site 54 - Empire Garage sites, Stanley Road, Peel - 0.27 hectares

Please enter below your comments about the West sites you selected:

Submit a new site

If you would like to submit a new unoccupied urban site, please create an area through the map below. You can then provide your comments in the next page.

If you can't or don't want to interact with the map to create a new boundary to suggest a site, you can type your comments on the next page.

- 19** If you would like to add a new unoccupied urban site to the register, please draw on the map the area or areas you would like to add.



Key

- | | | |
|---|---|---|
| ■ Unoccupied Urban Sites North | ■ Unoccupied Urban Sites South | ■ Unoccupied Urban Sites East |
| ■ Unoccupied Urban Sites West | ■ Outside response area | |

Comments about your new suggested site

Please use the text box below to explain why you think these new sites should be added to the register.

Text description of the map

Map of the Isle of Man with existing Unoccupied Urban Sites highlighted by a coloured outline for their respective regions: North, blue; South, red; East, purple; and West, orange.

The current sites we have are listed below with the site number, site name, then finally their site size. These sites are separated by their region as well.

List of North sites:

- Site 34 - Two sites either side of East Street and Stanley Hotel, Ramsey - 0.10 hectares
- Site 35 - 10-12 West Quay, Ramsey - 0.02 hectares
- Site 36 - 24 Parliament Street, Ramsey - 0.02 hectares
- Site 37 - St Olaves and adjacent vacant plot, Bowring Road, Ramsey - 0.44 hectares
- Site 38 - Site adjacent to Collins Lane, West Quay, Ramsey - 0.03 hectares
- Site 39 - Site adjacent to Christian Street and West Quay, Ramsey - 0.27 hectares
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- Site 42 - Victoria Mall, Ramsey - 0.14 hectares
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- Site 45 - Old River Road, Ramsey - 0.17 hectares
- Site 46 - Former Ramsey Bakery Site and adjacent plot, Station Road, Ramsey - 0.53 hectares
- Site 47 - Water Street Car Park, Ramsey - 0.17 hectares
- Site 48 - Raymotors, Brookfield Avenue/Albert Road, Ramsey - 0.33 hectares
- Site 49 - 'Palm Court', Jurby - 0.4 hectares

List of South sites:

- Site 78 - Plot and buildings on Shore Road, Port Erin - 0.11 hectares

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 Site 98 - Former Bay Queen Hotel, The Promenade, Port St. Mary - 0.6 hectares
 Site 99 - Former Whitestone garage and car showroom, Douglas Road, Ballasalla - 0.39 hectares

List of East sites:

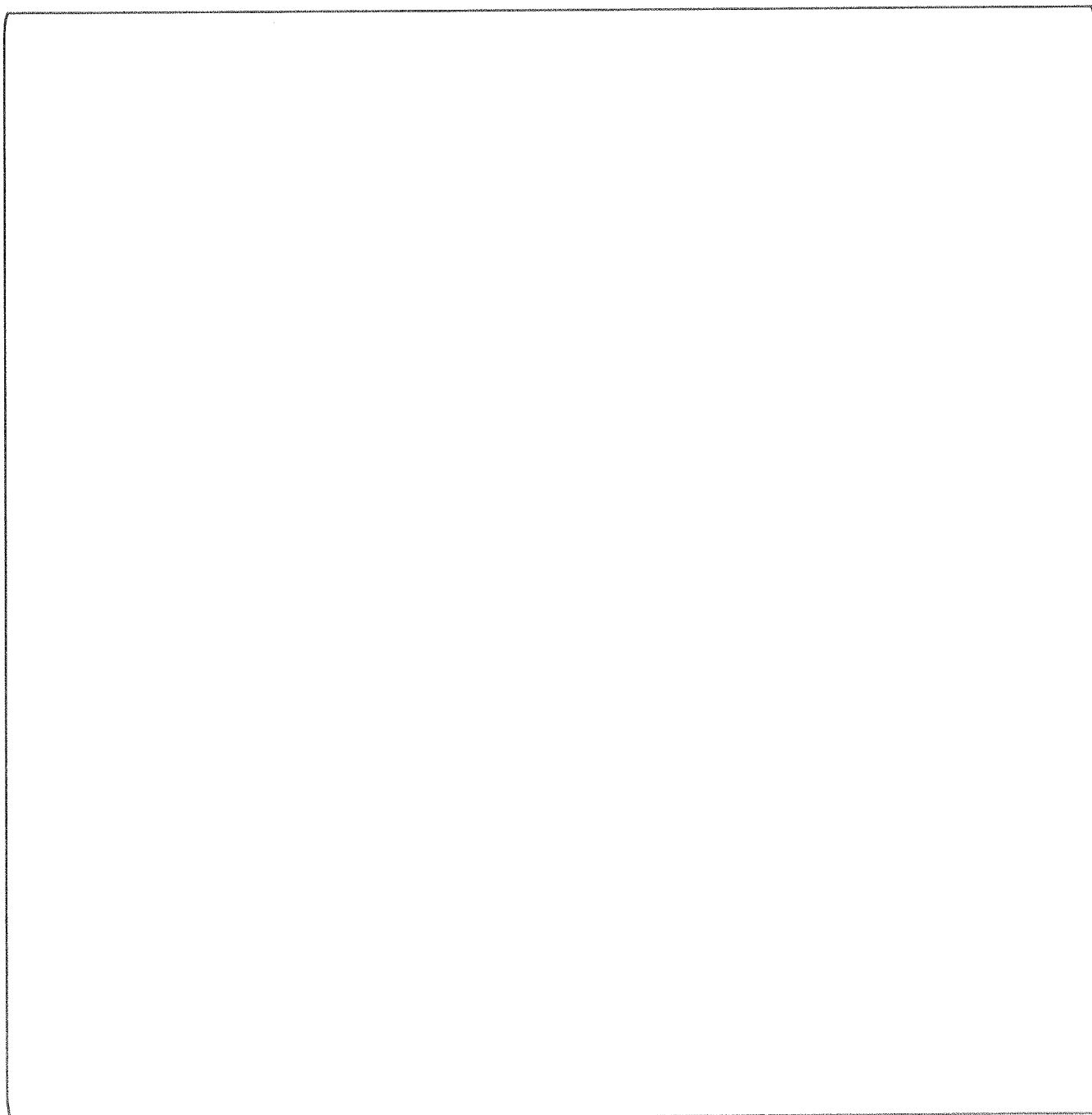
Site 1 - Westmoreland Road, Douglas - 2.14 hectares
 Site 2 - 31 - 39 South Quay Douglas - 0.24 hectares
 Site 3 - South Quay - 0.58 hectares
 Site 4 - Westmoreland Road, Douglas - 0.54 hectares
 Site 5 - South Quay, Douglas - 0.09 hectares
 Site 6 - Fairfield Junior School - 0.28 hectares
 Site 7 - Masterplan SG1 - 0.16 hectares
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 Site 22 - Little Switzerland - 2.20 hectares
 Site 24 - 38 - 40B Finch Rd - 0.37 hectares
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 Site 64 - Woodbourne Lane, to the rear of 'Woodbourne Villas', Alexander Drive, Douglas - 0.07 hectares
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- Site 66 - Land off Greenfield Road, Douglas - 0.17 hectares
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- Site 68 - Plot on Victoria Terrace, Douglas - 0.05 hectares
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- Site 70 - 3 Harris terrace, Douglas - 0.07 hectares
- Site 71 - Former Vehicle test centre - 0.63 hectares
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- Site 74 - Former Isle of Man Bank, New Road, Laxey - 0.02 hectares
- Site 75 - Former Prince's Motors site, Ramsey Road, Laxey - 0.19 hectares
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- Site 77 - 'End House', The Promenade, Laxey - 0.06 hectares

