



**RYDE
TOWN COUNCIL
MINUTES OF THE MEETING OF THE PLANNING COMMITTEE HELD ON
TUESDAY 29th August 2017 AT THE ACTIVITY ROOM,
THE GEORGE STREET CENTRE, 83 GEORGE STREET, RYDE,
PO33 2JF.**

Present: Cllr C Hall (Chairman), Cllr H Adams (Mayor)
Cllr N Farrell, Cllr I Stephens, Cllr G Critchley

In attendance: Chris Turvey, Planning Clerk
Lisa Dyer (Minutes)

PUBLIC QUESTION TIME

160/17 APOLOGIES

Cllr Moody was ill and gave his apologies.

161/17 DECLARATIONS OF INTEREST

Cllr Adams declared a non purcuinary interest in item 6 (Application 10).

162/17 MINUTES

RESOLVED - That the minutes of the planning committee held on the 8th August 2017 be approved as a true and accurate record and signed by the Chairman.

163/17 PROGRESS ON ACTION TAKEN

Solent Recreation Mitigation Consultation

The clerk informed the committee of the contents of the report and identified where the financial burden was proposed. The committee decided that they were behind the proposals so long as a fair share of the money raised by the proposal was spent in the Ryde area.

Ryde Theatre

The clerk informed the committee that he had had a meeting on site along with Cllr Moody to discuss the progress and plans for the Theatre. A developer was present and he inform the cleak and Cllr Moody that he was in the process of preparing a scheme for submission to the local planning authority. The scheme included plans for part to be used for sheltered housing, an upgrade to the theatre and the addition of various new modern community based businesses.

The clerk informed the committee that they would be able to visit the site to have a look at the progress so far.

Cllr Hall asked if the planning committee could meet with the developer and the clerk stated that he would endeavour to set up a meeting in the near future.

MEMBERS QUESTIONS

Cllr Adams enquired as to whether Cllr Stephens had any any news about the caravans at Smallbrook Stadium. Cllr Stephens stated that he had not yet had chance to speak to the relevant executive member but he would report back when he had some news.

Cllr Adams informed the committee that he had noticed several caravans which appeared to be lived in on the Smallbrook stadium site. Cllr Stephens said that he would investigate through the Executive Member and report back to a future planning meeting.

Cllr Lilley asked if whether the IW Council Planning and Regeneration Scheme could be included on a future agenda

164/17 PLANNING APPLICATIONS

Week Commencing 11th. August 2017

1. Application No: P/01556/16 Alt Ref: TCP/14658/C
Parish(es): Ryde Ward(s): Havenstreet, Ashley & Haylands
Location: Haylands Manor, Corbett Road, Ryde, Isle Of Wight, PO333LF
Proposal: Proposed construction of detached swimming pool building and detached car port (revised location of car port)(readvertised)
<http://www.iwight.com/planning/DirectToAppDetails2.aspx?P/01556/16>

RESOLVED – Ryde Town Council does not object to this application subject to the comments of the tree team

2. Application No: P/00891/17 Alt Ref: TCP/22748/B
Parish(es): Ryde Ward(s): Havenstreet, Ashley & Haylands
Location: Pegasus, 39 Ashley Road, Ryde, Isle Of Wight, PO332UT
Proposal: Demolition of garage; proposed single/two storey extension
<http://www.iwight.com/planning/DirectToAppDetails2.aspx?P/00891/17>

RESOLVED – Ryde Town Council does not object to this application

3. Application No: P/00910/17 Alt Ref: TCP/11002/G
Parish(es): Ryde Ward(s): Ryde North East
Location: Furniture Co, 24a, Park Road, Ryde, Isle Of Wight, PO331HH
Proposal: Retention of a replacement extractor unit
<http://www.iwight.com/planning/DirectToAppDetails2.aspx?P/00910/17>

