



## RYDE TOWN COUNCIL PLANNING COMMITTEE MEETING TUESDAY, 10 MARCH 2020

### DECISIONS TAKEN BY THE ISLE OF WIGHT COUNCIL SINCE THE LAST PLANNING COMMITTEE MEETING ON 18 FEBRUARY 2020

#### 1. PLANNING DECISIONS

##### a) APPLICATIONS APPROVED

i. Application No: [19/01307/FUL](#)

Location: 4D Spencer Road Ryde, PO33 2NZ

Proposal: Replacement of UPVC patio style door with wooden bi fold door to existing balcony

Parish: Ryde Ward: Ryde North West

Decision Date: 10/02/2020

*Ryde Town Council strongly supported the development that seeks to restore original features as included in this application*

ii. Application No: [19/01308/LBC](#)

Location: 4D Spencer Road Ryde, PO33 2NZ

Proposal: Listed building consent for replacement of UPVC patio style door with wooden bi fold door to existing balcony

Parish: Ryde Ward: Ryde North West

Decision Date: 10/02/2020

*Ryde Town Council strongly supported the development that seeks to restore original features as included in this application*

iii. Application No: [19/01608/ADV](#)

Location: 38 Union Street Ryde, PO33 2LJ

Proposal: Replacement of 1no. existing external ATM sign with 1no. new external ATM sign.

Parish: Ryde Ward: Ryde North West

Decision Date: 11/02/2020

*Ryde Town Council raised no objection to this application.*

iv. Application No: [19/01610/LBC](#)

Location: 38 Union Street Ryde, PO33 2LJ

Listed Building Consent for replacement of 1 no. external ATM sign with 1 no. new external ATM sign.

Proposal: Parish: Ryde Ward: Ryde North West

Decision Date: 11/02/2020

*Ryde Town Council raised no objection to this application.*

- v. Application No: [19/01339/FUL](#)  
Location: 91 George Street Ryde, PO33 2JE  
Proposal: Proposed alterations to low level brickwork border wall and provision of powder coated guard rails over with access gate; replacement entrance door  
Parish: Ryde Ward: Ryde North East  
Decision Date: 18/02/2020

*Ryde Town Council raised no objection to this application.*

- vi. Application No: [20/00012/HOU](#)  
Location: 33A Mitchells Road Ryde, PO33 3JA  
Proposal: Proposed replacement of flat roof with pitched roof  
Parish: Ryde Ward: Havenstreet, Ashy And Haylands  
Decision Date: 25/02/2020

*Ryde Town Council raised no objection to this application.*

- vii. Application No: [20/00033/FUL](#)  
Location: 49A George Street, Ryde, PO33 2EN  
Proposal: Demolition of existing dwelling; proposed replacement dwelling  
Parish: Ryde Ward: Ryde North East  
Decision Date: 26/02/2020

*Ryde Town Council raised no objection to this application.*

- viii. Application No: [19/01557/FUL](#)  
Location: 21 High Street, Ryde, PO33 2HW  
Proposal: Proposed change of use from A1 (shop) to A4 (drinking establishment)  
Parish: Ryde Ward: Ryde North West  
Decision Date: 27/02/2020

*Following further information Ryde Town Council supports this application subject to the applicant giving details regarding provision for waste bin storage.*

b) APPLICATIONS REFUSED

- i. Application No: [19/01400/FUL](#)  
Location: Land Adjacent 11 Quarr Close Binstead, PO33 4EN  
Proposal: Proposed dwelling (revised scheme)  
Decision Date: 11/02/2020  
Parish: Ryde Ward: Binstead And Fishbourne  
Decision Date: 11/02/2020

*Ryde Town Council objected to the application. Although the building falls just outside the tree protection area, the Planning Committee were of the opinion that there was still a possibility of a negative impact on the surrounding trees.*

c) APPEAL DECISIONS

Planning Appeal Decision - Site visit took place on 3 February 2020

Planning Application Ref: [P/00347/19](#)

Appeal Ref: APP/P2114/W/19/3235033 - Aldermoor Farm, Upton Road, Ryde PO33 3LA

The appeal is allowed and planning permission granted for the conversion of barns to provide three dwellings and the relocation of bus stop at Aldermoor Farm, Upton Road, Ryde PO33 3LA, in accordance with the terms of the application, dated 28 March 2019, subject to the conditions set out in the Schedule of Conditions.

