

**KESWICK TOWN COUNCIL
SEVEN PRINCIPLES OF PUBLIC LIFE**

Selflessness – Integrity – Objectivity – Accountability – Openness – Honesty - Leadership

Minutes of the meeting of Keswick Town Council held in the Council Chamber, Town Hall, 50 Main Street, Keswick on Thursday 20th August 2026 at 7.00 pm.

Present:

Chair
Councillor Natalie Evans
Councillors

Louise Dunn
Claire Houghton
Jean Murray

Steve Harwood
Denstone Kemp
Richard Scott

Chris Houghton
Benita Laphorn
Lorraine Taylor

Also present was Vivien Little (Town Clerk), Catherine Parker (Responsible Financial Officer), Councillor Lansbury (Cumberland Council), 1 member of the press, and four members of the public.

68. Apologies

Apologies for absence were received from Councillors Hardy and Peat. Their apologies were noted and accepted.

69. Minutes

RESOLVED that the Chair be authorised to sign as a correct record the minutes of the Town Council meeting held on the 16 July 2026 (pages 12-15).

70. Co-option of a Councillor

- i) **RECEIVED** a presentation from one co-option applicant giving the reasons they would like to be a Town Councillor, and what they feel they can offer to the community.
- ii) A vote took place and it was **RESOLVED** that Emily Hardy be co-opted as the candidate to fill the vacancy in the West Ward.

71. Requests for Dispensations

The Clerk reported that no requests for dispensation had been received.

72. Declarations of Interests

No declarations of interest were made at this meeting.

73. Matters to be received from the Public

A member of the public raised that at the recent Community Inquiry, one of the actions was relating to improvement in communication over what each level of local government did. They had noticed the improvement in the Town Council's Facebook communications, and that it was much welcomed and hoped it would continue.

74. Matters to be raised by Councillors

The Clerk read out a statement from Councillor Peat, stating that the releases at Thirlmere would continue through this winter, although the future after that was uncertain. Councillors thanked the work of Councillor Peat as well as Lynne Jones from Keswick Flood Action Group in their tireless work in fighting on the town's behalf.

Councillor Evans updated Councillors that she had been in touch with Keswick Youth Club, encouraging them to get clarity on their future following the news that the Derwent Pencil Museum would be moving to Rawnsley Hall.

Councillor Dunn stated that the survey on holiday lets had received 111 responses so far, and that it was continuing to be responded to.

75. Applications for Development

- i) **RESOLVED** that the following observations be submitted to the Lake District National Park Authority (*Action – RFO*).

Plan Ref.	Description, Location, Comments Recommendation
T/2026/0132	Fell one conifer tree Hope Park, Golf Kiosk and Putting Green, Lake Road, Keswick, Cumbria, CA12 5DG Declared interest
7/2026/2101	Installation of a stainless steel extract flue 3, Museum Square, Keswick, CA12 5AF <i>Support – We understand this is required to address concerns to prevent odours from the existing café kitchen spreading towards the adjoining Oxfam premises. Cumberland Environmental Health have confirmed that this proposal meets their technical requirements. It is located at the rear of the café extending above roof level in what is a service area for all the commercial premises from 1-7 Museum Square, including one property which has a similar extract flue. In this context we consider it is acceptable.</i> SUPPORT
7/2026/2124	Proposed modification to existing flat roof areas and existing ground and first floor areas, to form a hotel spa. Proposals include outdoor rooftop swimming pool, warm lounge, roof garden seating and bar area, with associated internal alterations to provide reception, changing rooms, thermal room, plant areas, new staircase and lift. Inn On The Square, Main Street, Keswick, CA12 5JF <i>Support – This is a 4 star hotel in a prominent location in the town centre which was extensively refurbished to a high standard in 2014/15. This application is an innovative approach to enhance what the hotel can offer and raise it to a new level. The building is within the Conservation Area but main visual impact will be the roof level at the rear of the hotel overlooking Bell Close car park towards Latrigg and Skiddaw beyond. Whilst we may have reservations about the practicality of maintaining an open air swimming pool in our Lake District climate, this is a subjective judgement and we would not wish to restrict the imagination of the applicant. Given the proposed opening hours to 22.00pm on weekdays we request that adequate protection measures are included to minimise noise transmission to adjacent residential properties. We support this unique proposal.</i> SUPPORT
7/2026/2134	Variation of condition 3 (manager's accommodation) on planning permission 7/2023/2214 Change of use of guest house (Use Class C1) to a holiday let with managers accommodation (sui generis use) - removal of managers accommodation. 13 Lakeland View, High Hill, Keswick, CA12 5NY <i>Object – We strongly object to the principle of removing the requirement that the holiday let accommodation permitted must have a manager</i>

occupying the managers accommodation and be resident overnight. We consider the removal of this condition to improve profitability of the premises is totally irrelevant as a reason. To claim that there has been no problems since the permission was granted reinforces case for this to remain. At our Town Council meeting on 16th July 2026 we had a number of representations from the public about anti social problems regularly experienced as parties intent on this type of activity appeared to be targeting holiday lets without on-site management. This was accompanied by one of the main letting agencies in Keswick outlining provisions in place to address such issues but it was clear to all present that it is simply no replacement to the principle of having an on site presence. We have provided numerous reported incidents of anti social behaviour in such situations. It should be also noted that removal of the managers accommodation would result in the loss of a home creating a demand for relocation elsewhere. We consider that the planning permission condition was correct in acknowledging the need to protect the amenity of adjoining residents as planning policy 06.

