

KENDAL TOWN COUNCIL

Notice of Meeting

PLANNING COMMITTEE

Tuesday, 4th May 2021 at 6.30pm
(Via Zoom)

Committee Membership (8 Members)

Douglas Rathbone (Chair & Deputy Mayor)	Jonathan Cornthwaite (Vice Chair)	Dave Miles
Michele Miles	Pat Gibson	Helen Ladhams
Chris Rowley	Graham Vincent	

AGENDA

1. APOLOGIES

To receive and accept any apologies from members.

2. PUBLIC PARTICIPATION

Any member of the public who wishes to ask a question, make representations or present a deputation or petition at this meeting should apply to do so before the commencement of the meeting. Information on how to make the application is available on the Council's Website <http://www.kendaltowncouncil.gov.uk/kendal-town-council/statutory-information/guidance-on-public-participation-at-kendal-town-council-meetings/>. The public are not permitted to speak in other parts of the meeting unless allowed to do so by the chair. Please follow the specific guidelines for Zoom meetings distributed separately.

3. DECLARATIONS OF INTEREST

To receive declarations by Members and/or co-optees of interests in respect of items on this Agenda

In accordance with the revised Code of Conduct, Members are required to declare any Disclosable Pecuniary Interests (DPIs) or Other Registrable interests (ORIs) which have not already been declared in the Council's Register of Interests. Members are reminded that it is a criminal offence not to declare a DPI, either in the Register or at the meeting. In the interests of clarity and transparency, Members may wish to declare any DPI which they have already declared in the Register, as well as any ORI.

4. MINUTES OF MEETING HELD ON 19TH APRIL 2021 *(see attached)*

To receive the minutes from the meeting on 19th April 2021 and affirm them as a true record *(see attached)*.

5. MATTERS ARISING FROM PREVIOUS MINUTES, NOT ON AGENDA

6. KENDAL TOWN COUNCIL FLOOD RELIEF SCHEME WORKING GROUP

To receive an update from the Working Group.

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7. **PLANNING APPLICATIONS** *(see attached schedule)*

To consider the following planning applications received from South Lakeland District Council and Cumbria County Council. The committee will consider planning applications received and published by local planning authorities up to the date of the meeting. Where the publication of the application is after the initial publication of the agenda, items will be added up to the day of the meeting where necessary to meet planning consultation timeframes. A full list of applications likely to be considered can be obtained by checking the local planning authority websites:

<https://applications.southlakeland.gov.uk/fastweb/welcome.asp>
<https://planning.cumbria.gov.uk/Search/Results>

Chris Bagshaw
Town Clerk

By e-mail/post to: Members of the Committee
 All other Councillors (agenda only, for information)

Please note that only Committee Members will receive the minutes and attachments, but that other Councillors may request a copy of any agenda papers. Any Councillor who is not a Committee Member may still attend the meeting, as an observer.

Members of the Press and Public are welcome to attend the meeting via teleconferencing or correspondence by arrangement with the Chair, Cllr Doug Rathbone, at rathers@live.co.uk or 07505503965.

KENDAL TOWN COUNCIL

Planning Committee

**Monday 19th April 2021 at 6.30 p.m.
(Via Zoom)**

- PRESENT** Councillors Douglas Rathbone (Chair & Deputy Mayor), Jonathan Cornthwaite (Vice Chair), Michele Miles, Pat Gibson, Helen Ladhams, Chris Rowley and Graham Vincent
- Jason Rushworth, Newsquest Reporter
- APOLOGIES** None
- OFFICERS** Chris Bagshaw (Town Clerk) and Nicky King (Council Secretary)
- 749/20/21 PUBLIC PARTICIPATION**
- None.
- 750/20/21 DECLARATIONS OF INTEREST**
- Councillor Cornthwaite declared an interest in respect of application SL/2021/0301 (43 Silver Howe Close). The applicant is known to him.
- 751/20/21 MINUTES OF MEETING HELD ON 6TH APRIL 2021**
- Members considered the minutes of the Committee meeting held on 6th April 2021.
- Councillor Cornthwaite proposed that the minutes be accepted as a correct record. This was seconded by Councillor Ladhams and carried unanimously.
- RESOLVED** That the minutes of the meeting held on 6th April 2021 be accepted as a correct record, and signed by the Chair.
- 752/20/21 KENDAL TOWN COUNCIL FLOOD RELIEF SCHEME WORKING GROUP**
- Councillor Cornthwaite advised there was currently nothing further to report.
- 753/20/21 PLANNING APPLICATIONS**
- Members considered Planning Applications submitted for consultation purposes by the local planning authority, South Lakeland District Council.
- RESOLVED** That having considered the applications outlined in the schedule, the recommendations in Appendix I attached to these minutes be made to South Lakeland District Council.
- The meeting ended at 7.00pm