RESOLVED – Ryde Town Council does not object to this application

4. Application No: P/00942/17 Alt Ref: TCP/33176
Parish(es): Ryde Ward(s): Ryde North East
Location: Queensway, 2 Winton Street, Ryde, Isle Of Wight, PO332BX
Proposal: Demolition of existing rear garden room; replacement single storey rear extension to form garden room
<http://www.iwight.com/planning/DirectToAppDetails2.aspx?P/00942/17>

RESOLVED – Ryde Town Council does not object to this application

5. Application No: P/00944/17 Alt Ref: A/02626/A
Parish(es): Ryde Ward(s): Ryde South
Location: 2 Atlantis Court, Nicholson Road, Ryde, Isle Of Wight, PO33 1BF
Proposal: Advertisement consent for external wall mounted sign.
<http://www.iwight.com/planning/DirectToAppDetails2.aspx?P/00944/17>

RESOLVED – Ryde Town Council does not object to this application

Week Commencing 18th. August 2017

6. Application No: P/00906/17 Alt Ref: TCP/28418/A
Parish(es): Ryde Ward(s): Ryde North East
Location: Rose Cottage, 43 George Street, Ryde, Isle Of Wight,
PO332EW Proposal: Detached timber clad garden room
<http://www.iwight.com/planning/DirectToAppDetails2.aspx?P/00906/17>

RESOLVED – Ryde Town Council does not object to this application

7. Application No: P/00943/17 Alt Ref: TCP/29988/D
Parish(es): Ryde Ward(s): Ryde South
Location: 2 Atlantis Court, Nicholson Road, Ryde, Isle Of Wight, PO33 1BF
Proposal: Continued use of building for storage and hire of plant and equipment
<http://www.iwight.com/planning/DirectToAppDetails2.aspx?P/00943/17>

RESOLVED – Ryde Town Council does not object to this application

8. Application No: P/00958/17 Alt Ref: TCP/08029/C
Parish(es): Ryde Ward(s): Ryde North West
Location: 9 - 11, Dover Street, Ryde, Isle Of Wight, PO33 2AQ
Proposal: Retention of dormer casement window
<http://www.iwight.com/planning/DirectToAppDetails2.aspx?P/00958/17>

**RESOLVED – Ryde Town Council does not object to this application
subject to the comments of the conservation officer**

9. Application No: P/00976/17 Alt Ref: TCP/33182
Parish(es): Ryde Ward(s): Ryde East
Location: Falmouth, 129 West Hill Road, Ryde, Isle Of Wight, PO331LW
Proposal: Demolition of extension; proposed single storey extension on rear
elevation; alterations
<http://www.iwight.com/planning/DirectToAppDetails2.aspx?P/00976/17>

RESOLVED – Ryde Town Council does not object to this application

Week Commencing 25th. August 2017

10. Application No: P/00900/17 Alt Ref: TCP/23217/C
Parish(es): Ryde Ward(s): Ryde East
Location: Appley Beach Cafe, Appley Lane, Ryde, Isle Of Wight, PO331ND
Proposal: Proposed single storey extension
<http://www.iwight.com/planning/DirectToAppDetails2.aspx?P/00900/17>

**RESOLVED – Ryde Town Council objects to this application on the
grounds that the tree which is to be removed is a valuable tree in that
location and there is no mitigation for its removal. In addition the
proposed increase in kitchen and retail space within the proposed
scheme does not include any increase in toilet facilities.**

11. Application No: P/00982/17 Alt Ref: TCP/25810/E
Parish(es): Ryde Ward(s): Ryde North West
Location: land rear of 13 Union Street, fronting, Union Road, Ryde, Isle Of Wight, PO33
Proposal: Proposed pair of semi-detached houses
<http://www.iwight.com/planning/DirectToAppDetails2.aspx?P/00982/17>

RESOLVED – Ryde Town Council does not object to this application subject to the comments of the conservation officer and an appropriate condition that ensures a reduction in surface water runoff from this site. In addition appropriate contributions should be made to the SPA Recreational Strategy Fund

