

Members are summoned to attend a **PLACE, NEIGHBOURHOOD AND PLANNING COMMITTEE MEETING** to be held on **TUESDAY, 7 MARCH 2023** in the **METHODIST CHURCH, GARFIELD ROAD, RYDE** 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 24 January 2023 ([PAPER A](#)).

#### **5. MEMBERS QUESTION TIME**

To receive questions from members of the Committee.

#### **6. RATIFICATION OF COMMITTEE DECISIONS**

To endorse any decisions that were taken via email correspondence owing to the previous scheduled meeting on 14 February 2023 being inquorate ([PAPER B](#)).

## 7. PLANNING APPLICATIONS

The following planning applications will be determined by the Committee:

Application No: [23/00094/FUL](#)

Parish(es): Ryde Ward(s): Ryde North West

Location: 36 Nelson Street, Ryde, PO33 2EY

Proposal: Demolition of block of six flats; Proposed block of 9 flats

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

- i. Application No: [23/00108/HOU](#)  
Parish(es): Ryde Ward(s): Binstead and Fishbourne  
Location: Glenfield, Binstead Hill, Binstead, Ryde, PO33 3RN  
Proposal: Demolition of conservatory and replacement single storey flat roof extension with roof lantern.
- ii. Application No: [23/00131/HOU](#)  
Parish(es): Ryde Ward(s): Ryde Appley and Elmfield  
Location: Little Swaylands, Swaylands Close, Ryde, PO33 1FA  
Proposal: Detached outbuilding.
- iii. Application No: [23/00154/HOU](#)  
Parish(es): Ryde Ward(s): Ryde Monktonmead  
Location: 8 East Street Ryde, PO33 1JP  
Proposal: Extension at first floor level.
- iv. Application No: [23/00173/FUL](#)  
Parish(es): Ryde Ward(s): Ryde North West  
Location: 29 High Street, Ryde, PO33 2HT  
Proposal: Cosmetic alterations to the ground floor street frontage and accessibility improvements.
- v. Application No: [23/00179/HOU](#)  
Parish(es): Ryde Ward(s): Haylands and Swanmore  
Location: 2 Pitt Street, Ryde, PO33 3EB  
Proposal: Formation of vehicular access.
- vi. Application No: [23/00132/HOU](#)  
Parish(es): Ryde Ward(s): Ryde Monktonmead  
Location: 16 Player Street, Ryde, PO33 2JB  
Proposal: Demolition of existing extensions; proposed two storey rear extension.
- vii. Application No: [23/00209/FUL](#) – (LBC Application No [23/00210/LBC](#))  
Parish(es): Ryde Ward(s): Ryde North West  
Location: 38 Union Street, Ryde, PO33 2LJ  
Proposal: Alterations to shopfront to include removal of ATM, signage and CCTV.

- viii. Application No: [23/00211/HOU](#)  
Parish(es): Ryde Ward(s): Binstead And Fishbourne  
Location: 58 Brookfield Gardens, Ryde, PO33 3NP  
Proposal: Single storey extension; conversion of garage, workshop, and minor internal alterations.
- ix. Application No: [23/00224/HOU](#)  
Parish(es): Ryde Ward(s): Ryde North West  
Location: Spindrift, St Georges Road, Ryde, PO33 3AS  
Proposal: Alterations and conversion of garage to form additional living accommodation.
- x. Application No: [23/00229/RVC](#)  
Parish(es): Ryde Ward(s): Binstead And Fishbourne  
Location: Kingarth Lodge, Church Road, Binstead, Ryde, PO33 3SZ  
Proposal: Variation of condition no 2 on 21/02568/HOU to allow for removal of approved Yoga.
- xi. Application No: [23/00265/HOU](#)  
Parish(es): Ryde Ward(s): Haylands And Swanmore  
Location: Highfield, Corbett Road, Ryde, PO33 3LF  
Proposal: Single storey front extension.

## **8. DECISIONS TAKEN**

To note the decisions taken by the Isle of Wight Council's Planning Department since 24 January 2023 ([PAPER C](#)).

## **9. APPLICATION FOR CHANGE OF PARKING ARRANGMENTS (TRAFFIC REGULATION ORDER)**

To consider an application for a change to the parking arrangements outside of the Wonder House Nursery (formally Ryde Youth Centre) on the corner of Wells Street and High Street ([PAPER D](#)).

## **10. HIGH STREET HERITAGE ACTION ZONE (HSHAZ)**

- i. To note the minutes of the HSHAZ Steering Group meeting held on 21 November 2022 ([PAPER E](#)).
- ii. To note the papers regarding the Ryde High Street Pedestrian Area ([PAPER F](#)).
- iii. To note the minutes of the HSHAZ Stakeholder Group meeting held on 20 October 2022 ([PAPER G](#)).

## **11. RYDE REGENERATION WORKING GROUP**

To note the approved minutes of the meeting held on 24 October 2022 ([PAPER H](#)).

## **12. REVIEW OF BANNER INSTALLATION ON RYDE ESPLANADE**

To consider a report from the Place, Neighbourhood and Planning officer ([PAPER I](#)).

### **13. ISLE OF WIGHT COUNCIL'S PLANNING ENFORCEMENT PROPOSALS – RYDE TOWN COUNCILS RESPONSE**

To note Ryde Town Councils response to the Isle of Wight Council's proposal around Planning Enforcement agreed at the meeting of the Place, Neighbourhood and Planning Committee held on 13 December 2022 . Namely:

RESOLVED:

*THAT Ryde Town Council should monitor the effects of the Newport and Carisbrooke Community Council trial on enforcement and make a more informed decision when that information becomes available ([PAPER J](#)).*

### **14. ISLE OF WIGHT COUNCIL ENFORCEMENT STRATEGY**

To discuss the Draft Enforcement Strategy ([PAPER K](#)).

### **15. PUBLIC REALM APPLICATIONS**

To consider any applications that may have been submitted (any papers will be to follow or tabled at the meeting).

### **16. DATE AND TIME OF NEXT MEETING.**

To note that the next scheduled meeting will be held on Tuesday, 28 March 2023 at 7.00pm.

Signed:



Chris Turvey: Place, Neighbourhood and Planning Officer - Ryde Town Council

Date: Wednesday, 1 March 2023.

Should anyone 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 at the meeting for the public.