

## **PLANNING & INFRASTRUCTURE SERVICES**

### **SCHEDULE OF PLANNING APPLICATIONS AND OTHER RELATED SUBMISSIONS DEALT WITH UNDER THE DELEGATE PROCEDURE**

#### **DECISIONS TAKEN DURING THE WEEKS ENDING 12<sup>th</sup> December 2025**

##### **Acronym List**

GTD	Granted
REF	Refused
SPL	Split Decision
PAGTD	Prior Approval Granted
PAREF	Prior Approval Refused
NO	No Objection

## Report of Planning and Infrastructure Services

### Applications Approved

**Decisions Made On:** 08/12/2025

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**Application No:** 25/01573/TW

**Location:** Godshill Methodist Church High Street Godshill Ventnor Isle Of Wight PO38 3HZ

**Proposal:** T1; Beech tree - Remove lateral branches and descending downward branch, minor pruning work to balance crown from over the Cider Barn storage sheds; Remove major deadwood; Remove ivy.T2; Beech tree - Remove lower branch.Reason: Several dead branches, fungus on T1, trees overhanging the Cider Barn, and interfering with electricity cables.

**Decision Date:** 08/12/2025

**Parish:** Godshill **Ward:** Central Rural

**Case Officer:** Jerry Willis **Decision:** GTD

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**Application No:** 25/01647/TW

**Location:** Haven Hall 5 Howard Road Shanklin Isle Of Wight PO37 6HD

**Proposal:** T1; Small Leafed Lime - Remove and replant with another tree.Reason; Tree is failing and due to it's position, in the hotel's outside dining area, it should be removed for safety reasons.

**Decision Date:** 08/12/2025

**Parish:** Shanklin **Ward:** Shanklin Central

**Case Officer:** Lewis Mabbett **Decision:** GTD

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## Decisions Made On: 09/12/2025

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**Application No:** 25/01524/RVC

**Location:** Woodlands Havenstreet Main Road Havenstreet Ryde Isle Of Wight  
PO33 4DL

**Proposal:** Variation of condition 2 on 24/00586/HOU to allow alterations to design and layout of extensions to include increase in depth of single storey rear extension

**Decision Date:** 09/12/2025

**Parish:** Havenstreet And Ashe

**Ward:** Newchurch Havenstreet And Ashe

**Case Officer:** Alexandra Lewis

**Decision:** GTD

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**Application No:** 25/01507/RVC

**Location:** 41 Baring Road Cowes Isle Of Wight PO31 8DW

**Proposal:** Variation of condition 2 on 21/00842/FUL to allow amendments to include adjustments to window size and positions, inclusion of sections of solid wall beside glazed areas, increase in parapet height and addition of rooflights

**Decision Date:** 09/12/2025

**Parish:** Cowes

**Ward:** Cowes West And Gurnard

**Case Officer:** Hayley Byrne

**Decision:** GTD

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**Application No:** 25/01461/RVC

**Location:** 24 Scarrots Lane Newport Isle Of Wight PO30 1JD

**Proposal:** Variation of condition 2 on P/00185/18 to allow alterations to windows (revised description, doors no longer being altered) (revised plans, large scale detail of windows added)

**Decision Date:** 09/12/2025

**Parish:** Newport & Carisbrooke  
Community Council

**Ward:** Newport Central

**Case Officer:** Hayley Byrne

**Decision:** GTD

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**Application No:** 25/01500/RVC

**Location:** 356 Fairlee Road Newport Isle Of Wight PO30 2JX

**Proposal:** Variation of conditions 2, 9 and 10 on 22/00860/FUL to allow for the construction of two detached houses rather than a pair of semi-detached houses as approved; solar panels on roofs; amendments to layout, parking, landscaping and drainage

**Decision Date:** 09/12/2025

**Parish:** Newport & Carisbrooke  
Community Council

**Ward:** Fairlee And Whippingham

**Case Officer:** Mr Stuart Van-Cuylenbu

**Decision:** GTD

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**Application No:** 25/01162/HOU

