

Kendal Town Council

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



31 March 2026

To Members of the Planning Committee

Cllr J Cornthwaite	Cllr T Martland
Cllr L Edwards	Cllr D Rathbone (Chair)
Cllr R Edwards	
Cllr A Finch	
Cllr H Ladhams (Vice-Chair)	

You are summoned to a meeting of Kendal Town Council Planning Committee on Tuesday **7 April 2026**, at **6.15pm** in the Council Chamber at the Town Hall, Highgate, Kendal.

(Distributed to other Members of the Council for information only.)

Yours faithfully

Chris Bagshaw
Town Clerk

AGENDA

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 give notice of their attention to do so by contacting the Town Clerk on 01539 885430, office@kendaltowncouncil.gov.uk. 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/> or by contacting the Town Clerk on 01539 885432

1. Apologies

To receive and accept any apologies. If accepted, apologies will be considered to be for reasons approved by the council under the terms of the Local Government Act 1972, s85.

2. Declarations of Interest

To receive declarations by members and/or co-optees of interests in respect of items on this agenda.

3. Exclusion of Press and Public (Public Bodies Admission to Meetings Act 1960)

To consider whether there are any agenda items during consideration of which the press and public should be excluded.

4. Minutes from the Last Meeting (pages 3 to 6)

To receive the minutes of the meeting held on 16 March 2026 and to authorise the Chair to sign them as true records.

5. Minute Action Sheet (pages 7 to 8)

To consider a report on actions taken by officers on resolutions or recommendations made at previous meetings.

6. Planning Process and Issues

To consider verbal updates on any planning process or related issues arising from the Council's interaction with the Planning Authorities. These may include items for reference, training, or guidance following feedback from previous applications.

7. Kendal Town Council Flood Relief Scheme Working Group

To receive a brief verbal report from the Chair of the Working Group.

8. Kendal Town Council Local Plan Action Group

To receive a verbal update on the activities of the Working Group.

9. Planning Applications (page 9 to 13)

To consider planning applications received from Westmorland and Furness Council, if any.

The Committee may consider planning applications received and published by the Local Planning Authority 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 website: [Quick Search | Westmorland & Furness Council](#)

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Minutes of a meeting of the Planning Committee held on Monday, 16 March 2026, at 6.30pm, in the Council Chamber at the Town Hall, Highgate, Kendal.

Cllr J Cornthwaite	Present	Cllr T Martland	Present
Cllr L Edwards	Present	Cllr D Rathbone (Chair)	Apologies
Cllr R Edwards	Present		
Cllr A Finch	Apologies		
Cllr H Ladhams (Vice-Chair)	Present		

In attendance: Town Clerk

Public Participation

Prior to the meeting, members were given a presentation by Kendal Futures on their study of 'opportunity' housing sites in Kendal. The meeting commenced after this presentation, around 19.05.

P177/2025 Apologies

Apologies were received and accepted from Cllrs Finch and Rathbone.

P178/20025 Declarations of Interest

None were declared

P179/2025 Exclusion of Press and Public (Public Bodies Admission to Meetings Act 1960)

There were no excluded items on the agenda.

P180/2025 Minutes of the Previous Meeting

Resolved: To receive and accept the minutes from the meeting held on 2 March 2026 and to authorise the Chair to sign them as a true record.

P181/2025 Minute Action Sheet

The Clerk reported that he had put the question of the Blind Beck corridor being a formal nature corridor to Planning Policy at Westmorland and Furness Council, but had not yet had a reply on how this might best be achieved.

The Clerk also reported that he had had further conversations with the Assistant Director for Community Infrastructure at Westmorland and Furness Council about allotments as housing land, but had not gained a full insight into the principal authorities views on the matter.

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

P182/2025 Planning Process and Issues

No additional issues were raised.

P183/2025 Kendal Town Council Flood Relief Scheme Working Group

The Chair of the Working Group reported that the group had not met since the formal opening of the Waterside section of the scheme, which had been very well-received. He confirmed that the recently laid tarmac would be replaced when the Local Regeneration Funded project for the River Corridor was carried out.

Resolved: To note the verbal update.

