



RYDE TOWN COUNCIL

10 Lind Street, Ryde, Isle of Wight, PO33 2NQ
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Members are summoned to attend a **PLANNING, ENVIRONMENT AND REGENERATION COMMITTEE MEETING** to be held on **TUESDAY, 27 OCTOBER 2020, ONLINE VIA THE ZOOM MEETING FACILITY**, commencing at **4.00PM** for the purpose of transacting the business as set out within the agenda below.

To view this meeting please click [HERE](#) from **4.00pm** on day of meeting

AGENDA

PUBLIC QUESTION TIME

Prior to the meeting, members of the public are invited to submit written questions or comments to the committee on items that are related to the agenda. These must be delivered in writing to the Town Council Offices, 10 Lind Street, Ryde or by electronic mail to planning@rydetowncouncil.gov.uk no later than 12.00 noon on Monday 26 October 2020. Each question must give the name and contact details of the questioner. A response will either be provided at the meeting or in writing following it.

1. APOLOGIES

To receive any apologies for absence.

2. DECLARATIONS OF INTEREST

To receive any declarations of pecuniary or non-pecuniary (personal) interests relating to items on the agenda.

3. REQUESTS FOR DISPENSATIONS

To receive and consider granting any written requests from Members for dispensations in respect of disclosable pecuniary interests

4. MINUTES

To take as read and confirm as accurate the attached minutes of the meetings held on 6 October 2020 (PAPER A)

5. MEMBERS' QUESTIONS

To receive questions from members of the Planning Committee

6. PLANNING APPLICATIONS

The Committee to consider the following planning applications received from the Isle of Wight Council (Local Planning Authority):

- i. Application No: [20/01374/OUT](#)
Parish(es): Ryde Ward(s): Ryde North West
Location: 24 Westwood Road, Ryde, PO33 3BJ
Proposal: Outline for proposed pair of semi-detached bungalows with vehicular accesses and parking
- ii. Application No: [20/01390/HOU](#)
Parish(es): Ryde Ward(s): Ryde East
Location: 34 & 36 Grasmere Avenue, Ryde, PO33 1NU
Proposal: Formation of vehicle crossovers and hardstanding (revised scheme)
- iii. Application No: [20/01651/FUL](#)
Parish(es): Ryde Ward(s): Binstead And Fishbourne
Location: Quarrhurst Quarr, Road Binstead, Ryde, PO33 4EL
Proposal: Demolition of dwelling; Proposed replacement dwelling with detached garage and detached ancillary amenity pool house building
- iv. Application No: [20/01564/HOU](#)
Parish(es): Ryde Ward(s): Ryde East
Location: 30 Somerset Road, Ryde, PO33 1BU
Proposal: Proposed rear and side extension including alterations
- v. Application No: [20/01704/FUL](#)
Parish(es): Ryde Ward(s): Ryde East
Location: 117 Great Preston Road, Ryde, PO33 1DB
Proposal: Demolition of outbuilding; proposed building forming annexed accommodation
- vi. Application No: [20/01435/FUL](#)
Parish(es): Ryde Ward(s): Ryde North West
Location: 12 Esplanade, Ryde, PO33 2DY
Proposal: Change of use from Arcade (Sui Generis) to Pool Hall and Takeaway (Sui Generis); Internal alterations.
- vii. Application No: [20/01707/LBC](#)
Parish(es): Ryde Ward(s): Ryde North West
Location: 12 Esplanade, Ryde, PO33 2DY
Proposal: Listed Building Consent for internal alterations to create a kitchen, extend the gents toilets and change the office into a ladies toilet

The following planning applications have been considered under delegated powers by the Chair of Planning and the Planning Clerk and they propose no objections:

- i. Application No: [20/01613/HOU](#)
Parish(es): Ryde Ward(s): Binstead And Fishbourne
Location: 28 Arnold Road, Binstead, Ryde, PO33 3RJ
Proposal: Proposed single storey extension; alterations and outbuilding
- ii. Application No: [20/01531/HOU](#)
Parish(es): Ryde Ward(s): Ryde North East
Location: 31 West Hill Road, Ryde, PO33 1LG
Proposal: Demolition of conservatory; Proposed alterations and single storey rear extension including Juliet balcony at first floor level on rear elevation (revised scheme)
- iii. Application No: [20/01608/RVC](#)
Parish(es): Ryde Ward(s): Ryde North West
Location: Former Ryde Conservative Club, 8 Lind Street, Ryde, PO33 2NQ
Proposal: Variation of condition 2 on P/01223/18 to allow revised internal layout and omission of garage
- iv. Application No: [20/01609/RVC](#)
Parish(es): Ryde Ward(s): Ryde North West
Location: Former Ryde Conservative Club, 8 Lind Street, Ryde, PO33 2NQ
Proposal: Variation of condition 2 on P/01224/18 to allow revised internal layout and omission of garage
- v. Application No: [20/01650/HOU](#)
Parish(es): Ryde Ward(s): Binstead And Fishbourne
Location: 4 Wykeham Close, Binstead, Ryde, PO33 3ST
Proposal: Proposed extension on front elevation and cladding (revised scheme)
- vi. Application No: [20/01223/HOU](#)
Parish(es): Ryde Ward(s): Ryde West
Location: Melody, 9 Trafalgar Drive, Binstead, Ryde, PO33 3QW
Proposal: Proposed alterations and single storey rear extension; loft conversion; single storey extension to garage to form workshop (revised plans) (readvertised application)
- vii. Application No: [20/01659/HOU](#)
Parish(es): Ryde
Ward(s): Ryde North East
Location: 9 The Strand, Ryde, PO33 1JD
Proposal: Proposed alterations to boundary wall to provide gated vehicular access onto the Esplanade
- viii. Application No: [20/01660/LBC](#)
Parish(es): Ryde Ward(s): Ryde North East
Location: 9 The Strand, Ryde, PO33 1JD
Proposal: Listed Building Consent for proposed alterations to boundary wall to provide gated vehicular access onto the Esplanade

7. DECISIONS TAKEN

To note the decisions taken by the Isle of Wight Council's Planning Department since 14 July 2020 (PAPER B)

8. PAVEMENT PARKING: OPTIONS FOR CHANGE

To discuss if and how RTC should respond to the Government consultation.

<https://www.gov.uk/government/consultations/managing-pavement-parking/pavement-parking-options-for-change>

9. MEETING HOUSING NEEDS

To discuss the implications of recent developments in housing need policy for RTC.

10. HIGH STREET HERITAGE ACTION ZONE (HSHAZ) – UPDATE

To receive an update from the HSHAZ Steering Group Chair.

11. DATE OF NEXT MEETING

To note that the next scheduled Planning Committee will be held on Tuesday, 17 November 2020 at 4 pm online via the Zoom Video Meeting Facility

Signed:



Chris Turvey: Ryde Town Council Planning Clerk

Date: Wednesday, 21 October 2020

Should you require a copy of the agenda in a large print format please contact the Town Council. Copies of all documentation associated with this agenda will be made available on the Town Council's website and a number of paper copy agendas will be provided for the public on request.