**Location:** Badgers Holt Pyle Shute Chale Ventnor Isle Of Wight PO38 2LE

**Proposal:** Proposed loft conversion to include rear dormer window; alterations to widen driveway and vehicular access; construction of retaining wall (revised plan)

**Decision Date:** 09/12/2025

**Parish:** Chale

**Ward:** Chale Niton And Shorwell

**Case Officer:** Hayden Marsh

**Decision:** GTD

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**Application No:** 25/01464/HOU

**Location:** 7 Vinings Road Sandown Isle Of Wight PO36 8DU

**Proposal:** Demolition of conservatory; proposed single storey rear extension with raised steps; alterations to fenestration (Revised Plans)

**Decision Date:** 09/12/2025

**Parish:** Sandown

**Ward:** Sandown North

**Case Officer:** Victoria Taylor

**Decision:** GTD

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**Application No:** 25/01577/HOU

**Location:** 45 Grove Road Sandown Isle Of Wight PO36 9BE

**Proposal:** Proposed alterations to porch; first floor extension to form additional bedroom (Revised Plans)

**Decision Date:** 09/12/2025

**Parish:** Sandown **Ward:** Sandown North

**Case Officer:** Victoria Taylor **Decision:** GTD

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**Application No:** 25/01598/HOU

**Location:** 18 Whitecross Avenue Shanklin Isle Of Wight PO37 7EW

**Proposal:** Demolition of conservatory; Proposed single storey side extension including alterations and conversion of existing garage to provide additional accommodation; new porch; alterations to fenestration; changes of materials to all exterior elevations

**Decision Date:** 09/12/2025

**Parish:** Shanklin **Ward:** Lake South

**Case Officer:** Victoria Taylor **Decision:** GTD

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**Application No:** 25/01561/FUL

**Location:** 9 Bettsworth Road Ryde Isle Of Wight PO33 3EP

**Proposal:** Continued use of single room as hairdressing salon

**Decision Date:** 09/12/2025

**Parish:** Ryde **Ward:** Haylands And Swanmore

**Case Officer:** Jonathan Jenkin **Decision:** GTD

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**Decisions Made On: 10/12/2025**

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**Application No:** 25/01329/RVC

**Location:** Land Adjacent 51 Albert Road Gurnard Cowes Isle Of Wight PO31 8JU

**Proposal:** Variation of conditions 2, 3 and 4 on 23/01825/FUL to allow revised design of the dwelling, materials and drainage

**Decision Date:** 10/12/2025

**Parish:** Gurnard

**Ward:** Cowes West And Gurnard

**Case Officer:** Hayley Byrne

**Decision:** GTD

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**Application No:** 25/01493/HOU

**Location:** Woolsack Barns Youngwoods Way Alverstone Garden Village Isle Of Wight

**Proposal:** Retention of roof mounted PV panels on stable building

**Decision Date:** 10/12/2025

**Parish:** Newchurch

**Ward:** Newchurch Havenstreet And Ashe

**Case Officer:** Hayden Marsh

**Decision:** GTD

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**Application No:** 25/01483/CLEUD

**Location:** Meadow Brook Apse Manor Road Shanklin Isle Of Wight

**Proposal:** Lawful Development Certificate to establish the land has been used for the stationing of a caravan continuously and in excess of 10 years in breach of condition 5 of P/00137/00 and that this caravan has been used for residential purposes in excess of 10 years

**Decision Date:** 10/12/2025

**Parish:** Newchurch

**Ward:** Newchurch Havenstreet And Ashe

**Case Officer:** Victoria Taylor

**Decision:** GTD

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**Application No:** 25/01569/HOU

**Location:** Mill Reach Kings Road Bembridge Isle Of Wight PO35 5NT

**Proposal:** Proposed single storey front extension; single storey side extension; new window at ground floor level on side elevation; proposed external staircase on side elevation; conversion of existing garage