12. Application No: P/00975/17 Alt Ref: TCP/33184
Parish(es): Ryde Ward(s): Ryde North East
Location: 34 Monkton Street, Ryde, Isle Of Wight, PO332BB
Proposal: Proposed vehicle hardstanding
<http://www.iwight.com/planning/DirectToAppDetails2.aspx?P/00975/17>

RESOLVED – Ryde Town Council does not object to this application subject to the comments from Island Roads

13. Application No: P/00968/17 Alt Ref: TCP/20365/E
Parish(es): Ryde Ward(s): Ryde North West
Location: 6 West Street, Ryde, Isle Of Wight, PO332NW
Proposal: Proposed orangery on rear elevation
<http://www.iwight.com/planning/DirectToAppDetails2.aspx?P/00968/17>

RESOLVED – Ryde Town Council does not object to this application subject to the comments of the conservation officer

165/17 **PLANNING REVISIONS**

None.

166/17 **PLANNING APPEALS**

None

167/17 **PLANNING DECISIONS**

Week ending 4th August 2017

Application No: P/00693/17

Location: 74 West Street, Ryde, Isle Of Wight, PO332QQ

Parish: Ryde Ward: Ryde North West

Proposal: Demolition of conservatory; proposed single storey rear extension and three storey side extension; alterations (revised plans)

Decision: Granted Plan Permission (or issue Cert)

Ryde Town Council did not object to this application

Application No: P/00713/17

Location: 46 Green Street, Ryde, Isle Of Wight, PO332QE

Parish: Ryde Ward: Ryde North West

Proposal: Proposed two storey bay window extension (corrected plan)

Decision: Granted Plan Permission (or issue Cert)

Ryde Town Council did not object to this application

Week ending 11th August 2017

Application No: P/01045/16

Location: Clark Masts & land adjacent Clark Masts, 18-20 Ringwood Road, Ryde, Isle Of Wight, PO333PA

Parish: Ryde Ward: Ryde West

Proposal: Demolition of section of factory; proposed construction of detached building to provide replacement factory

Decision: Granted Plan Permission (or issue Cert)

Ryde Town Council did not object to this application

Week Ending 18th. August 2017

Application No: P/00743/17

Location: 36 Arnold Road, Ryde, Isle Of Wight, PO333RQ

Parish: Ryde Ward: Binstead & Fishbourne

Proposal: Variation of condition 2 of P/00296/17 to allow material changes to front elevation

Decision: Granted Plan Permission (or issue Cert)

Ryde Town Council did not object to this application

Application No: P/00681/17

Location: 15 Garfield Road, Ryde, Isle Of Wight, PO332PT

Parish: Ryde Ward: Ryde North West

Proposal: Proposed doorway and disabled access ramp

Decision: Granted Plan Permission (or issue Cert)

Ryde Town Council did not object to this application

Application No: P/01033/16

Location: land adjacent to Clark Masts, 20 Ringwood Road, Ryde, Isle Of Wight, PO33

Parish: Ryde Ward: Ryde West

Proposal: Proposed 2 terraces of 4 houses with associated parking

Decision: Granted Plan Permission (or issue Cert)

Ryde Town Council did not object to this application

None

169/17 LICENSE APPLICATIONS

None

170/17 LICENSE DECISIONS

None

171/17 Arthur Street parking and 20mph Zones.

Cllr Critchley stated that he had concerns over parking and speed in the Arthur Street area. The clerk informed the committee of the various options available to the IW Council with regard speed restriction measures and further informed them that any proposal would need to be backed up with accident information etc.

RESOLVED – The clerk will investigate whether speed calming measures can be made available for this area.

172/17 Islan Plan Review Initial Survey.

The clerk informed the committee that the survey was one carried out by Survey Monkey and was a ‘tick box” exercise with very limited information. He further state that the survey covered a vast array of information much of which was not relevant to Ryde.

RESOLVED – The committee decided to give the clerk delegated powers to complete the survey on their behalf and present it to the meeting on 19th September for discussion and finalisation before submission.

173/17 DATE OF NEXT MEETING

The next Planning Committee meeting will be held on the **19th September 2017.**