List of West sites:

- Site 50 - Keown's Lane, Peel - 0.09 hectares
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- Site 52 - Athol Street Depot, Peel - 0.03 hectares
- Site 53 - Edward Loades Building, Ramsey Road, Peel - 1.36 hectares
- Site 54 - Empire Garage sites, Stanley Road, Peel - 0.27 hectares

20 Is there anything you'd like to tell us about the new site suggestions you have added to the map?





Isle of Man Post Office – Invitations for Expressions of Interest

Provision of Postal Services (PO/2026/RFQ56)

Isle of Man Post Office (IOMPO) delivers a wide range of postal and retail services across the Island. These services are provided both directly and through partnerships with independent retailers, alongside a growing portfolio of digital offerings.

IOMPO is now inviting expressions of interest from suitable businesses to provide postal counter services on a commission basis, or alternatively to host a postal kiosk, in the following locations:

- Onchan (central)
- Foxdale
- Jurby

Scope of Counter Services

The postal services to be provided include:

- **Pre-paid parcel handling**, including:
 - returns processing
 - Online Postage drop-off services
- **Retail postal services**, covering:
 - sale of letters and parcels for Isle of Man, UK, and international destinations
 - compliance with all relevant regulatory and operational requirements

Ideal Partner Profile

IOMPO anticipates this opportunity would be best suited to an existing retail business seeking to:

- increase customer footfall
- generate incremental, commission-based income
- complement its current product or service offering

Partner's willing to offer a postal counter service will be considered in priority to those interested in accommodating a postal kiosk.

Contract Period

This arrangement will be offered for a fixed term ending on 31st March 2027, with an option to extend for a further 12 months, subject to agreement.

Please be aware that neither the Isle of Man Post Office nor any other part of Government or any other organisation assisting with the procurement process, will accept any charges for expenses or losses incurred by any interested party as a result of responding to this enquiry.

To register your interest in this enquiry e-mail procurement@iompost.com

The closing date for expressing an interest is **noon Monday 25th May 2026**.



Pay&Post Kiosks

The quick and easy way to send your letters, cards and gifts, purchase postage and pay bills and fines - all at the touch of a button.

What You Can Do at a Kiosk

Buy postage for sending documents as letters and large letters for local, UK and international destinations.

Convenient Island Locations

Our Pay & Post Self-Service Kiosks are placed in key community locations. Many open early mornings and late evenings, so you can manage tasks at a time that suits you.

Location	Accepted Payment
Spar, Clagh Vane, Ballasalla	Card & Cash
Douglas Post Office, Strand Street	Card only
Sea Terminal, Douglas	Card only
Postal Headquarters, Braddan	Card only
Tesco, Victoria Road, Douglas	Card only
Tesco, Lake Road, Douglas	Card only

Douglas City Library

Card only

Station Garage, Castletown

Card only

Find your nearest Self-Service Kiosk using our [interactive map](#).

Why Use a Kiosk?

- No need to queue at a counter
- Access services outside of Post Office open hours
- Simple touchscreen with step-by-step instructions

Sending Items Abroad?

If your item contains goods which require customs declarations, you will not be able to do these transactions at a self-service kiosk. For these transactions, you will need to either visit a counter or use [Online Postage](#).

