



**RYDE**  
**TOWN COUNCIL**

**MINUTES OF THE MEETING OF THE PLANNING COMMITTEE HELD ON  
TUESDAY 8<sup>th</sup> MARCH 2011 AT THE ACTIVITY ROOM, GEORGE STREET  
CENTRE, RYDE**

Present : Councillors Conrad Gauntlett, Brian Harris, Graham Pearce ,Tim Wakeley (Chairman) and David Woodward.

Also present : Mr and Mrs David Moore.

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36/11      **APOLOGIES**

Apologies for absence were received from Councillors Brian Harris and Tony Zeid.

37/11      **MINUTES**

**RESOLVED** that the minutes of the meeting of the Planning Committee held on 21<sup>st</sup> February 2011 be approved as a true and accurate record of the meeting and signed by the Chairman.

38/11      **PROGRESS ON ACTION TAKEN**

**1. Ryde Cemetery – IW Society Conservation Awards**

The Town Council's nomination of the Cemetery Restoration Project for an IW Society Conservation Award will be judged at around 3pm on Sunday 27<sup>th</sup> March and the results of the judging will not be announced until the awards evening on Friday 15<sup>th</sup> April at the Brading Roman Villa. The Council had been given two complimentary tickets for this function.

**2. Vacancy on the Committee**

A vacancy remained on the Committee as the Council had been unable to appoint a replacement for Councillor David Knowles .

### 3. The Journal of Local Planning

The Council had agreed to the recommendation of the Committee that a subscription be made to this publication for a trial period of one year. The Clerk would enquire if this would be a hard or email copy.

39/11

### PLANNING APPLICATIONS

#### 1. P/00174/11 – TCP/18610/A ( Haylands Ward)

247, Upton Road, Ryde.

Demolition of conservatory, alterations, single storey rear extension to provide dining room and enlarged lounge; replacement enlarged roof to provide additional living accommodation within roof space to include dormer window on side elevation and Juliet balconies on rear elevation and enlarged porch.

**RESOLVED that no objection be made.**

#### 2. P/00142/11 – TCP/30439 – (South West Ward)

7, Millward Road, Ryde.

Change of use from single residential dwelling to childrens' home.

The Committee noted that the application did not include information as to the ages of children likely to be accommodated in the home but it stated that their number should not exceed three.

**RESOLVED that no objection be made provided that no more than three children should occupy the home.**

#### 3. P/00177/11 – TCP/23646/D – (Haylands Ward)

Playing Fields, Swanmore County Middle School, Bettsworth Road, Ryde.

Construction of primary school building, siting of mobile classroom for use of pre-school; associated landscaping, parking and vehicular access.

**RESOLVED that no objection be raised in principle to the school but the Committee :-**

- 1. Requests that careful consideration should be given to the choice of roof finishing material bearing in mind the visual impact that this large sloping roof would have on the surrounding area and asks if the proposed choice of grey metal is appropriate?.**
- 2. Notes that several roof lights are proposed in the design and, with a view to energy saving, asks if consideration could be given to the viability of the provision of photo voltaic solar panels in the south facing roof and possibility also to the siting of ground source heat pumps in the area south of the proposed school?.**
- 3. Asks why the proposed relocated mobile classroom for pre-school children is being put forward and suggests that if there is a need for this facility it should be made a permanent structure from the outset ?.**

4. P/01490/10 – LBC/06863/B – (North East Ward)

25, George Street, Ryde.

LBC for retention and completion of internal and external renovation works to include replacement windows and guttering, replacement of existing basement stairs; strengthening of roof (additional information received) (revised description) (re advertised application)

**RESOLVED that no objection be made subject to the comments of the Conservation Officer.**

5. P/00221/11 – TCP/30048/A – (North West Ward)

34, Argyll Street, Ryde.

Single storey side and rear extensions to enlarge living room.

**RESOLVED that no objection be made.**

40/11

PLANNING DECISIONS

The following planning decisions made by the IW Council together with the view expressed by the Town Council during the consultation process were noted:-

1. P/01854/10 – 12, High Park Road, Ryde

Demolition of garage, proposed single storey extension to form kitchen.

APPROVED (TC no objection 24/1/11)

2. P/01957/10 – Land at 113/115 High Park Road, Ryde.

Demolition of garage, construction of detached house with parking area, formation of vehicular and pedestrian access.

