

PLANNING & INFRASTRUCTURE SERVICES

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

DECISIONS TAKEN DURING THE WEEK ENDING 17th July 2026

Acronym List

GTD	Granted
REF	Refused
SPL	Split Decision
PAGIV	Prior Approval Given
PARE	Prior Approval Required
PAREF	Prior Approval Refused
NOOBJ	No Objection
OB	Objection

Report of Planning and Infrastructure Services

Applications Approved

Decisions Made On: 13/07/2026

Application No: 26/00653/HOU

Location: The Cherries Rew Street Gurnard Cowes Isle Of Wight PO31 8NS

Proposal: Proposed rear dormer, front porch and replacement of existing conservatory with rear extension; installation of roof mounted solar panels on west facing elevation

Decision Date: 13/07/2026

Parish: Gurnard

Ward: Cowes West And Gurnard

Case Officer: Hayley Byrne

Decision: GTD

Application No: 26/00830/11BPA

Location: Puckaster Farm Puckaster Lane Niton Ventnor Isle Of Wight PO38 2LZ

Proposal: Prior approval for demolition of farmhouse and ancillary outbuilding comprising farm barns

Decision Date: 13/07/2026

Parish: Niton And Whitwell

Ward: Chale Niton And Shorwell

Case Officer: Ann Braid

Decision: PAGIV

Application No: 26/00260/TW

Location: 25 Ventnor Road Newchurch Sandown Isle Of Wight PO36 0JT

Proposal: Amendment to proposed works (received 07/07/2026):Oak trees x2 (T13 and T14) - Crown lift by 4m from ground level.Reason: To allow reasonable access and enjoyment of the garden space.

Decision Date: 13/07/2026

Parish: Newchurch

Ward: Newchurch Havenstreet And Ashe

Case Officer: Lewis Mabbett

Decision: GTD

Application No: 26/00628/FUL

Location: Briars Wood Bay Road Freshwater Isle Of Wight PO40 9QS

Proposal: Retention of outbuilding used for short-term holiday let

Decision Date: 13/07/2026

Parish: Freshwater

Ward: Freshwater South

Case Officer: Alexandra Cuffe

Decision: GTD

Application No: 26/00649/FUL

Location: Yarmouth Sailing Club Bridge Road Yarmouth Isle Of Wight PO41
ONL

Proposal: Proposed siting of shipping container to form changing rooms; alterations
to existing storage building

Decision Date: 13/07/2026

Parish: Yarmouth

Ward: Freshwater North And Yarmouth

Case Officer: Alexandra Cuffe

Decision: GTD

Decisions Made On: 14/07/2026

Application No: 26/00687/LBC

Location: 6 East Street Newport Isle Of Wight PO30 1JN

Proposal: Listed Building Consent for replacement door on rear elevation

Decision Date: 14/07/2026

Parish: Newport & Carisbrooke
Community Council

Ward: Newport Central

Case Officer: Julie Wilkins

Decision: GTD

Application No: 26/00651/HOU

Location: Mead House Rectory Road Shanklin Isle Of Wight PO37 6NX

Proposal: Demolition of boiler extension; Proposed two storey rear extension; alterations to fenestration on rear elevation and replacement windows to all elevations

Decision Date: 14/07/2026

Parish: Shanklin

Ward: Shanklin South

Case Officer: Hayden Marsh

Decision: GTD

Application No: 26/00676/HOU

Location: Pitt House Ducie Avenue Bembridge Isle Of Wight PO35 5NF

Proposal: Proposed internal and external works to include: internal reconfiguration, new windows including a new bay window and dormer windows, installation of a new standing seam roof and loft conversion, new orangery in existing garage footprint, ground floor terrace and bedroom balcony, external alterations, pergola and outdoor kitchen; associated hard and soft landscaping works (Revised Description omitting works to the driveway, Revised Plans).

Decision Date: 14/07/2026

Parish: Bembridge

Ward: Bembridge

Case Officer: Victoria Taylor

Decision: GTD

Application No: 26/00659/TW

Location: Plantation House The Grove Kings Road Bembridge Isle Of Wight
PO35 5AE

Proposal: T1; Grey Poplar - Remove heavily descending limb from upper crown, remove 2-3 secondary limbs from the end of the crown encroaching towards the Field maple tree. Reason: Heavy lean and shed branches in the past. T2; Field maple - Containment prune the mid/lower crown by reducing the crown spread by approximately 3m. Thin the lower/mid crown by 25% and raise crown to 2m in height. Reason: Becoming dominant within garden and starting to suppress and shade out other trees and amenity planting.