Alyson Crellin

Subject: FW: Arlo's adventure - booking enquiry
Attachments: risk-assessment NICU sea dip 2023.docx; risk-assessment Petal Release 2023.docx; IMG_9043.jpg; IMG_9044.jpg; IMG_9042.jpeg; IMG_9045.jpg

From: Ross Phillips <rossphillips@onchan.org.im>
Sent: 29 April 2026 16:34
To: Ross Phillips <rossphillips@onchan.org.im>
Subject: FW: Arlo's adventure - booking enquiry

From: [REDACTED]
[REDACTED]
Subject: Re: Arlo's adventure - booking enquiry

Hi [REDACTED],

I wrote to you a couple of months ago about potential use of the park for a family funday. I apologise that it has taken so long to come back to you, we have had a few other matters that have consumed the charity's time recently.

Would the park still happen to be available on either of those dates?

We had around 200 people attend the last event at Mooragh Park.

We would need an electricity supply as we would like to have live music - it would be an acoustic set up so not a huge band. There would also be a few stalls with face painting and a raffle.

We'd also like to arrange for a few bouncy castles if permissible.

In terms of food - are there any restrictions around outside catering vans - do we need to consider using the views in the first instance?

It may also be likely that The Crowe Brothers will be in attendance with their Sidecar on display - we are their charity partner again and they have been super supportive of our events over the last couple of years.

Please find attached some example risk assessment from our other events - we will of course arrange to do the same should we be able to use the park.

One final question - are there any indoor facilities available should the weather not be favourable or would we just need to postpone/cancel?

Many thanks

The Volunteers wish to cordially invite you to attend the...



130 YEARS 1896 - 2026

**REOPENED 40 YEARS
1986 - 2026**

**130TH ANNIVERSARY
OF
GROUDLE GLEN RAILWAY**

40TH ANNIVERSARY OF RE-OPENING

SATURDAY 23RD MAY 2026

SEA LION & BROWN BEAR IN SERVICE - TWO TRAIN SERVICE.

10:15 - Arrival of guests and public at Lhen Coan Station

10:30 - Chairman Trevor Nall to give a short welcome speech and invite patron Charles Guard MBE to say a few words.



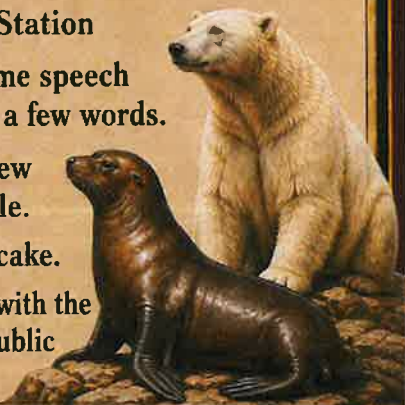
Charles to say a few words and launch the new Railway Souvenir Guide which will be on sale.



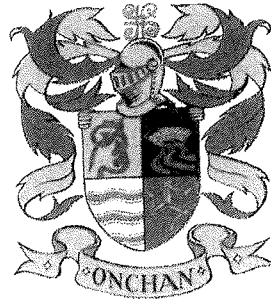
Charles and Trevor to cut the commemorative cake.



Sea Lion to take the first train to Sea Lion Rocks with the cake which will then be available for free to the public until it's all gone!



TICKETS AVAILABLE ON BOTH SAT AND SUN AT 1896 PRICES!



ONCHAN DISTRICT COMMISSIONERS

NOTICE OF MOTION

Proposed by: Commissioner Anthony Allen

To: Chief Executive/Clerk

Date: 21st April 2026

Standing Order 19.5: Any motion of which notice has been duly given, upon being moved and seconded, shall stand deferred without discussion until the next ordinary meeting of the Authority, this being Monday 18th May 2026.

Motion

That the Board will consider and set all future District Rates during the In Public section of Ordinary and Extra Ordinary Board Meetings, commencing from the 2027/28 Financial Year.

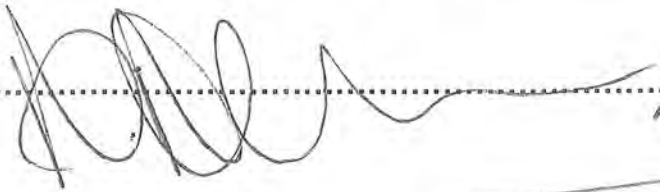
Supporting Information

Historically, the Board of Ochan District Commissioners has considered and set the District Rate during the In Committee section of Ordinary and Extra Ordinary Board Meetings. The resulting decisions and resolutions have then been transferred into the public domain through the resolved Minutes.

It is proposed that this practice be changed to strengthen transparency, improve public confidence, and enhance the accessibility of information for ratepayers and the wider community. This proposal aligns with the principles of public life and supports greater public understanding of how rates are determined.

This Notice of Motion, dated 21st April 2026, signed by:

Name ANTHONY ALLEN

Signed 



ONCHAN DISTRICT COMMISSIONERS

NOTICE OF MOTION

Proposed by: Commissioner Scott Wilson

To: Chief Executive/Clerk

Date: 30th April 2026

Standing Order 19.5: Any motion of which notice has been duly given, upon being moved and seconded, shall stand deferred without discussion until the next ordinary meeting of the Authority, this being Monday 1st June 2026.

Motion

That the Authority resolves to create and formally adopt a Code of Practice for the Proactive Publication of Information.

Supporting Information

The draft Isle of Government Proactive Publication of Releases: Code of Practice for Public Sector Bodies in the Isle of Man was developed and consulted upon in 2022 to promote proactive publication of information across public bodies in the Isle of Man.

A copy of the draft Code is enclosed with this Motion.

