

NITON AND WHITWELL PARISH COUNCIL

MINUTES OF A MEETING OF THE PLANNING COMMITTEE HELD AT THE EDWARD EDWARDS LIBRARY, NITON, ON MONDAY 13th JANUARY 2020 AT 7:00 PM

PRESENT: Councillors T Addison, J Boileau Goad, S Burridge (Chairman), P K G Fradgley, M Hughson, M A Innes, L Sheerin and J A Stotesbury

IN ATTENDANCE: Mrs V J Ford (Clerk to the Council)

APOLOGIES: None received.

PM01/01/20 PUBLIC QUESTION TIME

The Chairman welcomed 55 members of the public to the meeting and outlined its purpose as a Parish Council Planning Committee meeting.

RESOLVED: that the order of business be varied to allow questions and comments on planning application 19/01419/FUL: Proposed residential development of 20 dwellings; formation of vehicular access, parking and landscaping on land rear of 1, Hillside Terrace and Trenale (known as School House Meadow), High Street, Whitwell, to be received straight away.

A large number of concerns regarding the application were voiced by many of the members of the public present, which were duly noted.

Councillor Addison, Chairman of the Parish Council, stated that he was impressed with the turnout for the meeting and thanked the members of the public for their patience and understanding. He stated that the current thinking of local planning authorities was that development was presumed ok unless there were material reasons for refusal. He added that many valid points had been made during the public question time.

RESOLVED: that a professional consultant be engaged to filter the points made and to put together a report for submission to the Local Planning Authority (Isle of Wight Council).

RESOLVED: that delegated authority be given to Councillors Addison and Burridge and the Clerk to agree the final form of the report.

Councillor Boileau Goad encouraged members of the public to submit their comments to the Local Planning Authority. Approximately 46 members of the public left the meeting.

PM02/01/20 DECLARATIONS OF INTERESTS

There were no declarations of interests.

PM03/01/20 PLANNING APPLICATIONS

Members had before them a further two Niton and three Whitwell planning applications.

RESOLVED: that the Clerk be asked to submit to the Isle of Wight Council the comments set out in the Appendix which forms part of these minutes.

5 members of the public left the meeting.

PM04/01/20 PLANNING DECISION

Members were notified of the following planning decision:

1. 19/01364/LBC: Listed Building Consent for two replacement windows on the front elevation, retention of window on the rear elevation at 4, Brookside Cottages, High Street, Whitwell:
GRANTED

PM05/01/20 PLANNING APPEAL 19/00012/REF

Members considered the comments submitted in response to the original planning application, P/00275/19: Proposed 3no terraced dwellings; carport; access track (revised plans) on Part Os Parcel 9416 land north of 1, North Butts, Newport Road, Niton, which had been forwarded to the Planning Inspectorate under the appeal process:

NO OBJECTION subject to the following concerns:

- a. The Parish Council opposes ribbon development and wishes to maintain separation between individual settlements, in this case Niton and Kingates. This site is on the edge of the settlement gap proposed by the Parish Council in its response to the recent consultation on the Draft Island Planning Strategy;*
- b. There is no pavement access to the site along Newport Road;*
- c. Drainage is seen as inadequate.*

Councillor Addison outlined the Parish Council’s reasons for its comment regarding maintaining separation between settlements.

RESOLVED: that no further comment be submitted.

There being no further business the Chairman declared the meeting closed at 8:03 pm.

Signed Date

APPENDIX TO MINUTES

COMMENTS ON PLANNING APPLICATIONS

1. 19/01223/HOU: Proposed detached double garage and hardstanding at 2, Crumbley Cottages, Godshill Road, Whitwell: **NO OBJECTION**
2. 19/01477/HOU: Proposed conservatory at Maycroft, Castlehaven Lane, Niton: **NO OBJECTION**
3. 19/01478/HOU: Demolition of garage; proposed single storey side extension at Little Thatches, High Street, Whitwell: **RECOMMEND APPROVAL**
4. 19/01553/HOU: Proposed single storey extension on front elevation at 10, The Greenway, Niton: **RECOMMEND APPROVAL**
5. 19/01635/FUL: Alterations and conversion of dwelling into two dwellings to include replacement raised roof and single storey rear extension (revised Scheme) at 14, Strathwell Crescent, Whitwell: **No effective material change from the previous application (19/01109/FUL), which was refused.**