Decision Date: 14/07/2026

Parish: Bembridge **Ward:** Bembridge

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

Application No: 26/00754/TW

Location: Church Lodge Church Road Cowes Isle Of Wight PO31 8HA

Proposal: T1; Ash - Remove Reason: Ash Die Back 70% dead. T2; Turkey Oak - Remove. Reason: A young tree with a high canopy crown, as it starts to expand it's growth it will suppress the adjacent park Cedar of Lebanon, garden oak and Holm oak. Unsuitable tree species within this position. Replace in a similar place with a Walnut tree. Tree works are for sound arboricultural maintenance reasons.

Decision Date: 14/07/2026

Parish: Cowes **Ward:** Cowes North

Case Officer: Lewis Mabbett **Decision:** NOOBJ

Application No: 26/00673/TW

Location: 61 Worsley Road Gurnard Cowes Isle Of Wight PO31 8JX

Proposal: Amendment to proposed works (received 09.07.2026):T1 and T2; Elm (Ulmus procera) - Dismantle.Reason: Trees have significant dieback and are overhanging the driveway.T3; Bay (Prunus nobilis) - Reduce canopy by approximately 50%,Reason: Tree is leaning/biased towards property. Operation to reduce leverage and retain tree.T4; Bay (Prunus nobilis) - Coppiced to near ground level.Reason: Tree is connecting with property.G1; Group of 5 x Ash (Fraxinus excelsior) -1x ash (overhanging the neighbour's summerhouse - Reduce overall canopy by approx. 25% to 30%, to include a crown lift and reduction of overhang. Remaining 4x ash - deadwood and inspect next year for further decline.Reason: Trees have signs of Ash dieback (Hymenoscyphus fraxineus) and are in close proximity to property including substantial overhang to neighbours summerhouse.

Decision Date: 14/07/2026

Parish: Gurnard

Ward: Cowes West And Gurnard

Case Officer: Lewis Mabbett

Decision: GTD

Application No: 26/00778/TW

Location: Electricity Sub Station Sophie Watson Gardens Old Seaview Lane
Seaview Isle Of Wight

Proposal: T1; Willow (Salix babylonica) - Repollard to last pollard points.Reason: Maintenance now due and with removal of adjacent tree it will then be prone to additional exposure.

Decision Date: 14/07/2026

Parish: Nettlestone And
Seaview

Ward: Nettlestone And Seaview

Case Officer: Lewis Mabbett

Decision: NOOBJ

Application No: 26/00683/TW

Location: Cedar Glen Undercliff Drive Niton Isle Of Wight PO38 2LY

Proposal: T1 & T2; Leyland Cypress - Remove.Reason: Overgrown and neglected screening/hedgerow trees, dominating the garden and suppressing the better adjacent Blue Atlas Cedar.

Decision Date: 14/07/2026

Parish: Niton And Whitwell

Ward: Chale Niton And Shorwell

Case Officer: Lewis Mabbett

Decision: GTD

Application No: 26/00745/TW

Location: 18 Castle Street Ryde Isle Of Wight PO33 2EF

Proposal: T1; Fig - Repollard to previous pollard points.Reason: Tree has outgrown site.

Decision Date: 14/07/2026

Parish: Ryde

Ward: Ryde North West

Case Officer: Lewis Mabbett

Decision: NOOBJ

Application No: 26/00856/TW

Location: Ryde School With Upper Chine 7 Queens Road Ryde Isle Of Wight PO33 3BE

Proposal: Amendment to proposed works (26.06.2026):T1; Common Lime- Remove structurally poor limb as 3m to north overhanging overhead service cables.Reason: Maintenance for safety.T2; Ash - Remove, young tree with previous ash die back, Reason - Causing dominance towards the adjacent garden, better London Plane tree and Irish Yew tree. sound maintenance.T3; Holm Oak - Remove. Reason: Small tree of poor form, low over the driveway and suppressing the better adjacent Turkey Oak. Sound maintenance.T3A; Holm Oak - Remove the first 3 lowest crown limbs low over the driveway and driveway. Reason: Remove future nuisance, reduce dominance and improve the form of the tree for the future. Sound maintenance.T4; Aspen Poplar - Remove 3 structurally poor lower limbs to the south towards the playing field at 6m in height. Reason: Future safety.T5; Ash - Remove/reduce to sound large growth positions, large upper crown limb to the north west at 7-8m in height.Reason: Over the footpath, Limb is structurally poor and over extended. Safety.T6: Holm oak x2 - Raise the crown of both trees by approx. 3m in height over the playing field, by removing selected horizontal and descending secondary limbs. Reason: Reduce the leverage weight on long extended limbs. Sound maintenance for safety.Generally, crown clean of all the trees where required.