The Executive Summary of the draft Code stated that the purpose of the Code was to:

- Reduce the reliance on Freedom of Information requests as a source of information, and the associated time taken to process them.

- Improve the transparency and accountability of processes.
- Highlight the rationale and reasoning for policy decisions; and
- Encourage greater meaningful participation with stakeholders by showing current issues and options considered to address them.

It is noted that the draft Code was never formally adopted by the Isle of Man Government, but it is recommended that the Authority use the draft Code as the basis to create its own Code.

The Authority already publishes a significant amount of information as recommended within the draft Code; however, there are currently gaps, and therefore an opportunity to provide more information to stakeholders. Examples for improvement include the publication of:

- Legal framework of the organisation.
- Statutory basis for providing services and functions.
- Mission statement, corporate plans, and strategies.
- Externally commissioned reports.
- Monitoring and progress of policy decisions; and
- Budget allocation across the organisation.

This motion does not intend to impose an unreasonable requirement. Instead, it will introduce a structured and proportionate approach to transparency and openness. The motion aims to:

- Recognise the Code as a benchmark.
- Assess the Authority's current practice against it; and
- Identify and address any gaps.

This Motion provides an opportunity for the Authority to demonstrate its efforts to uphold the ethical standards of public life (the Nolan Principles).

This Notice of Motion dated 30th April 2026 signed by:

Name SCOTT NILSON

Signed 



Proactive Publication Releases: Code of Practice for Public Sector Authorities in the Isle of Man

ISLE OF MAN GOVERNMENT

July 2022

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Executive Summary

In efforts to raise transparency and openness across the public sector, an opportunity has arisen to proactively release information and data which public sector bodies produce.

This Code of Practice has been created to guide Government Departments, Boards and Offices, and Local Authorities (Public Authorities) as to what information they may wish to consider routinely releasing, which information should be redacted, and how and where they should publish them to ensure the public are aware of and engage with the data to support transparency and, to an extent, to manage expectations of government services.

This Code of Practice should be considered alongside Section 10 of the Freedom of Information Act Code of Practice, which provides further guidance on the proactive release of information by Public Authorities.¹

Whilst implementation of this Code of Practice is not compulsory, public authorities should consider the benefits this practice can provide to the general public. This is dependent upon the type and frequency at which information is released, but can include:

- Reducing the reliance on Freedom of Information (FOI) requests as a source of information, and the associated time taken to process FOIs;
- Improving the transparency and accountability of government processes;
- Highlighting the rationale and reasoning for some policy decisions;
- Encouraging greater meaningful participation with stakeholders by showing current issues and options considered to address them;

During stakeholder engagement, it became clear that a Code of Practice should be prescriptive as to which information should be included. This could, for instance, include:

- Organogram (organisational structure chart);
- Accounts and/or financial information;
- Board meeting minutes (or equivalent);
- Expenses for Ministerial trips.

It is important to note, however, that public authorities are under no obligation to produce this information, and if one public authority chooses to release a certain document, or certain types of document, this does not compel others to follow.

There are a number of considerations which must be reflected upon which can influence the types, frequency, and detail of information released. This includes:

- Personal or identifiable information of employees;
- Politically or economically sensitive information;
- Personal views of Ministers or Political Members;

For full guidance on redaction of public documents, please view the Code of Practice on Access to Government Information²

¹ <https://www.gov.im/media/1358113/foia-code-of-practice.pdf>

² <https://www.inforights.im/media/1154/2016-guidance-notes-on-code-of-practice-on-access-to-government-information.pdf>

Overview

Introduction to the Document

Following the passing of the [Freedom of Information Act 2015](#), citizens of the Isle of Man can submit requests for information to all government departments, bodies, boards and publically-owned companies, as well as all Local Authorities (provided that information is not exempt). This highlights the wide variety of information which could be released into the public domain, and consideration should be given as to whether proactive release of this information would be in the public interest.

This Code of Practice should be used to guide Public Bodies when deciding if, and how, to proactively release information which may be in the public interest.³ At present, the information released across the public sector varies greatly. Whilst some Public Bodies have a statutory obligation to produce annual reports and greater transparency for government departments is achieved through annual Department Plans, this is not consistent amongst all Public Authorities, and can always be built upon to further enhance openness of the public sector, and its processes.

This Code of Practice will outline the benefits of proactive publication to both the general public and Public Authorities, as well as highlighting information which would be suitable for release and information which should not be released. It shall also cover the accessibility of information, ensuring that information which is published is user-friendly and can be found easily.

Benefits of Proactive Publication

When considering whether to adopt a release schedule, the benefits that it may bring should be weighed against the potential issues which could arise from proactive release. The below SWOT analysis is not intended to be exhaustive, and it is recognised that different bodies will place varied importance on each factor. It does, however, provide some initial examples of the impacts of proactive release of documents by Public Bodies.

Strengths

- Improves transparency of public sector processes
- Reduces the reliance on Freedom of Information requests as a source of information
- Provides clearer reasoning as to why and how some policy decisions were agreed
- Encourages cooperative engagement with the public sector
- Encourages decision makers to act in the public interest at all times

Opportunities

- Potential to improve public confidence through enhanced transparency
- More collaborative policymaking processes arising from increased public engagement

Weaknesses

- Increased workload for those processing the information for release
- Increased cost and public sector employees to manage and provide information to comply with release schedules
- Higher risk of GDPR breaches with more information being released

Threats

- Potential for sensitive information to be released inadvertently
- Greater scrutiny could limit risk appetite amongst decision makers, hampering growth
- Losing first mover advantage to rival jurisdictions, or facilitating fast followers

³ Public Authorities may include government departments, statutory boards or bodies, publically-owned companies, or local authorities

Preparing for Release

When preparing for a proactive release of information, it should be considered which information may be suitable for publication. The following section is intended to guide and inform those considering proactive release of information, covering the types of information which may be suitable for release as well as constraints on what can and cannot be released that should be considered when preparing for a proactive release.