P184/2025 Kendal Town Council Local Plan Working Group

No further updates on this

P185/2025 Planning Applications

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

The meeting closed at 7.25pm.

Kendal Town Council
 Applications for Planning Committee: 16 March 2026
Appendix 1



No.	App No./Type	Address/Proposed Development	Parish Ward	Comments to W&F	Observations/Recommendations
1	2026/0398/HOU	50 Bleaswood Road, Oxenholme, Kendal Erection of a single storey garden store/workshop located at the front of the property.	Oxenholme	20 March 2026	The Committee were concerned about the impact on parking, as the development appeared to imply that a parking space would be lost. They would like this queried with the Planning Officer as to whether it is a material consideration. Otherwise they had No material objections , as long as the Planning Officer considered that the design fitted in to the streetscape.
2	2026/0295/HOU	51 Captain French Lane, Kendal Replacement of existing kitchen window with a door to the front elevation	Highgate	2 April 2026	No material objections
3	2026/0451/HOU	Fayrestowe, 82 Greenside, Kendal Proposed single storey rear extension.	Fell	2 April 2026	No material objections , subject to the Conservation Officer's view that it did not compromise the visual amenity of the Conservation Area.

No.	App No./Type	Address/Proposed Development	Parish Ward	Comments to W&F	Observations/Recommendations
4	2026/0068/FPA	<p>Cambian Whinfell School, 110 Windermere Road, Kendal</p> <p>Retrospective application for the retention of an existing raised decking area located to the rear of the property</p>	Fell	26 March 2026	<p>The Committee was disappointed to see that this was a retrospective application, and urged the Planning Authority to make further efforts to ensure residents are aware of their duties under the Planning System.</p> <p>The committee felt there should be some biodiversity net gain to compensate for the loss of vegetation that formally occupied the site, but otherwise had No material objections.</p>

Item No.5

Planning Committee - Minute Action Sheet - as at 1 April 2026

Ref. No.	Meeting Date	Minute No.	Title	Action (Resolution)	Officer Responsible (CB unless stated)	Deadline, if any	Date Action Commenced	Comments
22	19/02/2024	P150/2023	Planning Process and Issues	To produce a draft statement in relation to out of town food outlets, and to circulate to all Members of the Planning Committee, with Members to submit comments for inclusions should they so wish. (17/03/2025 - The Chair and the Town Clerk to discuss the matter of a draft statement in relation to out of town food outlets and to alter the commencement date on the sheet to 17 March 2025.)	DFR/CB	17/03/2026		To be drafted
53	17/03/2025	P180/2024	Minute Action Sheet	The Town Clerk to present a report on Planning Training for Members to the Committee in April 2025.	CB	20-Apr-26		Being collated. Will be reported in April 2026.
56	02/06/2025	P6/2025	Planning Process and Issues	The Town Clerk to report back to Committee on receipt of a response from Westmorland and Furness Council regarding its "non-statutory allotment land."	CB		22/05/2025 initially 07 Aug 25	Brief discussion followed by request for further information. Subsequent conversation Mar 2026

Ref. No.	Meeting Date	Minute No.	Title	Action (Resolution)	Officer Responsible (CB unless stated)	Deadline, if any	Date Action Commenced	Comments
58	16/06/2025	P18/2025	Shop Front Design Toolkit	To ask Westmorland and Furness to update the current Shop Front Design Toolkit.	CB		18-Jun-25	Scoping session held with KF and W&FC Econ Dev team. Next step will be Econ Dev taking conersation to Planning Policy colleagues and reporting to Town Team.
59	20/10/2025	P91/2025	Tebay Gorge bridges	For the Town Clerk to discuss diversion routes with Highways England, Police and Westmorland & Furness officers.	CB	17-Nov-25	27-Jan-26	National Highways are proposing a stakeholder group. This is currently being considered. Followed up for update 27 January 2026. A further action (16 Feb) was for the Chair to discuss the matter with Tim Farron MP and for the Clerk to raise the issue with the portfolio holder at W&FC.
61	02-Mar-26	P174/2025	Blind Beck	To see if the Blind Beck corridor can be added in the Call for Sites process.	CB	14-Mar-26	09-Mar-26	Question asked