Decision Date: 14/07/2026

Parish: Ryde

Ward: Ryde North West

Case Officer: Lewis Mabbett

Decision: NOOBJ

Application No: 26/00751/TW

Location: Dormers 22 West Hill Road Ryde Isle Of Wight PO33 1LG

Proposal: This application includes trees protected by TPO and Conservation Area.T1; Beech (TPO tree)- Around trim of 50cm.Reason: Clear telephone wire and retain shape.Bay and holm oak hedge - trim height by 1m, width by 50cm or back to boundary.Reason: Annual Maintenance.

Decision Date: 14/07/2026

Parish: Ryde

Ward: Ryde Appley And Elmfield

Case Officer: Lewis Mabbett

Decision: GTD

Application No: 26/00658/TW

Location: Flat 3 Seahaven 23 Carter Street Sandown Isle Of Wight PO36 8AA

Proposal: Amended proposed works (6th July 2026):T1; Beech; Crown reduce 20%, crown lift to 4m, removing the lowest branch east over the carparking area for Seahaven. Crown clean, deadwood removal. Reason: Reduce impact of tree on surrounding area; the tree is coming into contact with buses to the north and extending over the car parking area to the east; an electrical substation is located just beneath it to the west.

Decision Date: 14/07/2026

Parish: Sandown

Ward: Sandown North

Case Officer: Lewis Mabbett

Decision: GTD

Application No: 26/00797/TW

Location: Solent Vista Heatherwood Park Road Totland Isle Of Wight PO39 OEL

Proposal: T01; Pine - Fell to ground.Reason: The tree is in terminal decline and has no future potential. T03; Pine - Remove dead wood. Reason: To remove hazard.T06; Bay - Coppice to around 0.5 and allow to regenerate.Reason: Garden management. T07; Bay - Coppice to around 0.5 and allow to regenerate.Reason: Garden management. G08; Mixed including Leyland cypress and Bay - Reduce back southern side to boundary. Reason: Manage overhang.T09; Eucalyptus - Re-pollard at 4 metres. Reason: Decay/damage at base and continue the initiated management regime.T10- Leyland Cypress - Fell to ground. Reason: Unwanted tree will grow to cause nuisance in the future. G11; Leyland Cypress - Fell to ground.Reason: Unwanted tree will grow to cause nuisance in the future.G12; Leyland Cypress - Fell to ground.Reason: Outgrown its space close proximity to house. G13; Leyland Cypress - Fell to ground.Reason: Poorly located specimen, detracting from the aesthetic appearance of the house.

Decision Date: 14/07/2026

Parish: Totland

Ward: Totland And Colwell

Case Officer: Lewis Mabbett

Decision: GTD

Application No: 26/00796/TW

Location: 1 Needlemakers 41 The Avenue Totland Totland Bay Isle Of Wight
PO39 0JT

Proposal: T1; English Oak (Quercus robur) - Remove significant deadwood from
Crown (25mm and above diameter); Reduce over extended boughs back
approximately 3M as in picture (attached).Reason: To make the tree safe
for neighbours, put less leverage on canopy and increase uniformity.

Decision Date: 14/07/2026

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

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

Application No: 26/00779/TW

Location: Ashcliff The Pitts Ventnor Isle Of Wight PO38 1NT

Proposal: T1; Holm Oak - Reduce to previous pollard points.Reason: Maintenance.

Decision Date: 14/07/2026

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

Case Officer: Lewis Mabbett **Decision:** NOOBJ

Application No: 26/00768/TW

Location: Carisbrooke Health Centre 22 High Street Carisbrooke Newport Isle
Of Wight PO30 1NR

Proposal: H1; Portuguese laurel. Reduce the hedge height by 1-1.5 m.Reason: to
allow space for the cables above.