Information to be released

The information to be released is not expected to be consistent across all Public Bodies. In some cases, information will already be available elsewhere, whereas in others this information will not be produced in a format which would be suitable for public exposure. Nevertheless the below list aims to broadly set out the type and examples of information which may be suitable for release.

1. Authority Description

This is intended to provide the general public with a greater knowledge of a Public Body's internal structure, aims, and duties. Information to be released can include:

- Organogram;
- Legal framework for the Public Body, such as constitution, articles of association etc;
- Functions and services, and the statutory basis for them;
- Governance structure and policies;
- Mission Statement, Corporate Plans, Policies, and Strategies;
- Contact details for complaints, reporting of concerns, or requesting information.

2. The Decision-Making Process

This is intended to provide greater context around policy decisions, as well as highlighting issues which are currently being considered. Examples of this can include:

- Decision-making structure, including the structure of associated boards etc;
- Meeting documents, including agendas, minutes, and reports which have been considered;
- Public consultations and engagement strategies;
- Any externally-commissioned reports, once they have been considered appropriately
- Continual monitoring of policy decisions, including progress against KPIs etc.

3. Financial Accountability

Financial accountability is often the primary tool used to determine good governance and responsible spending. Whilst the vast majority of public bodies must present their annual accounts to Tynwald this information is often difficult to access for those who are not aware of the statutory responsibilities of Public Bodies. Therefore, consideration should be given to the release of financial information by the Public Body themselves such as:

- Audited accounts
- Budget allocation across the organisation

- Travel expenses
- Funding awards made, and what is available
- Capital funding plans

Principles of Information Release

When deciding what data may be suitable for release, it is important to consider the principles of information release. For instance, it should be considered whether:

- The release of data would be in the public interest;
- Disclosure would harm the economic, commercial, external, or security interests of the body or the Island;
- Disclosure, or the threat of disclosure, may jeopardise the candour of debate on policy decisions or relate to ongoing policy decisions;
- Any information may prejudice legal proceedings, relates to ongoing legal proceedings, or is subject to legal professional privilege;
- Disclosure of information could endanger life or safety of a person, or disrupt public order;
- Disclosure of information could increase the likelihood of damage to the environment, protected species and/or their habitats;
- Such a release would be premature in the release of information for which an announcement was planned.

Additionally, all information released must be compliant with [data protection legislation](#) to ensure no personal or identifiable information would be contained in the releases. This includes but is not limited to:

- Any personal information, including a person's name, age, address, contact details, ethnicity, marital status, family members etc;
- A person's opinions and/or beliefs, including but not limited to political alignment, religion, and sexual orientation;
- Any personal identification numbers, including but not limited to medical and tax numbers and records;
- Any information with regards to a singular person's income, salary, or financial interests;
- A person's membership of any political group, trade union, or similar.

For full details and guidance for publishing information, please consult with your organisation's data protection officer (DPO), visit the [Office for the Information Commissioner](#), or email ask@inforights.im

Accessibility of information

Whilst, in some cases, information is already in the public domain, it is often not collated in a central place nor readily available to those who wish to access it. As a bare minimum, all public bodies should have a digital presence to provide ease of public access to documents and information and to simplify the publication process. Alongside this, opportunities for those who are not digitally literate should be made available, with physical copies readily accessible in locations convenient to the general public.

Publishing

When publishing information, it is important to consider and make clear on issues such as copyright or the use of an [Open Government License](#), any charging schedules, and the duration for which the information will be available.

An index of all information published which is relevant to the organisation that is clear and accessible can assist the public to quickly identify what they are looking for. Without a suitable index in place many of the benefits to proactive release, in particular reducing the reliance on Freedom of Information Requests, may not be realised.

An index can come in many forms, and can be used to link to information which is already available across a number of different sources from a single point, which can also contain information which the organisation themselves has chosen to publish. Essentially, the type of index is, to a certain extent, irrelevant, so long as users are able to find the information they require quickly and effectively.

Continual Monitoring

Continual monitoring of information which has already been published, as well as that which may become suitable for publishing in the future, is an inherent component of a proactive publication release. Some common good practice approaches taken by authorities to reviewing and maintaining their Guides include:

- Setting review dates as part of the approval process
- Maintaining a schedule of information due for publication
- Training staff to think about publication as they prepare information ("thinking FOI" as they write, marking information for redaction at publication)
- Making the decision to publish information a deliberate step when new information is approved
- Incorporating processes for checking and updating the Guide to Information as part of the procedures for updating and reviewing documents and records management procedures and systems.



ONCHAN DISTRICT COMMISSIONERS

NOTICE OF MOTION

Proposed by: Commissioner David Quirk

To: Chief Executive/Clerk

Date: 5th May 2026

Standing Order 19.5: Any motion of which notice has been duly given, upon being moved and seconded, shall stand deferred without discussion until the next ordinary meeting of the Authority, this being Monday 1st June 2026.

Motion

That the Board resolves to invite the Members of the House of Keys for Onchan to recommence the Joint Political Meetings with the Members of the Board of Onchan District Commissioners on a quarterly basis.

Furthermore, to resolve any concerns regarding conflicts of interest, appropriate procedural safeguards should be put in place to protect those in attendance at such meetings.