APPROVED (TC no objection 8/2/11)

3. P/01708/10 - Land adjacent to Clark Masts, Ringwood Road.

A.O.R.M. (details) for residential development of 2 terraces of 4 houses and a 3 storey block of 12 flats with cycle and general store, bin store, parking and landscaping.

APPROVED (TC no objection 13/12/10)

4. P/01922/10 - 11a, Lower Bettsworth Road, Ryde

Alterations and two storey rear extension to form kitchen and w.c. on ground floor with bedroom over.

APPROVED (TC no objection 24/1/11)

5. P/01850/10 & P/1851/10 LBC – Victoria Arcade, Union Street, Ryde.

Alterations and change of use of basement to provide "Ryde Town Heritage Centre" with non illuminated fascia sign and two non illuminated name boards.

APPROVED (TC no objection 24/1/11)

6. P/01893/10 & P/01894/10 LBC – Ryde School, Queens Road, Ryde.  
Retention of re sited greenhouse.  
APPROVED (TC no objection 11.1.11)

7. P/0004/11 – 20, Partlands Avenue, Ryde  
Demolition of single storey element, proposed conversion of property to form two detached dwellings.  
APPROVED (TC no objection 8/2/11)

#### 41/11 APPEAL DECISIONS

The following decisions were noted:-

P/01168/10 – 12, Victoria Street, Ryde  
The appeal against refusal of consent for a dropped kerb and access to make one parking space in the front garden has been ALLOWED

P/01320/10 – 11a Lower Bettsworth Road, Ryde  
The appeal against refusal of consent for a 2 storey rear extension has been DISMISSED by reason of size, inappropriate materials and not being characteristic of the area.

#### 42/11 HIGHWAYS AND TRANSPORT

##### 1. Consultation in respect of Local Bus services.

Councillors Brian Harris and Tim Wakeley declared a personal interest in the following item as they were both members of the Binstead, Haylands and Ryde West Community Transport Group.

The IW Council contracted local bus services were due to terminate on 3<sup>rd</sup> September 2011 and the Council wished to consult in respect of the bus network , particularly in respect of the journeys that were contracted at present and of any local unmet public transport needs.

Details of services that the IW Council anticipated may not continue to be provided on a commercial basis from September 2011 were considered showing details of route, service number, time and days of operation.

The Council had developed a “Local Bus Service Performance Management Framework” to assist in evaluating the merits and values of providing a subsidy for each of these bus services. The routes were colour coded :-

Green - Highest priority  
Blue - Medium-high priority  
Yellow - Low – medium priority  
Red - Lowest priority

The IWC Transport Officer had stated that the lowest ranking services in the framework would appear to be those least worthy of subsidy but none of the services for Ryde had been coded Red (Lowest Priority)

The IW Council had set its budget for 2011 -12, including that for non-commercial bus services and given that provision of financial support for bus services is not a statutory requirement it has to give careful consideration as to what level the level of ongoing support for bus services should be. Consultation views were required on a "priority ranking" basis by 21<sup>st</sup> March, the same date as the next meeting of this Committee. No mention had been made of the Wight Bus Services.

**RESOLVED that :-**

- 1. Clarification be sought as to whether Southern Vectis will assume any discontinued services of Wight Buses, the Wight no. 37 service being considered to be high priority by the Committee.**
- 2. Continued support be requested for the Ryde area services coded green and blue (High to medium high priority) together with the Wight no. 37 service and the continued subsidy of all currently subsidised routes affecting Ryde, including the service 20 to the Tesco store.**
- 3. All members of the Council be informed of the initial response of the Committee in order that they may also be given the opportunity of commenting to the Planning Committee at its next meeting on 21<sup>st</sup> March.**
- 4. The Transport Officer be asked to allow a further day for the comments of Ryde Town Council to be received**

2. Notification of proposed roadworks and traffic management – A3055 Marlborough Road.

The Committee noted that a scheme construction notice ha been received to say that on the A3055 Marlborough Road, from B3330 Appley Road junction to C62 Great Preston Road junction, roadworks would commence on Monday 21<sup>st</sup> March. The work will involve the planning and patching of selected areas to 40mm or 100mm depth . The remainder of the carriageway was not done in October 2010.

43/11 DATE OF NEXT MEETING

The next meeting will be held on Monday 21<sup>st</sup> March 2011 in the Activity Room, George Street Centre. The meeting closed at 8.09 pm.

Signed ..... Dated .....

