

Members are summoned to attend a **PLANNING, REGENERATION AND ENVIRONMENT COMMITTEE MEETING** to be held on **TUESDAY 5 APRIL 2022**, at **RYDE METHODIST CHURCH, GARFIELD RD**, commencing at **7.00PM** 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 15 March 2022. ([PAPER A](#))

5. MEMBERS QUESTION TIME

To receive questions from members of the Committee.

6. PLANNING APPLICATIONS

The following planning applications will be determined by the Committee:

- i. Application No: [22/00361/FUL](#)
Parish(es): Ryde Ward(s): Binstead and Fishbourne
Location: Quarrhurst Lodge, Quarr Road, Binstead, Ryde, PO33 4EL
Proposal: Proposed 2 detached dwellings with associated curtilage and means of access

- ii. Application No: [21/02489/FUL](#)
Parish(es): Ryde Ward(s): Ryde West
Location: Clark Masts Teksam Ltd, 18 Ringwood Road, Binstead, Ryde, PO33 3PA
Proposal: Demolition of part of existing factory; Proposed 8 new dwellings;
Replacement new detached factory building with associated parking and landscaping.
- iii. Application No: [22/00448/FUL](#)
Parish(es): Ryde Ward(s): Ryde North West
Location: Western Gardens, Esplanade, Ryde
Proposal: Proposed temporary public conveniences
- iv. Application No: [22/00496/FUL](#)
Parish(es): Ryde Ward(s): Ryde North West
Location: 35 - 36 High Street, Ryde, PO33 2HT
Proposal: Change of use of part of the first floor and second floors above the ground floor retail unit to a five-bed (C4) House of Multiple Occupation (HMO).

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: [22/00406/HOU](#)
Parish(es): Ryde Ward(s): Haylands and Swanmore
Location: 15 Colenutts Road, Ryde, PO33 3HS
Proposal: Proposed 1st floor extension
- ii. Application No: [22/00407/HOU](#)
Parish(es): Ryde Ward(s): Binstead and Fishbourne
Location: 31 Kings Road, Binstead, Ryde, PO33 3RX
Proposal: Proposed single storey rear extension; alterations; extension to decking
- iii. Application No: [22/00385/HOU](#)
Parish(es): Ryde Ward(s): Ryde West
Location: 54 Mayfield Road, Ryde, PO33 3PR
Proposal: Proposed outbuilding to provide ancillary accommodation
- iv. Application No: [22/00439/HOU](#)
Parish(es): Ryde Ward(s): Haylands and Swanmore
Location: St Wilfred's Cottage, Playstreet Lane, Ryde, PO33 3LG
Proposal: Removal of existing conservatory; proposed single storey rear extension with flat roof.
- v. Application No: [22/00482/HOU](#)
Parish(es): Ryde Ward(s): Binstead and Fishbourne
Location: 26 Ryde House Drive, Ryde, PO33 3FF
Proposal: Proposed single storey orangery and detached garage

8. DECISIONS TAKEN

To note the decisions taken by the Isle of Wight Council's Planning Department since 15 March 2022 ([PAPER B](#)).

9. LICENCING APPLICATIONS

To consider the following licencing application received from the Isle of Wight Council's Licencing Department:

- Application for a Premises Licence Full Variation – Beach House (Formally Harbour Deli), Esplanade, Ryde – Ref: [22/00264/LAPVAR](#).

10. PLANNING APPLICATION APPEAL LODGED

The following appeal lodged with the Isle of Wight Council is for noting only:

- Application number: [20/01930/FUL](#) - Appeal No: [21/00067/REF](#)
Location: Land Adjacent to 1 Prince Street, Ryde, PO33 2SE
Ward: Ryde Monktonmead
Proposal: Demolition of double garages & construction of 2x semi-detached houses.

11. PROPOSED REVISED ISLAND PLANNING STRATEGY

To receive a brief update on the latest position with regards to the revised plan.

12. DATE OF AND TIME OF NEXT MEETING.

To note that the next scheduled meeting will be held on Tuesday, 26 April 2022 in the Methodist Church, Garfield Road, Ryde at 7.00pm.

Signed:



Chris Turvey: Planning, Regeneration and Environment Officer - Ryde Town Council
Date: Wednesday, 30 March 2022

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 several paper copy agendas will be provided for the public on request.