Signed

Dated

No.	App No./ Type	Address/ Proposed Development	Comments To SLDC	Observations/ Recommendations
1	FPA SL/2021/0301	43 Silver Howe Close, KENDAL Single storey front & rear extensions	29.04.2021	No Material Objections , however the proposed bird box does not qualify as a net biodiversity gain when compared with the loss of a garden to a patio.
2	FPA SL/2021/0307	41 Bellingham Road, KENDAL Two storey side extension	29.04.2021	No Material Objections , however the proposed bird boxes do not qualify as a net biodiversity gain. However, the committee does endorse the request made by Kendal Swifts as <i>partial</i> recompense for biodiversity loss.
3	FPA SL/2021/0299	54 Greenside, KENDAL Replacement garage	30.04.2021	No Material Objections
4	FPA SL/2021/0333	15 Wray Crescent, KENDAL Front & rear dormer windows, demolition of existing single storey extension and construction of a two storey side extension	06.05.2021	No Material Objections provided it is not overlooking. Committee were concerned about the scale and dominance of the new window and its impact on the visual amenity of the local streetscape, however they appreciated that this is the type of development that is increasingly required as people work from home and found no material objections to the application.
5	FPA SL/2021/0331	2 Hawesmead Cottages, Hawesmead Avenue, KENDAL Demolition of the existing lean-to garage and replace with two storey side extension and single storey rear extension	06.05.2021	No Material Objections Whilst Committee welcome new designs, some members were concerned about the choice of materials and whether it was appropriate, however on balance they found no material objection to the application. Some sensitivity should be given to the choice of roofing material.

				Committee request that when innovative materials are used, the application should include images of the proposed appearance, along with information on the reason for choosing a particular material, to assist with the decision making process.
6	FPA SL/2021/0335	17 Wordsworth Drive, KENDAL Single storey side extension	06.05.2021	No Material Objections however the proposed bird boxes do not qualify as a net biodiversity gain. Provided there is no issue of overlooking..
7	FPA SL/2021/0339	Kendal College, Milnthorpe Road, KENDAL Demolition of existing animal rescue centre and construction of 2 new buildings for construction and engineering	06.05.2021	No Material Objections Provided there is no negative impact on neighbouring residential sites.

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Applications for Planning Committee: 4th May 2021 (Version 2)

Appendix 1

No.	App No./ Type	Address/ Proposed Development	Comments To SLDC	Observations/ Recommendations
1	FPA SL/2021/0355	2 Belmont, KENDAL Replace window with patio / French doors to lounge and replace lean-to rear extensions with conservatory	10.05.2021	
2	FPA SL/2021/0289	25 Serpentine Road, KENDAL Replacement powder-coated steel gates	12.05.2021	
3	FPA SL/2021/0372	10 Collin Hill, KENDAL Construction of lean-to indoor cycling studio to rear of existing garage	12.05.2021	
4	FPA SL/2021/0337	21 Sandylands Road, KENDAL Demolition of conservatory and erection of a single & 2 storey rear extension	12.05.2021	
5	FPA SL/2020/0955	1 Lynngarth Drive, KENDAL Demolition of existing garage, erection of two storey side extension, one storey rear extension, erection of wall around the boundary of the property & form new entrance from highway	17.05.2021	
6	FPA SL/2021/0367	Flat 1 Castle Stores, Castle Drive, KENDAL Change of use of flat (Use Class C3) to shop (Use Class E) (Retrospective)	17.05.2021	
7	FPA SL/2021/0393	14 Finley Drive, KENDAL Single storey side extension and removal of existing garage store	18.05.2021	

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Appendix 1

8	FPA SL/2021/0389	4 Thorny Hills, KENDAL Drop windows cills to existing floor level and replacement double glazed sash windows to two rear 1st floor windows	18.05.2021	
9	FPA SL/2021/0402	Unit 17, Dockray Hall Industrial Estate, Dockray Hall Road, KENDAL First floor extension over part of existing single storey building	18.05.2021	
10	FPA SL/2021/0415	8 Silver Howe Close, KENDAL Demolition of existing garage & porch and erection of single storey side extension, front porch & alterations to drive	20.05.2021	
11	FPA SL/2021/0346	4 Bramble Close, KENDAL First floor extension over garage	21.05.2021	