Supporting Information

- 1) Strengthening representation of Onchan residents and ratepayers –** regular meetings with national politicians enable the Board Members to raise local issues, and to advocate for the needs of the people of Onchan.
- 2) Improving communication and relationships –** the relationship between local authorities and national politicians has become strained in some instances, which has limited opportunities for open communication. Structured

meetings provide a neutral environment to openly communicate and rebuild confidence between all parties.

- 3) **Improving policy understanding** – national policy decisions are increasingly affecting local authorities. For example, the recent debate regarding the Local Government (Amendment) Bill 2023, and the ongoing debate regarding the Waste Strategy. Reinstating regular meetings provides a clear channel for updates on legislative or policy developments, discussion of local implications, and opportunities to provide feedback from a local government perspective.
- 4) **Demonstrating transparency** – structured meetings and publicly available minutes ensure that communication between all parties takes place in a transparent, accountable, and properly recorded manner.
- 5) **Addressing concerns regarding perceived conflicts of interest** – the cessation of the Joint Political Meetings was due to concerns raised in relation to the Isle of Man Government's employment of some Board Members. It is suggested that a set of procedural safeguards be agreed upon and put in place to protect all parties in attendance at meetings.

Procedural Safeguards

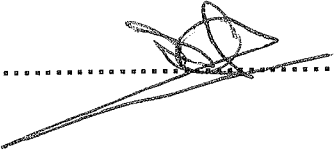
To replace the informality and lack of procedure of previous Joint Political Meetings, a terms of reference could be adopted as a safeguard. This could include the following:

- Purpose of the meetings.
- Scope of meetings, including limitations of matters to avoid excluding attendees.
- What is out of scope for meetings.
- Frequency of meetings.
- Membership and roles of the attendees.
- Chairing arrangements.
- Democratic support in relation to preparing and circulating minutes and agendas.
- Declarations of interest and allowance for attendees to withdraw if required.
- How decisions or actions will be recorded.
- Responsibility for the publication of agendas and minutes.

If concerns are still not fully addressed by the terms of reference, an agreed code of conduct could also be considered.

This Notice of Motion dated 5th May 2026 signed by:

Name 

Signed 



REPORT

Report to:	Board of Onchan District Commissioners
Reporting Officer:	Housing Manager
Date of the Meeting:	18 th May 2026
Subject:	Housing Allocations Undertaken
Public or Private Document:	Public

Introduction:

Summary of allocations undertaken for the second quarter period 5th January to 5th April 2026.

Previously Considered by the Board:

C21/08/02/18(1) – Housing Allocations - reporting format.
Summary of allocations considered on a rolling quarterly basis.

Recommendation/s or Action/s Taken:

11 allocations have been undertaken (4 Sheltered and 7 General Housing).

Handover Date	Address	Type	HA Reference
General Housing			
22/01/26	02/73	3 Bed House	HA 5004
22/01/26	13/06	2 Bed House	HA 4032
26/02/26	11/03	2 Bed Bungalow	HA 5003
26/02/26	15/58	2 Bed House	HA 4099
26/02/26	11/14	2 Bed Bungalow	HA 5033
19/03/26	06/67	2 Bed House	HA 4014
26/03/26	02/67	3 Bed House	HA 5006
Sheltered Housing			
08/01/2026	E2/61	1 person, Ground Floor EPC	SHA 559
12/02/2026	E1/24	1 Person, First Floor EPC	SHA 575
26/02/2026	E2/64	1 Person, Ground Floor EPC	HA 4066
16/03/2026	E1/19	1 Person, Ground Floor EPC	SHA 580



MEMORANDUM

Memorandum to:	Board of Onchan District Commissioners
Reporting Officer:	Housing Manager
Date of the Meeting:	18 th May 2026
Subject:	Quarterly Standards of Performance Data – Quarter 4
Public or Private Document:	Public

Introduction:

The performance standards offer an overview of how the public housing sector is performing, using a select group of Key Performance Indicators (KPI) that serves as benchmarks commonly applied across public sector housing.

This approach highlights opportunities for improvement, identifies areas which require corrective action, and points to performance aspects that may require wider reform. These quarterly statistics are submitted to the Department, which reviews the data and engages with housing providers individually as needed.

Previously Considered by the Board:

The report is considered on a rolling quarterly basis.

Supporting Information:

To comply with Part 1 Section 4A of the Local Government Act 1985 (sub-sections 1,2, and 3) which lays out the requirements for Local Authorities to achieve the minimum standards of performance as specified by the Department of Infrastructure.

Standing Orders:

Schedule B – Housing

Resource Impact:

None – for information only.

MEMORANDUM

To:	ONCHAN DISTRICT COMMISSIONERS
From:	HOUSING MANAGER
Ref:	QUARTERLY STANDARDS OF PERFORMANCE DATA
Date:	14TH May 2026

Dear Commissioners

Background

The standards of performance are used to provide an overall snapshot of how the sector is performing, using a limited number of Key Performance Indicators (KPI) commonly used across public sector housing as a bench mark and to highlight opportunities for improvement, areas which require corrective action and performance areas which may require wider reform. These quarterly statistics are submitted to the Department where they review the output data and consult with housing providers individually if required.

Quarterly Reports

The statistics for the fourth quarter 5th January 2025 to 5th April 2026 KPI summary detailed at Appendix 1, and the data stats sheet is detailed at Appendix 2.

