

KENDAL TOWN COUNCIL

Planning Committee

Monday 17th June 2019 at 6.00 p.m.
in the SLDC Chairman's Room, the Town Hall, Kendal

- PRESENT** Councillors Douglas Rathbone (Chair & Deputy Mayor), Jonathan Cornthwaite (Vice Chair), Dave Miles, Michele Miles, Pat Gibson, Chris Rowley and Graham Vincent
- APOLOGIES** None
- OFFICERS** Hazel Belshaw (Temporary Council Secretary)
- 092/19/20 PUBLIC PARTICIPATION**
None
- 093/19/20 DECLARATIONS OF INTEREST**
Councillor Rathbone declared an interest in planning application no. 12 - [0262](#) Oxenholme Railway Station, Oxenholme as this is in his ward and he has had correspondence with Virgin Rail regarding the premises.

Councillor Gibson declared an interest in planning application no. 5 - [0394](#) Serpentine Road, Kendal as this is in her ward.
- 094/19/20 MINUTES OF MEETING HELD ON 3RD JUNE**

Members considered the minutes of the Committee meeting held on 3rd June.

Minute ref: 059/19/20 Kendal Town Council Flood Relief Scheme Working Group
The minutes were agreed subject to the amendment that Councillor Cornthwaite raised. The Kendal Town Council Flood Relief Scheme Working Group meeting took place on the 10th June and not the 6th June. Councillor Vincent proposed that the minutes be accepted as a correct record with the amendment. This was seconded by Councillor Cornthwaite and carried with one abstention.
- RESOLVED** That the minutes of the meeting held on 3rd June be accepted as a correct record, and signed by the Chair.
- 095/19/20 MATTERS ARISING**
Councillor Rathbone referred to an email which he had circulated to Members prior to the meeting. It was a response from SLDC following comments from the Committee to them regarding the lack of notice given to the application for High Sparrowmire. Councillor Rowley highlighted that the housing application would now be discussed at the end of June although the drainage problem does need to be sorted before any development. He further commented that he has been asked to speak to ITV Border at the site on Friday.

096/19/20**KENDAL TOWN COUNCIL FLOOD RELIEF SCHEME WORKING GROUP**

Councillor Cornthwaite presented the minutes from the previous meeting and confirmed they were a correct record. It was proposed by Councillor Rathbone to accept the minutes as a true record. This was seconded by Councillor Rowley and carried unanimously.

Councillor Cornthwaite further added that the presentation by IBS Engineering was very useful and they have left a demo piece for Members to view, if interested. Councillor Vincent highlighted that Craig Cowperthwaite had sent a summary of the meeting, which was useful, Councillor Cornthwaite to circulate.

RESOLVED

That the minutes of the Kendal Town Council Flood Relief Scheme Working Group meeting be accepted as a correct record.

097/19/20**ANNUAL REVIEW OF TERMS OF REFERENCE**

The Chair presented the Terms of Reference that had been previously circulated. He suggested that it may be worth looking at the speed and accuracy of reporting to SLDC and only consider the appropriate factors. Councillor Rowley highlighted the importance of commenting on the use of materials in developments. There was then a discussion by Members that all views of the Committee were worth highlighting in the responses whether it was statutory or not. Councillor Rathbone suggested that Members do some prep work before the meeting and email their comments so they can be considered during the meeting.

It was proposed by Councillor Cornthwaite to accept the Terms of Reference. This was seconded by Councillor Vincent and carried unanimously.

RESOLVED

That the Terms of Reference be accepted.

098/19/20**PROPOSED STREET CAFÉ LICENCE – FINKLES, YARD 34, FINKLE ST, KENDAL**

Councillor Rathbone presented the proposed street cafe licence for Finkles, Yard 34, Finkle Street, Kendal that had been previously circulated. Members made no comments.

099/19/20**ANY OTHER BUSINESS**

None

100/19/20**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 7.30pm

Signed

Dated

No.	App No./ Type	Address/ Proposed Development	Comments To SLDC	Observations/ Recommendations
1	FPA 0381	108-110 Highgate, Kendal Formation of new doorway to front elevation of retail unit to provide access to existing first floor flat and installation of replacement window frames to first floor	20.06.2019	No Objections
2	FPA 0304	59 Windermere Road, Kendal Refurbishment, demolition of single storey rear extension and erection of replacement two storey rear extension and replacement upvc windows and external doors	20.06.2019	Objections (see below)
3	FPA 0399	81 Helmside Road, Oxenholme, Kendal Demolition of single storey extension and detached outbuilding and erection of single storey rear extension with partial second storey over	21.06.2019	No Objections
4	FPA 0414	27 Caroline Street, Kendal Installation of 3 replacement timber sliding sash window frames	21.06.2019	No Objections The Committee welcome the use of traditional style and materials
5	FPA 0394	83 Serpentine Road, Kendal Replacement dormer window	25.06.2019	No Objections The Committee were disappointed that this application was not made before the works were undertaken.
6	FPA 0423	12 Castle Oval, Kendal Two storey side extension	25.06.2019	No Objections However land ownership needs to be confirmed with Network Rail
7	FPA 0409	6 Castle Dale, Kendal Two storey side extension	25.06.2019	No Objections The Committee are happy with the application for the extension itself however they would only be satisfied once the land ownership with Network Rail was confirmed.
8	Variation	Land to South of Lumley Rd, Kendal	27.06.2019	Objections

	0526	Variation of conditions 1 (approved plans), 2 (materials), 3 (levels) and 6 (boundary treatments) from SL/2016/0519 (Erection of 110 dwellings; associated infrastructure and landscaping; and discharge of condition 9 (surface water drainage) attached to outline permission SL/2014/0846)		The Committee's objections continue until the issues previous raised, regarding drainage across the A6 and the taking of responsibility between CCC and the developers for it, are resolved. A great deal of disappointment was expressed at the lack of consultation from the developers with residents whose properties about the development, as per Neighbour Responses already made.
9	FPA 0435	10 Hayfell Avenue, Kendal Single storey rear extension	28.06.2019	No Objections
10	FPA 0438	16 Lumley Road, Kendal Two storey rear extension with balcony, single storey rear extension and alterations	28.06.2019	No Objections
11	FPA 0442	87 High Garth, Kendal Front and side single storey extension and hip to gable loft conversion	28.06.2019	No Objections
12	FPA 0262	Oxenholme Railway Station, Oxenholme, Kendal Refurbishment of dwellings and conversion to form an additional dwelling	01.07.2019	No Objections Under planning considerations
13	LISTED 0395	2 High School House, Thorny Hills, Kendal Internal alterations	01.07.2019	No Objections
14	FPA 0398	Land to the South of Underbarrow Road, Kendal Residential development for 84 dwellings	01.07.2019	There was a general preliminary discussion by the Committee with a full discussion at the next meeting where they will look at the application in the

				light of the local needs and the Local Plan.
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Kendal Town Planning Committee's comments below:

Item 2 - FPA - [0304](#) - 59 Windermere Road

Refurbishment, demolition of single storey rear extension and erection of replacement two storey rear extension and replacement upvc windows and external doors.

The Committee feels there is an over use of glass at the rear and would prefer to see a hipped roof, rather than a flat roof, as it does not conform with the character of this conservation area.

The design of the front window should reflect the best examples of traditional design, again to conform with the character and appearance of the area.