

Kendal Town Council

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



Minutes of the Planning Committee meeting held on Monday, 4 October 2021 at 6.30pm, Kendal Town Hall.

Cllr J Cornthwaite	Present	Cllr D Rathbone (Chair)	Present
Cllr P Gibson	Present	Cllr C Rowley	Apologies
Cllr H Ladhams (Vice Chair)	Present	Cllr K Teasdale	Present
Cllr D Miles	Present	Cllr G Vincent	Apologies

In attendance: Chris Bagshaw (Town Clerk), Ian Gordon (Democratic Services Assistant).

P64/21/22 Apologies

Apologies received and accepted from Councillor Rowley and Vincent

P65/21/22 Declarations of Interest

Cllr Miles declared an interest in planning application 3

P66/21/22 Exclusion of Press and Public (Public Bodies Admission to Meetings Act 1960)

No issues were considered for exclusion.

P67/21/22 Minutes of the Previous Meeting

The Council received the minutes of the previous planning committee meeting held on 20 September 2021

Resolved: To accept them as a true record.

P68/21/22 Planning Process Issues

Jennings Yard Fountain. The fountain currently located at Jennings Yard has to be moved to facilitate EA work related to the flood relief scheme. The Clerk is investigating previous locations of the fountain and will contact councillors asking for suggestions on a possible new location. Suggestions from the committee include Gillinggate or Kirkland.

P69/21/22 Kendal Town Council Flood Relief Scheme.

No current updates awaiting notes to be agreed for last meeting. Next meeting on 20 October.

P70/21/22 Planning Applications

The Committee considered the Planning Applications shown in Appendix 1.

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

P71/21/22 Permitted Development Notification

The committee considered the proposed upgrades to the telecommunications installations at Parkside Business Park and Oxenholme Road. The committee had no objections to either of these applications.

The meeting closed at 19.23

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Appendix 1

Applications for Planning Committee 4 October 2021

No	App No/Type	Address/ Proposed Development	Comments to SLDC	Observations/Recommendations
1	SL/2019/0743	<p>Land North of Meadowbank Business Park, Shap Road</p> <p>Hybrid application: 1. Full Application for motor dealership (sui generis) including workshops, access roundabout, spine road and internal compartmentation area access junctions. 2. Outline Planning Application all matters reserved, apart from access, for employment business park (indicatively B1/B2 6400m2 & B8 2500m2).</p>	7 October	<p>Refuse. This application is not acceptable in its current form.</p> <p>The visual impact of the site on the environs of Kendal should be mitigated with use of more sympathetic materials such as stone facings. The lack of any sensitive design makes it unacceptable in its current state in what is the liminal point between a rural and urban location.</p> <p>In addition, concerns that there is insufficient falls for adequate drainage and removal of surface water. The committee wish to see an adequate attenuation scheme to cover this and for this to be further consulted on.</p> <p>Equally, the committee would like to see a plan for lighting that fully embraced the Dark Skies Policy of the Town Council.</p> <p>Net bio-diversity gain must be actioned on this site regardless of anything actioned elsewhere at any separate sites.</p> <p>The committee also had concerns about the lack of a satisfactory Dust, Noise and construction plan properly outlined.</p> <p>All of this speaks of an application which is not suited to this site and appears to be merely an off-the-peg design.</p> <p>Above all, changes need to be made that address both the specific issues of this site and its situation on the edge of Kendal with proper facing and design.</p>

				The committee wanted to ensure that proper notice is taken of the comments of Chris Crewdson, of Beck Mills Farm, dated 3 rd December 2019 and that a suitable solution is found to the entry and exit to his field if the current application is successful. The field entrance is directly where the proposed roundabout would be and the committee felt this to be unsafe from a Highways viewpoint and impracticable for agricultural vehicles, but had seemingly not been addressed in either the application or consultee responses
2	SL/2021/0883	61 Scafell Drive Single storey front, side and rear extension	5 October	We object to the extension on the front of the property and raise significant concerns how the building can be practically constructed at the side of the property given the closeness to the neighbouring property. The front extension is not in keeping with the character and appearance of this row of dwellings and has potential detrimental effects on the privacy of neighbouring properties. In addition, there is insufficient net biodiversity gain in this application.
3	SL/2021/0828	13 Valley Drive Erection of a 1 meter front boundary wall with pillar height not exceeding 1.5 meters	7 October	No material objections. However, the committee recommend a planning condition of appropriate permanent planting such as a hedge in line with the wall.
4	SL/2021/0769	79 Helmside Road, Oxenholme Creation of new driveway	13 October	No material objection. However, requirement that there is a permeable surface plus additional planting to achieve net biodiversity gains and protect privacy of neighbouring properties.
5	SL/2021/0891	4a Merced Building, Parkside Business Park 6 non-illuminated fascia signs, 1 ownership plaque and 3 A0 poster display signs	13 October	No material objections

6	SL/2021/0907	11 Red Tarn Road Demolition and rebuilding of the existing garage to allow for the repair of a broken water main beneath the building by United Utilities.	14 October	No material objections
7	SL/2021/0899	111 Windermere Road Replacement windows & front door	19 October	No material objections. The committee were pleased to see a suitable use of materials.
8	SL/2021/0906	9 Wildman Street Change of use & internal alterations of mixed retail, workshop and domestic accommodation to single dwelling over 3 floors dwelling (Use Class C3)	20 October	No material objections