Summary of Quarter 4:

Q4	Trend from previous year	2025/26	2024/25	2023/24	2022/23
ARREARS					
Rent Arrears	↓	£81,932.94	£87,697.97	£108,296.43	£75,546.99
Number of accounts in arrears	↓	155	237	277	166
REPAIRS					
Responsive repairs raised	↓	106	133	121	174
Responsive Repairs	↓	£72,679.28	£98,306.61	£66,095.91	£52,515.20
VOIDS					
Number	←	11	9	9	3
Void repairs	↑	£123,281.17	£35,623.81	£56,033.49	£9,072.97
Number weeks void	↑	5	4.1	7.8	3.6
Cyclical and Planned Maintenance					
Cyclical Maintenance	↓	£21,760.48	£28,835.25	£17,117.25	£19,254.38
Planned Maintenance	↓	£24,756.50	£44,480.00	£5,618.00	£7,126.00
TOTAL MAINTENANCE COSTS					
Total Maintenance Costs	↑	£242,477.43	£207,245.67	£144,864.65	£87,968.55

Continued .../2

Quarterly Standards of Performance Data 2025-26

Housing Authority: Onchan District Commissioners

Contact: Andrea Gale, Housing Manager

675564

Guidance Notes

Performance Area: Finance

Area sub-category	Ref	Standard of Performance	Total Quarter 1	Reason for adjustment	Total Quarter 2	Reason for adjustment	Total Quarter 3	Reason for adjustment	Total Quarter 4	Reason for adjustment	Running Totals	
Rental Income	F1	Total gross income of rent collected	£702,798.08		£702,791.92		£702,795.24		£702,795.08		£2,811,180.32	
	F2	Value of rental adjustments in last quarter other than lodgers or FTT	£0.00		£0.00		£0.00		£0.00			
	F3	Value of increased rental from FTT reviews	£14,879.98		£16,954.08		£21,306.53		£19,787.38		£72,927.97	
	F4	Total gross income of increased rent collected	£14,879.98		£16,954.08		£21,306.53		£19,787.38		£72,927.97	
Arrears	F5	Total number of accounts in arrears	155		162		191		155			
	F6	Total value of accounts in arrears	£72,574.62		£78,284.67		£91,737.19		£81,932.94			
	F7	5 highest values of accounts in arrears	1	£5,637.12	Repayment plan	£5,637.12	Payment due shortly	£6,317.10	Court Action	£6,635.18	Court Action	
			2	£5,462.05	Court Action	£5,462.05	Court Action	£5,816.27	Court Action	£6,376.18	Court Action	
			3	£3,632.45	Repayment plan	£4,585.86	Court Action	£5,637.12	Payment due shortly	£5,637.12	Payment due shortly	
			4	£3,555.45	NTQ	£3,614.88	Repayment plan	£5,462.05	Court Action	£5,462.05	Court Action	
			5	£3,406.28	Court Action	£3,406.28	Court Action	£3,662.31	NTQ	£3,940.52	NTQ	
	F8	Total value of five highest accounts in arrears	£21,693.35		£22,706.19		£26,894.85		£28,051.05			
Reactive Void rent loss	F9	Total reactive void rental loss - IMMEDIATE	£0.00		£0.00		£0.00		£0.00			
	F10	Total reactive void rental loss - STANDARD	£4,435.11		£4,460.18		£5,092.75		£4,668.66			
	F11	Total reactive void rental loss - MAJOR	£907.70		£981.12		£3,123.19		£4,830.37			
	F12	Total reactive void rental loss - REFURBISHMENT	£0.00		£0.00		£0.00		£0.00			
	F13	Total reactive void rent loss	£5,342.81		£5,441.30		£8,215.94		£9,499.03		£28,499.08	
Planned Void rent loss	F14	Total void rental loss - redevelopment/refurbishment										
	F15	Total void rental loss - pending demolition										
	F16	Total void rental loss - stock management										
	F17	Total planned void rent loss	£0.00		£0.00		£0.00		£0.00			

Performance Area: Maintenance and Repairs

Area sub-category	Ref	Standard of Performance	Total Quarter 1	Total Quarter 2	Total Quarter 3	Total Quarter 4	Running Totals
Responsive Repairs	M1	No. of emergency repairs raised	3	5	7	6	
	M2	No. of emergency repairs completed on time (within 24 hours)	3	5	6	6	
	M3	No. of urgent repairs raised	15	17	37	24	
	M4	No of urgent repairs completed on time (within 7 days)	15	17	37	22	
	M5	No. of routine repairs raised	77	142	99	72	
	M6	No of routine repairs completed on time (within 28 days)	72	138	97	68	
Void Repairs	M10	No. of STANDARD (5 week) voids	6	7	2	4	
	M11	No of standard void repairs completed on time (within 5 weeks)	6	7	2	4	
	M12	Average weeks void	4.1	4.7	4.5	5	
	M13	No. of MAJOR (12 week) voids	0	2	6	7	
	M14	No of major void repairs completed on time (within 12 weeks)	0	2	6	7	
	M15	Average weeks void	0	9.5	7.4	10.4	
	M16	No. of REFURBISHMENT (>12 week) void repairs	0	0	0	0	
	M17	Cost of refurbishment void repairs	£0.00	£0.00	£0.00	£0.00	
	M18	Average weeks void	0	0	0	0	
Maintenance Expenditure	M19	Total cost of COMPLETED cyclical maintenance (per quarter)	£14,462.78	£23,654.07	£26,764.04	£21,760.48	
	M20	Total cost of COMPLETED planned maintenance (per quarter)	£77,472.00	£243.00	£65,219.31	£24,756.50	
	M21	Total cost of COMPLETED responsive repairs (per quarter)	£67,703.07	£81,959.74	£87,619.45	£72,679.28	
	M22	Total cost of COMPLETED void maintenance (per quarter)	£65,656.58	£95,221.73	£81,616.08	£123,281.17	
	M23	Total cost of all completed maintenance activity	£225,294.43	£201,078.54	£261,218.88	£242,477.43	£930,069.28
Void property repairs	M24	Number of property voids completed (at quarter end)	6	9	7	11	
Void properties	M25	Number of empty properties (at quarter end)	4	3	8	4	
Adaptations	M26	Number of requests for adaptations in quarter	14	8	7	5	
	M27	Number of adaptations undertaken quarter	10	6	7	5	

