

NITON AND WHITWELL PARISH COUNCIL

MINUTES OF A MEETING OF THE PLANNING COMMITTEE HELD AT NITON PRIMARY SCHOOL ON MONDAY 13th FEBRUARY 2012 AT 7.30PM

PRESENT: Councillors W C Arnold, J J W Attrill, R Barclay, C R Peach (Chairman) and J A Stotesbury.

APOLOGIES: Councillors P K G Fradgley and S Haytack.

IN ATTENDANCE: Councillor D. Stewart (IW Councillor) and Mrs V J Ford (Clerk to the Council), 3 members of the public.

PM01/02/12 DECLARATIONS OF INTERESTS

Councillor	Item	Minute Ref	Interest	Reason
J J W Attrill	Planning Application P/00009/12	PM02/02/12	Personal and Prejudicial	Applicant's father
R Barclay	Planning Application P/00009/12	PM02/02/12	Personal and prejudicial	Business interest

PM02/02/12 PLANNING APPLICATIONS

Members had before them three Niton and two 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.

Councillors Attrill and Barclay left the meeting before Planning Application P/00009/12 – TCP/30870 – Installation of photovoltaic array; proposed agricultural storage barn/workshop on Part OS Parcel 4071, Southford Lane, Whitwell was discussed; this item was postponed until the end of the meeting.

PM03/02/12 PLANNING DECISIONS

Members were notified of the following planning decisions:

1. P/01714/11 – TCP/28896/C – Variation of condition nos 2, 7 and 8 on appeal decision APP/P2114/A/10/2137646/ to allow turntables to be repositioned on land adjoining Brookside Cottages, Church Street and fronting Blackgang Road, Niton: **GRANTED**
2. P/01715/11 – TCP/09674/A – Householder Application – Proposed detached 3 bay timber garage/storage outbuilding, formation of turning area/driveway at Ridge House, Barrack Shute, Niton: **GRANTED**
3. P/01732/11 – TCP/12874/E – Householder Application – Demolition of conservatory single storey rear extension to enlarge kitchen extension at first floor level to provide additional living accommodation conservatory at 2, Crumbley Cottages, Godshill Road, Whitwell: **GRANTED**
4. P/01754/11 – TCP/06680/C - Householder Application – Amendments to approved scheme P/01328/10 TCP/06680/B for alterations to single storey extension on north east elevation to enlarge living accommodation at The Haven, Kemming Road, Whitwell: **GRANTED**
5. P/01762/11 – TCP/30830 – Householder Application – Demolition of porch and conservatory; alterations; single storey rear and side extensions to provide enlarged lounge/dining area utility room and ensuite to existing bedroom at 3, Strathwell Crescent, Whitwell: **GRANTED**

PM04/02/12 PROPOSED CONSERVATION AREAS: NITON VILLAGE AND NITON UNDERCLIFF

The Clerk gave an update on developments with regard to the public consultation.

Katie-Sue Wilson, Isle of Wight Council Conservation Officer, had received comments on the Article 4 Direction only but at this stage of the consultation, the IW Council was looking for comments on the Appraisal Documents and proposed boundaries. Thus the consultation period would be extended to 16th March 2012, with the Article 4 Direction completely removed at this time. A separate consultation on the Article 4 Direction only would then follow.

It had been proposed by IW Council to hold another public meeting in Niton on 28th February or 1st March to provide further information on the consultation.

RESOLVED: that the meeting should take place on 1st March and that the Clerk should liaise with Ms Wilson to facilitate this.

There being no further business the Chairman declared the meeting closed at 9:00 pm.

Signed Date

APPENDIX TO MINUTES

COMMENTS ON PLANNING APPLICATIONS

1. P/01872/11 – TCP/10944/G - Terrace of 4 houses (plots 3 4 5 and 6); revisions to the siting and layout of plots 7 8 and 9 and revisions to the layout of plots 1 and 2 to approved planning permission P/00123/10 TCP/10944/F (readvertised application) at Magdala, Slay Lane, Whitwell: **OBJECTION; recommend refusal** on the following grounds:
 - Access into Magdala should be through Slay Lane, not Whinscott Close; the proposed access is too narrow;
 - The terrace of four houses will overlook the majority of properties in Whinscott as per paragraph 4. of the Isle of Wight Council refusal notice dated 14.9.09 for planning application P/01023/09, TCP/10944/E;
 - The height of the buildings is too imposing and out of character with the street scene;
 - The wooden cladding on numbers 3 and 6 is out of keeping with the surrounding buildings.
2. P/00004/12 – TCP/30872 – Householder Application – Demolition of car port; alterations; single storey side/rear extension to provide enlarged kitchen area; conservatory extension to existing garage to form additional garage/workshop and store to include provision of first floor to provide study/office space at Badgers Way, Sandrock Road, Niton Undercliff: **NO OBJECTION; recommend approval:** the proposed work will improve the appearance of the building.

3. P/01834/11 – TCP/28896/D – Pair of semidetached houses parking and vehicular access (revised scheme) on land adjoining Brookside Cottages, Church Street and fronting Blackgang Road, Niton: **OBJECTION; recommend refusal on the following grounds:**
 - density of housing on the site is too great;
 - insufficient parking;
 - part of the access road belongs to the Isle of Wight Council, not the developer;
 - the increase in the height of the building will be out of keeping with the existing cottages.

4. P/01854/11 – LDCE/19264/B – Lawful Development Certificate for continued occupancy of dwelling unrelated to agriculture at Douglas End, Institute Hill, Niton: **NO OBJECTION; recommend approval.**

5. P/00009/12 – TCP/30870 – Installation of photovoltaic array; proposed agricultural storage barn/workshop on Part OS Parcel 4071, Southford Lane, Whitwell: **NO OBJECTION; recommend approval.**