Decision date: 21/02/2020

**PLEASE SEE APPENDIX TO THIS PAPER FOR FULL DECISION REPORT AND THE SCHEDULE OF CONDITIONS SET OUT BY THE PLANNING INSPECTORATE**

**2. TREE DECISIONS**

- i. Site: 8 Quarr Close, Binstead, Ryde, PO33 4EN  
Tree Works: Tree 1 Oak – Fell  
Notice must be given when work has commenced in order to assist a review of completed work.  
Reason: To ensure that work has been carried out to an acceptable standard and is compliant to the consent given.  
The consented work given in this letter is valid for 1 year from the date of this decision. After the expiry of this time a further application for consent will have to be made.  
Reason: Trees are a dynamic organism and their condition can change within one season, as such if work is not carried out within this time re-assessment will be necessary.  
LPA Ref No.: [20/00166/TW](#)
- ii. Site: Millfield 29 Queens Road Ryde, PO33 3BG  
Conservation Area: Tree Works: T1 Strawberry tree to be reduced by half its current height. G1 5 x Leyland cypress trees situated as detailed in the application are to be felled to near ground level.  
Notice must be given when work has commenced in order to assist a review of completed work.  
Reason: To ensure that work has been carried out to an acceptable standard and is compliant to the consent given. The consented work given in this letter is valid for 1 year from the date of this decision. After the expiry of this time a further application for consent will have to be made.  
Reason: Trees are a dynamic organism and their condition can change within one season, as such if work is not carried out within this time re-assessment will be necessary LPA Ref No.: [20/00217/TW](#)
- iii. Site: St John's Farm Cottage 14 Marlborough Road Ryde, PO33 1AA  
TPO Number: 2008/24 A1 Tree Works: T1 - Monterey Cypress situated as detailed in the is to be felled to near ground level.
  - a) It is a condition of this consent that a replacement tree is planted. This is to be a Dawn redwood, "Metasequoia glyptostroboides" of at least half-standard size (as defined in British Standard 3936) to be planted in a location/s as may be agreed in writing by the Council. Planting must be completed within one planting season (October to March) of the tree being felled. If the tree dies within 2 years of planting, then it must be replaced with one of the same size and species as conditioned above.  
Reason: In the interests of the amenity of the area and to comply with the Town and Country Planning Act 1990 that requires replacements for felled trees to be planted.

b) All work must be carried out to a minimum of BS3998 2010 "Recommendations for Tree Work" or current industry "best practice". Working practices should comply with guidance and regulations issued by the Health & Safety Executive.  
Reason: To ensure the health and future amenity value of the trees.  
LPA Ref No.: [20/00300/TW](#)

iv. Site: 22 West Hill Road Ryde Isle Of Wight, PO33 1LG,  
TPO Number: 1988/44 T1 Conservation Area: Ryde St Johns  
Tree Works: Protected by TPO:  
Ash tree situated as detailed in the application is to be reduced cut back to previous pruning points  
Protected by Conservation Area:  
Bay situated as detailed in the application is to be reduced in height by approx. 3 metres. Holm Oak situated as detailed in the application is to be reduced cut back to previous pruning points  
LPA Ref No.: [19/01620/TW](#)

v. Site: Little Dene Augusta Road Ryde, Isle Of Wight, PO33 3AT  
Conservation Area: Ryde  
Tree Works:  
a) 5 x Lime situated as detailed in the application are to be pollarded to previous pollard points.  
b) Pittisporum situated as detailed in the application is to be reduced by a quarter.  
c) Bay situated as detailed in the application is to be reduced by 50%.  
d) Conifer situated as detailed in the application is to be reduced by 50%.  
e) Sycamore situated as detailed in the application is to be Pollarded.  
f) Horse chestnut situated as detailed in the application is to be Pollarded.  
g) Bay situated as detailed in the application is to have 2 stems removed.  
h) Cherry situated as detailed in the application is to have 1 limb removed.  
i) Laurel situated as detailed in the application are to be felled.  
j) Leylandii situated as detailed in the application are to be trimmed  
LPA Ref No.: [20/00095/TW](#)

### 3. LICENSING DECISIONS

None