



**RYDE  
TOWN COUNCIL**

PO Box 179,  
Ryde IOW  
PO33 9DR  
18<sup>th</sup> January 2011

TO: All members of RYDE TOWN COUNCIL PLANNING COMMITTEE  
( Copies to all other members of the Council).

Dear Councillor,

You are hereby requested to attend a MEETING of RYDE TOWN COUNCIL PLANNING COMMITTEE to be held on **MONDAY 24<sup>th</sup> JANUARY 2011** at the **ACTIVITY ROOM, GEORGE STREET CENTRE, RYDE** commencing at **7pm.** for the purpose of transacting the business set out in the agenda below.

The informal meeting of the Town Council at will also be held in this room at 5pm prior to this meeting of the Planning Committee.

Yours sincerely,

David Mellor  
Ryde Town Council

**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 apologies for absence

**2. DECLARATIONS OF INTEREST**

To receive any declarations of interest.

**3. MINUTES**

To take as read and confirm as accurate, the attached minutes of the meeting held on Tuesday 11<sup>th</sup> January 2011.

**4. PROGRESS ON ACTION TAKEN**

**5. PLANNING APPLICATIONS**

To receive and consider the following applications:-

1. P/01922/10 – TCP/30280/A (Haylands Ward)  
11a, Lower Bettesworth Road, Ryde.  
Alterations and two storey rear extension to form kitchen and w.c. on ground floor with bedroom over (revised scheme)  
(an appeal has been lodged against refusal of consent for application P/01320/10 for an earlier scheme for which this Committee raised no objection on 5/10/10)
2. P/01854/10 – TCP/03451/B (East Ward)  
12, High Park Road, Ryde.  
Demolition of garage, proposed single storey extension to form kitchen.
3. P/01947/10 – TCP/22871/C (North East Ward)  
Dover Park County Primary School, Dover Street, Ryde.  
Siting of double mobile classroom.
4. P/01850/10 – TCPL/30389 (North West Ward)  
Victoria Arcade, Union Street, Ryde.  
Alterations and change of use of basement area to provide “Ryde Town Heritage Centre”
5. P/01851/10 – LBC/09835/Z (North West Ward)  
Victoria Arcade, Union Street, Ryde.  
LBC for internal and external alterations in connection with change of use of basement to provide “Ryde Town Heritage Centre”, non illuminated fascia sign and two non illuminated name boards.

## 6. **PLANNING DECISIONS**

To receive and note the following planning decisions and the Town Council's comments (shown in italics)

1. P/01611/10 – 79, Newnham Road, Ryde.  
Alterations and conversion of garage into dining room and shower room, single storey rear extension to form bedroom, dormer window on front elevation.  
*APPROVED (TC no objection 29/11/10)*
2. P/01618/10 – Somerfield/Co-op Store, Anglesea Street, Ryde.  
3 x illuminated fascia signs, 1 x non illuminated fascia sign and 1 x illuminated totem sign.  
*APPROVED (TC OBJECT 15/11/10)*
3. P/01705/10 – 7, Stonepitts Close, Ryde.  
Single storey rear extension and pergola.  
*APPROVED (TC no objection 13/12/10)*

4. P/01735/10 – 20, Hill Street, Ryde.

Alterations and extension of existing building and ground floor rear extension to provide additional ground and first floor living accommodation –  
APPROVED (*TC no objection 13/12/10*)

7. **LOCALISM BILL: REAL PLANNING POWERS HANDED TO TOWNS AND PARISHES.**

The Localism Bill represents the most radical shift in power since Town and Country Planning started in 1947. It is long and complex but it includes four powers that will fundamentally change the role of local councils who will have the opportunity to play a core role in the planning system, not just as a consultee but as a plan maker and decision taker on planning matters.

1. Neighbourhood Plans

Local Councils will have the right to produce Neighbourhood Plans which will shape development at local level. They should follow current plans but the detail of what is planned for the future of a community will now be determined by the local council, including housing location, what infrastructure is needed and what development is generally not permissible.

2. Neighbourhood Development Orders

Any Local Council which produces a Neighbourhood Plan will also be able to make a Neighbourhood Development Order which would automatically grant planning permission for specific development or classes of development.

3. Duty of developers to consult local communities on major planning applications.

Prospective developers will be required to consult local communities for certain larger developments before plans have been produced and they will have to show that they have done so. Failure to reflect local wishes could result in refusal of consent.

4. Local referendum on key issues

A local referendum can be held on any matter the community wishes, following which the local authority must consider the steps it proposes to take and publish its decision and reasons.

A firm of Town Planning Consultants, Navigus Planning, will be publishing a Journal of Local Planning for local councils and will provide quarterly advice and information for an annual subscription of £50. The Committee may wish to request the Council to authorise this expenditure as it is important to be well informed. However, the National Association of Local Councils has issued a briefing on the whole Bill which does not just relate to Planning matters and the Association may also give specific advice on the new legislation.

## **8. PLANNING CONSULTATIONS WITH LOCAL COUNCILS**

Following a report to the December 2010 meeting to the effect that more IWC consultations will be undertaken on line but the current procedure on planning applications will remain unchanged, a letter has now been received to say that the press list, delegated decisions and copies of decision notices will be emailed to local councils.

However, they will cease to copy planning applications and materials for local councils from 14<sup>th</sup> January but make a copy available to collect from the Seaclose Offices for return after the meeting. The Committee will remember that the Chairman sent a strong letter of complaint against this proposal and a copy to the IW Association of Local Councils.

## **9. TRANSPORT PLAN**

At its meeting on 11<sup>th</sup> January the Committee agreed to defer consideration of this consultation document until this meeting, comments being required by 4<sup>th</sup> February. Minute 9/11(5) of the minutes attached to this agenda refers.

Details can be found on the IW Council website at

[http://www.iwight.com/living\\_here/environment/Transport\\_Strategies/LTP3/default.asp](http://www.iwight.com/living_here/environment/Transport_Strategies/LTP3/default.asp). This is also available on the more easier to view :  
[www.iwight.com/transport](http://www.iwight.com/transport)

## **10. STATEMENT OF LICENSING POLICY**

The Licensing Authority has to prepare and publish a statement of its Licensing Policy every three years and must consult locally, the current period running from 18<sup>th</sup> January to 14<sup>th</sup> February. The statement is available at the Library, County Hall and Jubilee Stores at Newport Quay. It can be viewed online at

[www.iwight.com/living\\_here/environment/environmental\\_health/Licensing/](http://www.iwight.com/living_here/environment/environmental_health/Licensing/)

## **11. DATE OF NEXT MEETING**

The next meeting has been scheduled for Tuesday 8<sup>th</sup> February 2011

(Plans can be viewed on line at [www.iwight.com](http://www.iwight.com) and will be on display 30 minutes before the meeting)