

Kendal Town Council

Town Hall, Highgate, Kendal LA9 4ED
www.kendaltowncouncil.gov.uk



Minutes of a meeting of the Planning Committee held on Monday, 3 April 2023, at 6.30 p.m., in the Council Chamber at the Town Hall, Highgate, Kendal.

Cllr A Campbell	Present **	Cllr H Ladhams (Vice-Chair)	Present *
Cllr J Cornthwaite	Present	Cllr D Miles	Present
Cllr L Edwards	Present	Cllr D Rathbone (Chair)	Present
Cllr D Evans	Absent ***	Vacancy	

* Arrived at 6.33 p.m., prior to consideration of Agenda Item No.5 (Minute Action Sheet), Minute No.P164/2022.

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** Arrived at 6.52 p.m., during consideration of Agenda item No.9 (Planning Applications) (Planning Application No.SL/2023/0202).

*** Following the meeting, it became apparent that Cllr D Evans had tendered his apologies by email shortly before the meeting.

In Attendance: Chris Bagshaw (Town Clerk) and Inge Booth (Democratic Services Assistant).

P160/2022 Apologies

No apologies for absence had been seen before the start of the meeting, although it became apparent following the meeting that Cllr D Evans had tendered his apologies by email shortly before the meeting.

P161/2022 Declarations of Interest

No declarations of interest were raised.

P162/2022 Exclusion of Press and Public (Public Bodies Admission to Meetings Act 1960)

No issues were considered for exclusion.

P163/2022 Minutes of the Previous Meeting

Resolved: To receive and accept the minutes of the previous meeting of the Planning Committee held on 20 March 2023 and to authorise the Chair to sign them as a true record.

P164/2022 Minute Action Sheet

The Committee considered a report on actions taken by officers on resolutions or recommendations made at previous meetings.

P95/2022 Planning Process and Issues – The Town Clerk informed the Committee that he intended to deal with arrangements for Planning training for Members after May. He also reported that the checklist of relevant points for discussion during consideration of large housing developments was nearly complete and that he would bring this to the next meeting of the Committee.

Resolved: Arrangements be made for Planning training for Members to be held after May.

Resolved: The checklist of relevant points for discussion during consideration of large housing developments be brought before the next meeting of the Committee.

Resolved: To note the actions taken by officers on resolutions or recommendations made at previous meetings.

P165/2022 Planning Process and Issues

The Vice-Chair referred to a recent discussion between herself and the Town Clerk on whether the Town Council should consider enlarging the Kendal Conservation Area, drawing attention to Castle and Kirkbarrow estates as fine examples of 1930s council estates. The Clerk referred to a Lake District National Park Authority design guide which he had circulated to Members earlier in the day and which was likely to become a supplementary planning document. He suggested that the Town Council could also have a similar design strategy.

Members questioned the process of making changes to the Conservation Area boundaries. The Town Clerk informed the Committee that Kendal Futures was supportive of a review of the Kendal Conservation Area and suggested that he could write informally to the Planning Authority to find out how to initiate proceedings. The importance of finding out how the concepts of any new proposal may conflict with the intentions of the original documents was raised, and attention drawn to a number of unusual boundaries. The Town Clerk encouraged Members to look at the 2007 Character Appraisal which provided a useful history of the Kendal Conservation Area.

Resolved: To make informal enquiries of the Planning Authority on how to initiate proceedings with regard to a review of the Kendal Town Council Conservation Area.

P166/2022 Kendal Town Council Flood Relief Scheme Working Group

Cllr J Cornthwaite, Chair of the Kendal Town Council Flood Relief Scheme Working Group reported that the next meeting of the Group would be held virtually on Tuesday, 4 April 2023, at 6.30 p.m.

Members acknowledged that flood management was a function of the County Council and the fact that Westmorland & Furness wished to discuss the matter with Members.

Resolved: To note the verbal update.

P167/2022 South Lakeland Strategic Housing and Economic Needs Assessment Study (SHENA)

Further to P158/2022, the Planning Authority had not consented to a submission so late after its preferred deadline. The Authority had been willing to accept comments up to 31 March, so the Chair had consulted Members and the Clerk accordingly and the Council had submitted comments. The Town Clerk undertook to circulate a copy of the feedback provided.

Resolved: Members to be provided with a copy of the feedback provided in relation to SHENA.

Resolved: To note the verbal update.

P168/2022 Planning Applications

The Committee considered the Planning Applications shown in Appendix 1 to these minutes.

Resolved: To submit the recommendations in Appendix 1 to these minutes to the Planning Authority.

The meeting closed at 6.57 p.m.

Kendal Town Council

Responses from Planning Committee: 3 April 2023

Appendix 1

No.	App No./Type	Address/Proposed Development	Parish Ward	Comments to SLDC	Observations/Recommendations
1	SL/2023/0059	35 Beast Banks, Kendal Repair and raise the height of a section of limestone boundary wall which borders Bowling Fell using local limestone and mortar to match the existing materials	Highgate	4 April	No Material Objections provided the stone used is on a like for like basis.
2	SL/2023/0202	Jewson Ltd, Stockbeck, Kendal Variation of condition 2 (Approved plans) attached to planning permission SL/2022/0226 (Demolition of existing warehouse building and erection of new warehouse building)	Nether	4 April	Recommend Refusal due to the site's proximity to Stockbeck. This is subject to the Environment Agency report and whether this objection can be overcome as stated by the Environment Agency in the further comments they have requested. This is also subject to National Rail's agreement.
3	SL/2023/0205	33 Castle Road, Kendal Demolish single storey rear extension and replace with larger single storey extension	Castle	4 April	No Material Objections provided surety is given on the ability to maintain the north-east boundary with the neighbouring property. In addition, subject to the Conservation Officer being satisfied that the development does not compromise the visual amenity of the Conservation Area. Also, sufficient net biodiversity gain to conform with the Government's requirements for a 10% gain to make up for the hardstanding planned at the front and considering the loss of hedging.

No.	App No./Type	Address/Proposed Development	Parish Ward	Comments to SLDC	Observations/Recommendations
4	SL/2023/0196	8 Belmont, Kendal Installation of 4 solar panels in the front of the roof (east facing) and 6 on the back (west facing)	Fell	12 April	No Material Objections subject to the Heritage Officer being satisfied that the development does not compromise the visual amenity of the Conservation Area.