

MINUTES OF A MEETING OF BRIGHSTONE PARISH COUNCIL PLANNING COMMITTEE HELD IN THE METHODIST CHURCH, BRIGHSTONE ON TUESDAY 26th NOVEMBER 2019 AT 7.30PM.

PRESENT: Cllr J Cirrone (Chairman), Cllr M East, Cllr S Roberts, Cllr C Bridges, Cllr J Morgan, Cllr M Huxley and Cllr P Adams
Mrs J Walker (Clerk & Registrar).

Six members of the Public were present.

1. APOLOGIES for ABSENCE.

Cllr R Haviland

2. DECLARATIONS OF INTEREST.

Cllr S Roberts as an employee of the IOW Council signed the Declarations of Interest book.

3. PLANNING APPLICATIONS TO CONSIDER.

19/ 01244/FUL Three Bishops, Main Road, Brighstone. Proposed detached dwelling; formation of vehicular access off Warnes Lane. The landlord, present at the meeting, explained the proposed house would be built on land surplus to the requirements of the pub. The money from the sale of the proposed house would free capital to pay the alterations to the pub for the five en-suite letting rooms thereby making the pub more viable in the long term. The architect explained the building would be built sympathetically using materials in keeping with the Conservation Area.

The Chairman read three letters of objection which had been received from local residents and Brighstone School. Concerns were raised regarding the loss of parking to the pub car park and which would put additional pressure on the public car park and available on street parking. The applicants Transport Report was considered unfit for purpose and could possibly be construed as misleading, the report being carried out on a Sunday which does not take into consideration the use Monday to Friday. Attention needed to be given to the Island Roads Report which conflicted with the applicants report and to Highways Presentation in accordance with design standards, section Geometry With insufficient space in Warnes Lane pedestrians, including children, would be forced to walk in the narrow lane with no safe facility to move out of the way of vehicles, including delivery vehicles to the school, going to and from the car park. It was noted the Three Bishops was registered as a Community Asset. Councillors resolved to OBJECT to the application with five Councillors opposing. Two Councillors abstained.

19/01276/FUL Three Bishops, Main Road, Brighstone. Alterations to form five en-suite letting rooms; creation of private garden areas and pathway. It was considered the letting rooms would add to the long term sustainability of the pub and the provision of accommodation for people with disabilities was well thought. A member of the public raised concerns regarding deliveries from the brewery into the the pub car park but it was pointed out by the pub landlord that deliveries were made to the Warnes Lane side of the pub. The landlord also explained they were targeting walkers and cyclists for the letting rooms, Councillors agreed there were NO OBJECTIONS but support for the application would be conditional in that the area for car parking remained the same and was not reduced by Planning Application 19/01244FUL.

4. TO RECEIVE ANY PLANNING DECISIONS.

19/01047/HOU 5 Pippins Close, Brighstone. Proposed conversion of garage to form additional living accommodation to include extensions to front and rear. **Granted.**

19/01077/HOU Faraway, Limerstone Road, Brighstone. Demolition of existing rear extension; proposed single storey rear extension. **Granted.**

19/00898/HOU 4 Berry Barn Court, New Road, Brighstone. Proposed single storey rear extension. **Granted.**

19/00899/LBC 4 Berry Barn Court, New Road, Brighstone. Listed building consent for a single storey rear extension. **Granted.**

19/01012/FUL Land To The South Of The Old Parsonage, Hoxall Lane, Mottistone. Proposed four shepherd's

huts for tourism use, with parking; associated cycle and recycling store. **Refused.** The Clerk to find out reasons for refusal.

5. TO DISCUSS THE REMOVAL OF THE BT PUBLIC TELEPHONE BOX IN BRIGHSTONE AND ALTERNATIVES.

The costs for the Parish Council to take over maintaining the Public Telephone Box had not yet been received from BT. After a lengthy discussion Councillors resolved to OBJECT to the removal of the telephone box raising concerns there is a bad reception for mobile phones in the area therefore not being reliable and there are people who do have a mobile phone. Brighstone is a centre for a wider rural area which attracts a large number of tourists who would lose this facility.

Proposed: Cllr J Cirrone

Seconded: Cllr M East

All Councillors Agreed

6. OTHER MATTERS IN RELATION TO PLANNING MEMBERS MAY WISH TO RAISE, AT THE DISCRETION OF THE CHAIRMAN.

None.

There being no further business, the Chairman thanked everyone for attending, and closed the Meeting at 8.55pm.