Kendal Town Council
 Applications for Planning Committee: 7 April 2026
Appendix 1

Item No.9

No.	App No./Type	Address/Proposed Development	Parish Ward	Comments to W&F	Observations/Recommendations
1	2026/0417/FPA	5 Stramongate, Kendal Creation of a restaurant bar and six residential units (Use Class C3)	Fell	11 April	
2	2026/0418/LBC	5 Stramongate, Kendal Listed Building Consent for the creation of a restaurant bar and six residential units (Use Class C3)	Fell	11 April	
3	2026/0525/LBC	The Eddington Kendal, Highgate, Kendal Listed Building Consent for the installation of an accessible lift (Resubmission of 2024/2146/FPA)	Highgate	11 April	
4	2026/0492/FPA	The Eddington Kendal, Highgate, Kendal installation of an accessible lift (Resubmission of 2024/2146/FPA)	Highgate	18 April	

No.	App No./Type	Address/Proposed Development	Parish Ward	Comments to W&F	Observations/Recommendations
5	2026/0220/FPA	<p>Canal Head Highways Depot, Kendal</p> <p>Erection of 1x modular build training room installed near site entrance with new ramp and steps access and 1x prefabricated welfare cabin installed at bottom end of site with new ramp and steps access. New windows to existing building at north end of the site</p>	Mintsfeet	11 April	
6	2026/0509/FPA	<p>The Mint Works, 124 Highgate, Kendal</p> <p>Installation of 110 photovoltaic panels to the front and rear roof elevations. Panels to be removed and reused from South Lakeland House</p>	Highgate	18 April	
7	2026/0218/HOU	<p>34 Windermere Road, Kendal</p> <p>Replace two existing rear elevation velux windows, replace one front elevation dormer window. Installation of one new velux window to rear elevation.</p>	Fell	18 April	

No.	App No./Type	Address/Proposed Development	Parish Ward	Comments to W&F	Observations/Recommendations
8	2026/0521/HOU	Shieling, Parkside Road, Kendal Proposed single storey rear extension with enlarged first floor balcony above	Castle	10 April	
9	2026/0500/HOU	66 Bellingham Road, Kendal Removal of existing open porch and timber storage shed. Erection of single storey extensions to the front and side, installation of a first floor front balcony with glazed balustrade	Stonecross	12 April	
10	2026/0538/ADV	83 Stricklandgate, Kendal Advertisement Consent for 1x internally illuminated fascia sign 1x internally illuminated projection sign and 2x illuminated poster frames	Fell	18 April	

No.	App No./Type	Address/Proposed Development	Parish Ward	Comments to W&F	Observations/Recommendations
11	2026/0539/FPA	<p>83 Stricklandgate, Kendal</p> <p>Internal refurbishment works & replacement of windows to Birch Yard elevation, Camms Yard elevation and the main shopfront with new power-assisted doors for effective accessible entry with advertisement</p>	Fell	25 April	
12	2026/0407/HOU	<p>76 Bellingham Road, Kendal</p> <p>Proposed single storey rear extension</p>	Stonecross	18 April	
13	2026/0584/HOU	<p>27 Castle Street, Kendal</p> <p>Demolition of a single storey rear extension with proposed replacement single storey rear extension</p>	Mintsfeet	18 April	

No.	App No./Type	Address/Proposed Development	Parish Ward	Comments to W&F	Observations/Recommendations
14	2025/0117/FPA	<p>Land West of High Sparrowmire, Kendal</p> <p>Full planning application for a residential development of 143 new dwellings and the provision of associated access and infrastructure works including roads, drainage infrastructure, car parking, public open space and landscaping.</p> <p>The reason(s) for this re-consultation are as follows: Please pay consideration to amended/additional plans and amended/additional supporting documents/information (dated 24/03/26).</p>	Strickland/ Burneside CP	10 April	
	2026/0607/HOU	<p>3 Sleddale Gardens, Castle Street, Kendal</p> <p>Repainting of exterior render in brilliant white to all elevations, replacement of existing timber double-glazed casement windows with slate-grey uPVC casement windows, and repainting of front door and external woodwork to match</p>	Mintsfeet	25 April	