OBJECT

- ii) **RECEIVED** update on National Park planning decisions.

76. Mayor's Report

RECEIVED details of the Mayor's engagements and meeting attendance for the period 10 July 2026 – 13 August 2026.

77. Reports from Ward Representatives

RECEIVED reports from the following representatives:

- i) Cumberland Council – Councillor Lansbury requested that Councillors and residents keep reporting issues for Cumberland via the Cumberland website, and the reporting system. The Clerk agreed that communications could be done around this to ensure that it was easy for people to follow.

Councillor Lansbury then reported on a meeting which was had with teams members from Cumberland, the Clerk, Councillor Peat and herself, on the issue of street furniture, A-boards, and the PSPO, all of which were looked after by different areas, including the LDNPA. This would be followed up on. Councillor Lansbury also informed Councillors that the PSPO covering Cumberland would be redone next year, and that we should get in any comments early.

She also said that after a good deal of back and forth, the St Herberts School Field would get a bypass pipe in place, which will go into the River Greta, so it was hoped that it would solve the issue of flooding in the field.

Councillor Houghton left the meeting at 7.50pm

Councillor Kemp left the meeting at 7.52pm

Councillor Houghton returned to the meeting at 7.53pm

Councillor Kemp returned to the meeting at 7.54pm

- ii) LDNPA North Distinctive Area Parishes Representative – no update was available.

78. TRO information for Cumberland Council

RECEIVED the report of the Clerk.

RESOLVED that work on this list be delegated to the Visitor Management Working Group in order to be refined before being passed onto Cumberland Council (*Action – Clerk*).

79. Payment of Accounts

RESOLVED that the accounts for August 2026 as approved by the Inspection Committee be authorised for payment (*Action RFO*):

- i) For the Town Council, vouchers 96 – 124 amounting to £58,081.15 (fifty eight thousand and eighty one pounds and fifteen pence)
- ii) For the Trusts, vouchers HP77 – FP92 amounting to £13,261.08 (thirteen thousand two hundred and sixty one pounds and eight pence)

80. Audit for the year ending 31 March 2026

RESOLVED to approve and accept the Annual Governance and Accountability Return for the year ended 31 March 2026 including the certificate of conclusion of the External Audit.

81. Lake Road Subway Art Work – Vandalism

RECEIVED the report from the Responsible Financial Officer.

RESOLVED that the Responsible Financial Officer be granted delegated authority to find out how much it was likely to cost for accommodation and travel and try and get a complete quotation to pass to the Councillors insurers, and if necessary, fund the out of pocket expenditure from the Visitor Management Working Group fund (*Action – Responsible Financial Officer*).

82. Quarterly Budgets

RECEIVED for information the quarterly budget comparisons.

83. Reports from Representatives on Outside Bodies

RECEIVED a report from Battersby Charity – Council representative Councillor Harwood.

84. Visitor Management Working Group

RECEIVED for information the minutes of the Visitor Management Working Group on Monday 17 August 2026.

85. Tour de France update

RECEIVED a verbal update from Councillor Harwood. He informed Councillors that it was likely that the Tour de France route was not going along Manor Brow, but instead along Penrith Road. The town will likely be closed down from somewhere around 3am on the Saturday, but special provision will be made for essential workers. Everything will be finalised by November.

Any comms from our part should be directed to Cumberland Council, and their dedicated website.

86. Correspondence

RECEIVED correspondence from a member of the public.

RESOLVED that

- i) a balanced letter be sent from Keswick Town Council to the Chief Executive and Leader of Cumberland Council, raising concerns, but acknowledging that a lot of the issues are caused by the sheer number of tourists to the town, which they have no control over (*Action – Clerk*); and
- ii) seek to bring up the issue of Civic Pride at the next meeting of the Lakes to Sea Panel (*Action – Clerk*).

87. Police Report

RECEIVED the report of the Allerdale Rural Neighbourhood Policing Team.

88. Staffing Committee

RECEIVED the minutes of the Staffing Committee meeting held on 10 August 2026 (pages 2-3).

Prior to consideration of the following business, the Chair moved the resolution:

‘That under the Public Bodies (Admission to Meetings) Act 1960, the public and representatives of the press and broadcast media be excluded from the meeting during the consideration of the following items of business as publicity would be prejudicial to the public interest because of the confidential nature of the business to be transacted’

89. Tour de France update

RECEIVED the report from Councillor Harwood.

RESOLVED that Councillor Harwood and the Clerk write a letter to Cumberland Council, setting out our concerns over the proposed event, and highlighting solutions that could be *used* (Action – Councillor Harwood and Clerk).

90. Office Upgrade

RECEIVED the report of the Responsible Financial Officer.

RESOLVED that the Clerk and Responsible Financial Officer be given authority to spend up to £5000 on the work, to be taken from accruals as set out in the report (Action – Clerk and RFO).

The meeting closed at 9.04p.m.

Chair

Date