**Decision Date:** 10/12/2025

**Parish:** Bembridge **Ward:** Bembridge

**Case Officer:** Jonathan Jenkin **Decision:** GTD

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**Application No:** 25/01599/14JPA

**Location:** The Island Free School Newport Road Ventnor Isle Of Wight PO38 1BG

**Proposal:** Prior approval for installation of roof-mounted Photovoltaic array

**Decision Date:** 10/12/2025

**Parish:** Ventnor **Ward:** Wroxall Lowtherville And Bonchurch

**Case Officer:** Jonathan Jenkin **Decision:** PAGTD

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**Decisions Made On:** 11/12/2025

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**Application No:** 25/01498/HOU

**Location:** Downsvie Moor Lane Brighstone Newport Isle Of Wight PO30 4DL

**Proposal:** Demolition of conservatory; Proposed single storey rear extension, dormer and internal alterations

**Decision Date:** 11/12/2025

**Parish:** Brighstone

**Ward:** Brighstone Calbourne And Shalfleet

**Case Officer:** Alexandra Lewis

**Decision:** GTD

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**Application No:** 25/01502/HOU

**Location:** Nautica Afton Down Freshwater Isle Of Wight PO40 9TY

**Proposal:** Proposed detached garden room

**Decision Date:** 11/12/2025

**Parish:** Freshwater

**Ward:** Freshwater South

**Case Officer:** Alexandra Lewis

**Decision:** GTD

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**Application No:** 25/01469/HOU

**Location:** 15 Verlands Close Niton Ventnor Isle Of Wight PO38 2BG

**Proposal:** Demolition of sun room; proposed single storey side/rear extension; new porch; roof mounted solar panels; alterations

**Decision Date:** 11/12/2025

**Parish:** Niton And Whitwell

**Ward:** Chale Niton And Shorwell

**Case Officer:** Alexandra Lewis

**Decision:** GTD

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**Application No:** 25/01460/HOU

**Location:** 37 Mayfield Drive Newport Isle Of Wight PO30 2DR

**Proposal:** Proposed alterations to render bungalow (revised description).

**Decision Date:** 11/12/2025

**Parish:** Newport & Carisbrooke  
Community Council

**Ward:** Fairlee And Whippingham

**Case Officer:** Hayley Byrne

**Decision:** GTD

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## Decisions Made On: 12/12/2025

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**Application No:** 25/01381/HOU

**Location:** Corner Cottage Cliff Road Totland Totland Bay Isle Of Wight PO39  
OEH

**Proposal:** Timber garage

**Decision Date:** 12/12/2025

**Parish:** Totland

**Ward:** Totland And Colwell

**Case Officer:** Alexandra Lewis

**Decision:** GTD

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**Application No:** 25/00217/RVC

**Location:** Kingston Wharf Kingston Road East Cowes Isle Of Wight PO32 6JS

**Proposal:** Variation of conditions 2, 3, 5, 6 and 8 on 21/02452/FUL to raise site levels and require boat wash down facilities to be installed in accordance with details shown on submitted plans (revised plans received) (readvertised application)

**Decision Date:** 12/12/2025

**Parish:** East Cowes

**Ward:** Osborne

**Case Officer:** Mr Stuart Van-Cuylenbu

**Decision:** GTD

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**Application No:** 25/01446/TW

**Location:** Rondavel Youngwoods Way Alverstone Garden Village Newchurch  
Sandown Isle Of Wight PO36 0HE

**Proposal:** T1; Oak - Remove.Reason: Tree is diseased and overhangs the highway. It may present a danger to users of Youngwoods Way.T2; Oak - Remove. Reason: Tree is diseased. T3, T4 and T5 Oak; Reduce overhanging branches by 2 - 3m approx.Reason: Potential damage to the roof by overhanging branches.