Decision Date: 14/07/2026

Parish: Newport & Carisbrooke **Ward:** Carisbrooke And Gunville
Community Council

Case Officer: Lewis Mabbett **Decision:** NOOBJ

Decisions Made On: 15/07/2026

Application No: 26/00654/HOU

Location: 53 Fellows Road Cowes Isle Of Wight PO31 7JW

Proposal: Retention of outbuilding

Decision Date: 15/07/2026

Parish: Cowes

Ward: Cowes North

Case Officer: Hayley Byrne

Decision: GTD

Application No: 26/00551/RVC

Location: Ashdown House Ashlake Farm Lane Wootton Ryde Isle Of Wight
PO33 4LF

Proposal: Variation of condition 2 on 25/00596/HOU to allow for revised design and materials (revised plans)

Decision Date: 15/07/2026

Parish: Fishbourne

Ward: Binstead And Fishbourne

Case Officer: Hayden Marsh

Decision: GTD

Application No: 26/00755/TW

Location: Pine Trees Afton Road Freshwater Isle Of Wight PO40 9TT

Proposal: T1; Holm Oak - Remove the first two lower limbs extending over the garden and fruit trees. Reason: Limbs are starting to dominate the garden and suppress the fruit trees. T2; English Oak - Remove the first lowest crown limb extending out from the crown and over the adjacent shed. Reason: Formative pruning of the crown and removing a future nuisance. T3; Eucalyptus - Remove. Reason: Tree has been 'topped' in the past and is starting to suppress the growth on the better Sweet Chestnut tree. T4; Bay - Remove single stem Reason: Declining. Works are for sound arboricultural reasons.

Decision Date: 15/07/2026

Parish: Freshwater

Ward: Freshwater South

Case Officer: Lewis Mabbett

Decision: NOOBJ

Application No: 26/00422/FUL

Location: Land Adjacent Copperfields Kingates Lane Niton Isle Of Wight

Proposal: Proposed 2 units of self contained holiday accommodation, and associated works and alterations to vehicular access

Decision Date: 15/07/2026

Parish: Niton And Whitwell

Ward: Chale Niton And Shorwell

Case Officer: Alexandra Cuffe

Decision: GTD

Decisions Made On: 16/07/2026

Application No: 26/00922/TW

Location: St Boniface Church Bonchurch Shute Ventnor Isle Of Wight PO36
1NU

Proposal: **5 Day Notice**Beech tree - 40-50% reduction for safety.Reason: Half the tree already snapped out.

Decision Date: 16/07/2026

Parish: Ventnor

Ward: Wroxall Lowtherville And
Bonchurch

Case Officer: Jerry Willis

Decision: NOOBJ

Application No: 26/00924/TW

Location: Lushington Garden Buildings 89 Lushington Hill Newport Ryde Isle
Of Wight PO33 4NR

Proposal: **5 Day Notice**T1; Common oak - Fell.Reason: Dead.T2; Common oak -
Fell.Reason: Dead.

Decision Date: 16/07/2026

Parish: Wootton Bridge

Ward: Wootton Bridge

Case Officer: Jerry Willis

Decision: GTD

Decisions Made On: 17/07/2026

Application No: 26/00261/FUL

Location: Land To The Rear Of 5 Sandford Barns Shanklin Road Godshill
Ventnor Isle Of Wight PO38 3PP

Proposal: Change of use of land for equestrian purposes and retention of stable block

Decision Date: 17/07/2026

Parish: Godshill **Ward:** Central Rural

Case Officer: Stacey Dinning **Decision:** GTD

Application No: 26/00700/CLPUD

Location: Devonia Norton Green Freshwater Isle Of Wight PO40 9RU

Proposal: Lawful Development Certificate for demolition of existing single storey
rear extension; Proposed single storey rear extension

Decision Date: 17/07/2026

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

Case Officer: Alexandra Cuffe **Decision:** GTD

Report of Planning and Infrastructure Services

Applications Refused

Decision Made On: 16/07/2026

Application No: 26/00688/HOU

Location: Dene Cottage Woolverton Road St Lawrence Ventnor Isle Of Wight
PO38 1XN

Proposal: Proposed extensions on rear and side elevations; replacement raised roof to create additional living accommodation at first floor level to include balcony on front elevation and solar panels; alterations to fenestration

Decision Date: 16/07/2026

Parish: Ventnor **Ward:** Ventnor And St Lawrence

Case Officer: Alexandra Cuffe **Decision:** REF

Decision Made On: 17/07/2026

Application No: 26/00070/TW

Location: Cridmore House Cridmore Lane Gatcombe Isle Of Wight PO30 3HH

Proposal: Multi stem Holm Oak - Fell to ground level. Reason: Outgrown its location and is causing significant overshadowing of the adjacent hedge, resulting in its decline. It is also in direct conflict with an overhead power cable, as confirmed by SSE.

Decision Date: 17/07/2026

Parish: Chillerton And
Gatcombe **Ward:** Central Rural

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