



Members are summoned to attend a **PLANNING, REGENERATION AND ENVIRONMENT COMMITTEE MEETING** to be held on **MONDAY, 16 AUGUST 2021**, at **RYDE METHODIST CHURCH, GARFIELD RD**, commencing at **6.30PM** for the purpose of transacting the business as set out within the agenda below.

AGENDA

PUBLIC QUESTION TIME

To receive and consider questions submitted by members of the public (limited to a maximum of 15 minutes).

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 meeting held on 6th July 2021 ([PAPER A](#))

5. DELEGATED DECISIONS

To ratify the decisions taken under delegated powers as a result of the previous meeting of the 28th July 2021 not taking place.

6. MEMBERS QUESTION TIME

To receive questions from members of the Committee.

7. RYDE INTERCHANGE CONSULTATION

To consider a date for a public meeting regarding the proposals for the redevelopment of Ryde Esplanade, Bus Station, Rail Station and Pier.

8. PLANNING APPLICATIONS

The following Planning Applications will be determined by the committee:

i. Application No: [21/01165/FUL](#)

Parish(es): Ryde

Ward(s): Ryde Monktonmead

Location: 68 High Street, Ryde, Isle Of Wight, PO33 2RJ

Proposal: Proposed change of use of retail area on ground floor to form additional residential accommodation for existing dwelling (revised scheme) (revised plan) (re-advertised application).

- ii. Application No: [21/01488/HOU](#)
Parish(es): Ryde, Ward(s): Ryde Monktonmead.
Location: 46 The Strand, Ryde, Isle of Wight, PO33 1JE.
Proposal: Demolition of existing two storey rear extension; Proposed Single storey rear extension to lower ground floor with a part two storey rear extension, including a new external access stairway, alterations to the rear fenestration and changes to the internal layout.
- iii. Application No: 21/01489/LBC
Parish(es): Ryde, Ward(s): Ryde Monktonmead.
Location: 46 The Strand, Ryde, Isle of Wight, PO33 1JE.
Proposal: Listed Building Consent for demolition of existing two storey rear extension; Proposed single storey rear extension to lower ground floor with a part two storey rear extension, including a new external access stairway, alterations to the rear fenestration and changes to the internal layout.
- iv. Application No: [21/01544/HOU](#)
Parish(es): Ryde Ward(s): Ryde Appley and Elmfield.
Location: Seaways, 158 Marlborough Road, Ryde, Isle of Wight, PO33 1AT.
Proposal: Stopping up of existing vehicle access, formation of new access.

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: [21/01417/FUL](#)
Parish(es): Ryde, Ward(s): Binstead and Fishbourne
Location: Ryde House, Ryde House Drive, Ryde, Isle Of Wight, PO33 3FE.
Proposal: Upgrade of surface of driveway.
- ii. Application No: [21/01448/HOU](#)
Parish(es): Ryde, Ward(s): Binstead and Fishbourne
Location: 5 Newnham Lane, Binstead, Ryde, Isle of Wight, PO33 4ED.
Proposal: Demolition of existing single storey extension and garage; proposed single storey rear extension to include accommodation within roof space; detached garage.
- iii. Application No: [21/01449/HOU](#)
Parish(es): Ryde, Ward(s): Ryde North West.
Location: 37 Spencer Road, Ryde, Isle of Wight, PO33 3AD.
Proposal: Proposed single storey garage extension (revised scheme).
- iv. Application No: [21/01458/HOU](#)
Parish(es): Ryde, Ward(s): Ryde Appley and Elmfield.
Location: Orchard House, Bullen Road, Nettlestone, Ryde, Isle of Wight, PO33 1AU.
Proposal: Demolition of existing two storey extension; Proposed two storey rear extension; veranda/open porch; carport and covered walkway.

- v. Application No: **21/01460/HOU**
Parish(es): Ryde, Ward(s): Ryde North West.
Location: 16 Northwood Drive, Ryde, Isle of Wight, PO33 3AQ.
Proposal: Proposed Summer House.
- vi. Application No: **21/01460/HOU**
Parish(es): Ryde, Ward(s): Ryde North West.
Location: 16 Northwood Drive, Ryde, Isle of Wight, PO33 3AQ.
Proposal: Proposed Summer House (Revised Plan)(Re-advertised)
- vii. Application No: **21/01474/HOU**
Parish(es): Ryde, Ward(s): Ryde Monktonmead
Location: 56B The Strand, Ryde, Isle of Wight, PO33 1JD.
Proposal: Replacing existing Juliet balcony at second floor level with new rear balcony incorporating new metal staircase to roof to create new sustainable roof garden.
- viii. Application No: **21/01498/HOU**
Parish(es): Ryde, Ward(s): Ryde North West
Location: Anchorage, Augusta Road, Ryde, Isle of Wight, PO33 3AU.
Proposal: Proposed single storey side extension forming garden room; replacement outbuilding and parking space with access.
- ix. Application No: **21/01507/HOU**
Parish(es): Ryde Ward(s): Binstead and Fishbourne.
Location: Foxwood, Quarr Road, Binstead, Ryde, Isle of Wight, PO33 4EL.
Proposal: Proposed Garage/Workshop.
- x. Application No: **21/01514/HOU**
Parish(es): Ryde Ward(s): Ryde West.
Location: 13 Milligan Road, Ryde, Isle of Wight, PO33 2QW.
Proposal: Demolition of existing single storey extension; proposed two storey extension.
- xi. Application No: **21/01515/HOU**
Parish(es): Ryde Ward(s): Binstead and Fishbourne.
Location: 5 Quarr Close, Binstead, Ryde, Isle of Wight, PO33 4EN.
Proposal: Proposed extension to garage.
- xii. Application No: **21/01517/HOU**
Parish(es): Ryde Ward(s): Ryde South East.
Location: 40 Great Preston Road, Ryde, Isle of Wight, PO33 1EF.
Proposal: Proposed two storey side extension and single storey rear extension; veranda over existing raised decking; alterations to vehicular access; parking.
- xiii. Application No: **21/01535/RVC**
Parish(es): Ryde Ward(s): Ryde Monktonmead.
Location: Dover Park Primary School, Dover Street, Ryde, Isle of Wight, PO33 2BN.
Proposal: Variation of conditions 7 and 8 on 20/01329/FUL to allow for redevelopment of temporary car park surface to playground with safety surface and trim trail equipment.

9. DECISIONS TAKEN

To note the decisions taken by the Isle of Wight Council's Planning Department since 27 July 2021. ([PAPER B](#))

10. PLANNING APPEAL DECISIONS

The following Planning Inspectorate Appeal decisions are for information and noting only:

None

11. LICENSING APPLICATION

To comment on the following licencing application:

None

12. REPORT FROM HAZ PROJECT OFFICER

To receive a report on the latest news from the HAZ Project Officer.

13. REPORT FROM RRWG

To receive the latest news from the Ryde Regeneration Working Group.

14. DATE OF NEXT MEETING AND TIME OF NEXT MEETING

To note that the next scheduled meeting will be held on Tuesday, 7th September 2021 at the Methodist Church, Garfield Road, Ryde at 6.30pm.

Signed:



Chris Turvey: Planning, Regeneration and Environment Officer - Ryde Town Council
Date: Wednesday, 10 August 2021

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