**Decision Date:** 12/12/2025

**Parish:** Newchurch

**Ward:** Newchurch Havenstreet And  
Ashey

**Case Officer:** Lewis Mabbett

**Decision:** SPL

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## **Report of Planning and Infrastructure Services**

### **Applications Refused**

**Decision Made On:** 08/12/2025

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**Application No:** 25/01333/TW

**Location:** 8 Waters Edge Shalfleet Yarmouth Isle Of Wight PO41 0XB

**Proposal:** T1; Oak - Reduce by up to 1.5 metres, thin crown by 15%

**Decision Date:** 08/12/2025

**Parish:** Shalfleet **Ward:** Freshwater North And Yarmouth

**Case Officer:** Lewis Mabbett **Decision:** REF

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**Application No:** 25/01354/TW

**Location:** Pelhams Town Lane Chale Ventnor Isle Of Wight PO38 2JS

**Proposal:** Beech tree; 50% reduction

**Decision Date:** 08/12/2025

**Parish:** Chale **Ward:** Chale Niton And Shorwell

**Case Officer:** Lewis Mabbett **Decision:** REF

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**Decision Made On:** 10/12/2025

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**Application No:** 25/01526/FUL

**Location:** Land At Dodpits Lane Chessell Freshwater Isle Of Wight

**Proposal:** Proposed solar array with associated infrastructure

**Decision Date:** 10/12/2025

**Parish:** Calbourne Newtown And Porchfield **Ward:** Brighstone Calbourne And Shalfleet

**Case Officer:** Ann Braid **Decision:** REF

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**Decision Made On:** 11/12/2025

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**Application No:** 25/01494/HOU

**Location:** The Cottage Hale Common Arreton Sandown Isle Of Wight PO36 0LT

**Proposal:** Retention and completion of outbuilding (revised description).

**Decision Date:** 11/12/2025

**Parish:** Newchurch

**Ward:** Newchurch Havenstreet And  
Ashey

**Case Officer:** Hayden Marsh

**Decision:** REF

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**Application No:** 25/01529/HOU

**Location:** 101 Landguard Road Shanklin Isle Of Wight PO37 7HT

**Proposal:** Demolition of existing single storey rear extension; Proposed replacement  
single storey rear extension

**Decision Date:** 11/12/2025

**Parish:** Shanklin

**Ward:** Shanklin Central

**Case Officer:** Hayden Marsh

**Decision:** REF

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**Application No:** 25/01540/RVC

**Location:** Albion Hotel Freshwater Bay Gate Lane Freshwater Isle Of Wight  
PO40 9RA

**Proposal:** Variation of condition 6 on 24/00251/RVC to allow for retention of  
external lighting

**Decision Date:** 11/12/2025

**Parish:** Freshwater

**Ward:** Freshwater South

**Case Officer:** Ann Braid

**Decision:** REF

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**Decision Made On:** 12/12/2025

---

**Application No:** 25/01446/TW

**Location:** Rondavel Youngwoods Way Alverstone Garden Village Newchurch  
Sandown Isle Of Wight PO36 0HE

**Proposal:** T1; Oak - Remove. Reason: Tree is diseased and overhangs the highway. It may present a danger to users of Youngwoods Way. T2; Oak - Remove. Reason: Tree is diseased. T3, T4 and T5 Oak; Reduce overhanging branches by 2 - 3m approx. Reason: Potential damage to the roof by overhanging branches.

**Decision Date:** 12/12/2025

**Parish:** Newchurch **Ward:** Newchurch Havenstreet And  
Ashey

**Case Officer:** Lewis Mabbett **Decision:** SPL

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**Application No:** 25/01335/TW

**Location:** 23 Maple Drive Newport Isle Of Wight PO30 5QP

**Proposal:** T1; Oak - Raise crown by approx 1.5 metres, reduce limbs over roof back to gutter line, thin crown by up to 25%

**Decision Date:** 12/12/2025

**Parish:** Newport & Carisbrooke **Ward:** Newport West  
Community Council

**Case Officer:** Lewis Mabbett **Decision:** REF

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