Performance Area: Estate and Tenancy Management

Area sub-category	Ref	Standard of Performance	Total Quarter 1	Total Quarter 2	Total Quarter 3	Total Quarter 4	Running Totals	
Relets	T1	Number of allocations from Housing Waiting List	5	6	5	9	25	
	T2	Number of transfers through mutual arrangements	0	0	0	0		
	T3	Number of transfers for upsize	0	0	0	0		
	T4	Number of transfers for downsize	0	0	1	0		
	T5	Number of transfers for health/welfare reasons	1	0	0	1		
	T6	Total number of new allocations from transfers	1	0	1	1	3	
	T7	Average time for relet from maintenance sign-off (calendar days)	0	0	0	0		
	T8	Number of internal to authority appeals against new tenancy decisions	0	0	0	0		
	T9	Number of internal to authority appeals against reviewed (FTT) tenancy decisions	0	0	0	0		
Reason for appeal(s): HWL Applications	HWL by property type required	T10	4+ Bedrooms	0	0	0	0	
		T11	3 Bedrooms	5	5	7	2	
		T12	2 Bedrooms	38	38	39	24	
		T13	1 Bedrooms	42	43	38	31	
		T14	Sheltered Housing unit	38	42	40	41	
		T15	Disable or specialist housing type	1	1	1	1	
		T16	Total number on housing waiting list	86	87	85	58	
		T17	Total number on waiting list single no children	52	54	51	34	
		T18	Total number on waiting list single with children	24	24	23	14	
		T19	Total number on waiting list couple no children	5	4	5	5	
		T20	Total number on waiting list couple with children	5	5	6	5	
Tenancy Issues	T21	Number of NTQ issued for breach of rent arrears	2	0	2	0		
	T22	number of NTQ issued due to review of FTT	0	0	0	0		
	T23	Number of NTQ issued for anti social behaviours	0	0	0	0		
	T24	Number of Possession Orders obtained for breach of rent arrears	0	0	0	0		
	T25	Number of Possession Orders obtained due to review of FTT	0	0	0	0		
	T26	Number of Possession Orders obtained due to anti social behaviours	0	0	0	0		
	T27	Number of Evictions carried out for breach of rent arrears	0	0	0	0		
	T28	Number of Evictions carried out for reason other than breach of arrears	0	0	0	0		

Performance Area: Tenant Satisfaction

Area sub-category	Ref	Standard of Performance	Total Quarter 1	Total Quarter 2	Total Quarter 3	Total Quarter 4	Running Totals
Tenant Satisfaction	S1	Number of new tenants visited	0	0	0	0	
	S2	Number of tenant surveys issued in period	0	0	0	0	
	S3	Number of tenant surveys returned in period	0	0	0	0	
	S4	Number of tenants satisfied with housing management activity	0	0	0	0	
Responsive Repairs	S5	Number of repair surveys issued in period	0	0	0	0	

	S6	Number of repair surveys returned in period	0	0	0	0	
	S7	Number of tenants satisfied with maintenance activity	0	0	0	0	
Complaints	S8	Number of new complaints received in period	0	0	0	0	
	S9	Number of complaints resolved in period	0	0	0	0	
Performance Area: Older Persons Provision							
Area sub-category	Ref	Standard of Performance	Total Quarter 1	Total Quarter 2	Total Quarter 3	Total Quarter 4	
Relets	O1	Number of allocations from private home owners	0	0	0	0	
	O2	Number of allocations from private rental	1	2	0	3	
	O3	Number of allocations from public sector rental	1	1	1	0	
HWL Applications		HWL by age group & household status	43	42	40	41	
	O4	Total of Single - Age < 70	6	6	5	3	
	O5	Total of Single - Age 70 - 85	18	18	16	18	
	O6	Total of Single - Age > 85	8	7	7	8	
	O7	Total of Couples - Age < 70	4	4	4	4	
	O8	Total of Couples - Age 70 - 85	5	5	6	6	
	O9	Total of Couples - Age > 85	2	2	2	2	
	Performance Area: Fixed Term Tenancies						
	Area sub-category	Ref	Rent on different terms	Total Quarter 1	Total Quarter 2	Total Quarter 3	Total Quarter 4
FTT Renewals		Number of tenancies by rent uplift type					
	P1	10% rent uplift	7	8	9	8	
	P2	20% rent uplift	10	11	10	8	
	P3	30% rent uplift	5	5	3	3	
	P4	40% rent uplift	6	6	6	6	
	P5	50% rent uplift	2	2	3	3	
	P6	60% rent uplift	0	0	0	0	
	P7	70% rent uplift	1	2	2	2	
	P8	80% rent uplift	0	0	0	0	
	P9	90% rent uplift	0	0	0	0	
	P10	100% rent uplift	2	2	2	1	
	P11	Market Rent uplift	0	0	0	0	
	P12	Total number of tenancies with a rent uplift	33	36	35	31	
Total FTT	P13	Total number of fixed term tenancies	261	266	266	271	
Total ended FTTs	P14	Total number of tenancies that were not renewed	0	0	0	0	