



RYDE TOWN COUNCIL PLANNING COMMITTEE MEETING TUESDAY 15 OCTOBER 2019

DECISIONS TAKEN BY THE ISLE OF WIGHT COUNCIL SINCE THE LAST RYDE TOWN COUNCIL PLANNING COMMITTEE MEETING

1. PLANNING DECISIONS

a) APPLICATIONS APPROVED

- i. Application No: [19/00581/HOU](#)
Location: Copsefield Cottage Copsefield Drive Ryde Isle Of Wight PO33 3AR
Proposal: Proposed alterations to approved porch
Parish: Ryde Ward: Ryde North West
Decision: GTD

Ryde Town Council raised no objection to the application

- ii. Application No: [19/00571/FUL](#)
Location: 20 Cross Street And 1 Balfour Court Ryde Isle Of Wight PO33 2AD
Proposal: Proposed change of use from C3 to sui generis (beauty salon)
(corrected certification received) (re-advertised application)
Parish: Ryde Ward: Ryde North West
Decision: GTD

Ryde Town Council raised no objection to the application

- iii. Application No: [19/00702/HOU](#)
Location: 45 Ratcliffe Avenue Ryde Isle of Wight PO33 3DW
Proposal: Demolition of conservatory; alterations to include replacement bay window; proposed single storey rear extension; loft conversion to include dormer windows on north and south elevations
Parish: Ryde Ward: Ryde West
Decision date: 25/09/2019

Ryde Town Council raised no objection to the application

- iv. Application No: [19/00723/FUL](#)
Location: Fleming Arms Binstead Road Ryde Isle Of Wight PO33 3RD
Proposal: Retention of play equipment.
Parish: Ryde Ward: Binstead And Fishbourne
Decision Date: 27/09/2019

Ryde Town Council raised no objection to the application

- v. Application No: [P/00380/18](#)
Location: The Prince Consort, 19 St. Thomas Street, Ryde, Isle Of Wight, PO332DL
Parish: Ryde Ward: Ryde North West
Proposal: Proposed refurbishment of offices and conversion of upper ground floor offices to residential
Decision: Granted Plan Permission (or issue Cert)

Ryde Town Council raised no objection to the application

- vi. Application No: [P/00381/18](#)
Location: The Prince Consort, 19 St. Thomas Street, Ryde, Isle Of Wight, PO332DL
Parish: Ryde Ward: Ryde North West
Proposal: LBC for refurbishment of offices
Decision: Granted Plan Permission (or issue Cert)

Ryde Town Council raised no objection to the application

b) APPLICATIONS REFUSED

- i. Application No: [19/00310/FUL](#)
Location: Smallbrook Stadium Ashley Road Ryde Isle of Wight PO33 4BH
Proposal: Proposed new sports facility providing ice rink, tennis courts and ancillary facilities, with car parking
Parish: Ryde Ward: Havenstreet, Ashley and Haylands

Ryde Town Council commented that it expressed complete support for the proposal and welcomed the plans to provide high class sports facilities in Ryde however the committee felt that they would have to reluctantly object to the application until the following concerns were addressed by the applicant.

- a) The committee expressed concerns over the location of the proposal, in particular with regards to the lack of public transport to the site and the lack of safe pedestrian and cycle access.*
- b) The committee noted and agreed with the recommendation for refusal made by Island Roads on the grounds of road safety.*
- c) The committee agreed that no tree survey was included in the application as highlighted by the tree officer although there are significant trees which may be affected by the proposal.*
- d) The committee were concerned that there was not enough detail contained within the proposal to make an informed decision.*
- e) The committee agreed that they would have preferred to have seen more consultation with stake holders and statutory consultees prior to the submission of the application.*

- ii. Application No: [19/00493/OUT](#)
Location: 36 Nelson Street Ryde Isle of Wight PO33 2EY
Proposal: Demolition of existing block of six flats; Outline for block of 12 flats including basement accommodation (revised scheme)
Parish: Ryde Ward: Ryde North East
Decision Date: 25/09/2019

Ryde Town Council objected to the application on the grounds that:

- a) *The application falls outside the Town Centre Boundary and as such there should, as a minimum, be at least an additional 6 parking spaces for the proposed new flats. (outlined in the guidelines for parking provision as part of the new developments SPD)*
- b) *No details for the provision of resident waste storage*
- c) *The application references the Ryde Area Action Plan, although this was never adopted as a planning document.*

- iii. Application No: [19/00548/FUL](#)
Location: Fellowship House 20 Green Street Ryde Isle of Wight PO33 2QT
Proposal: Retention of shed
Parish: Ryde Ward: Ryde North West
Decision Date: 25/09/2019

Ryde Town Council raised no objection to the application

2. LICENCE APPLICATION

- i. Application No: [19/01250/LAPNEW](#)
Location: 24 Cross Street, Ryde,
Proposal: New premises licence – Ale House

Members should note that this application, which was considered at RTC's Planning Committee on 3 September 2019, has since been withdrawn from the applicant.

4. TREE DECISIONS

- i. Application No: [19/01083/TW](#)
Site: Ryde United Reformed Church Corbett Road Ryde, Isle of Wight, PO33 3LE
Proposal: Tree Works - Tree 1 - Yew – Fell
Decision: Work to a tree(s) at the above address is NOT OBJECTED TO in accordance with the application, plans and any other associated information submitted.