

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, Keswick on Thursday 16th July 2026 at 7.00 pm.

Present:

Chair
 Councillor Natalie Evans
Councillors

Louise Dunn
 Claire Houghton
 Jean Murray
 Lorraine Taylor

Steve Harwood
 Denstone Kemp
 Claire Peat

Chris Houghton
 Benita Lapthorn
 Richard Scott

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

51. Apologies

No apologies were received at this meeting

52. Minutes

RESOLVED that the Chair be authorised to sign as a correct record the minutes of the Town Council meeting held on 18th June 2026 (pages 8-11).

53. Requests for Dispensations

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

54. Declarations of Interests

Councillor Evans gave a personal explanation with regard to agenda item 5, Matters to be received from the public, as she lived in a neighbouring property. She requested that the Standing Orders be suspended, and Councillor Dunn take the Chair for the duration of the discussion regarding holiday lets.

Councillor Peat gave a personal explanation with regard to agenda item 5, Matters to be received from the public, as she owned a holiday let. She requested that the Standing Orders be suspended and Councillor Dunn take the Chair for the duration of the discussion regarding holiday lets.

55. Matters to be received from the Public

A member of the public asked questions of the Town Council regarding the Town Council's policies regarding climate change and how they intended to let the public know and encourage them to work with the Town Council.

The Clerk responded to the questions with answers regarding the declaration of Climate Emergency in 2019, an extensive list of what the Town Council and the Parks have done in response to this declaration, and confirming that while we are doing what we can, there is only so much that we as a small Town Council can do, other than lead by example. Councillor Peat also pointed out that the Council had been working with major events which visit the town in order to raise our concerns, with the result being that there was now significantly less single use plastics being used by these event organisers.

Councillor Dunn took the Chair for the next part of the discussion.

Councillor Dunn read out a letter that she had received from a member of the public who had many bad experiences relating to a holiday let that they lived next to.

A member of the public then gave their perspective on living next a holiday let that was often used as a party let. They often had their Friday and Saturday nights sleep disturbed by anti-social behaviour, and it was a similar situation for other residents who lived close by. The member of the public had ideas for solutions to this issue, including a noise disturbance deposit, an eviction clause in the agreement that guests sign, and ensuring that a good management system was in place, contactable when the issues were actually taking place.

A second member of the public told Councillors about the issues they had had, including with a hot tub, and at one point 17 visitors to one house, all men, with appalling language coming at almost 1am.

Both of these members of the public had reported these incidents to the management of the holiday lets.

A third member of the public, who owned holiday lets in Keswick, then spoke to members of the public. They aimed to operate a responsible business, and wished to respond positively to any complaints about visitors to their holiday lets. They confirmed that they do screen bookings as best they can, and market their holiday lets to family groups, with no stag or hen parties allowed, however it was possible that people do lie on their bookings.

They wished to reassure that they were open to feedback, and willing to continue to work on making the situation better where they could.

Councillor Harwood wanted to emphasise to members of the public that it was important to keep reporting any issues, as this evidence can be used to give proof to the LDNPA that there were issues with holiday lets in residential areas.

Councillor Dunn stated that she had personal experience of this, and that following extensive communication with the holiday let owner, the situation did improve, so it was possible. Keswick Town Council would also continue lobbying for licensing for holiday lets, which would introduce stricter controls, similar to what is in place currently with HMOs.

Councillor Evans retook the Chair for the remainder of the meeting.

56. Matters to be raised by Councillors

Councillor Evans informed Councillors regarding the recent launch event for the Keswick Community Partnership website, which was a well attended event. There were two working groups formed following this meeting, one to look at the issue with second homes and holiday lets, the other dealing with vandalism and anti-social behaviour.

57. 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
7/2026/2055	Change of use from Guest House with Managers accommodation (C1) to self-contained residential dwellings (C3) Easedale House, Southey Street, Keswick, CA12 4HL <i>Support – this application proposes to adapt the existing guest house to provide 1x2 bedroom, and 7x1 bedroom self contained flats accessed via the existing entrance hall and communal staircase over 3 floors.</i> <i>There is also a lower ground floor area accessed off a ground floor unit. We support this type of accommodation which is in short supply in Keswick. It is noted that no car parking provision is included in the application, but we do not consider this to be essential for this type of accommodation. It is understood the guest house had separate arrangements for parking spaces in the area adjacent the</i>

NE

Methodist Church. As this is a Change of use application we object to this being "Market" housing as indicated on the application form. We consider that all dwellings should be subject to local occupancy conditions with 3 designated as "affordable" housing. A condition should also apply safeguarding their use as permanent residential accommodation excluding its use as a second home or holiday letting

SUPPORT

7/2026/2092

Installation of an external flue for a wood burning stove

Lane Rigg House, The Heads, Keswick, CA12 5ES

Object – this property is a traditional 3 storey building within the conservation area. The applicant proposed a new external flue to the side elevation in a black metallic finish which extends approx. 2 metres above the roofline. It is argued that the position and detailing is to minimise its prominence from public vantage points and preserves the visual integrity of the building in the streetscape. We consider this would do exactly the opposite and would be completely out of character on what is a visually prominent side elevation when walking towards Lake Road.

It could be argued that the installation of multiple upvc drainage pipes on this side elevation has already had a negative impact. However this is not an excuse to compound this situation. It is our view that a new flue on this side elevation should be enclosed within a built chimney stack with white render finish on the side of the building which can be accommodated within the site boundary

OBJECT

7/2026/2109

Proposed extension to the rear, side, and front

Rogerfield House, Manor Brow, Keswick, CA12 4AP

Support – this is a significant extension to the existing dwelling to provide improved living accommodation. It has been designed in a form and style in keeping with the existing house on a site which is large enough to accommodate it

SUPPORT

7/2026/2123

Change of use from C1 (Guesthouse) to C3 Use (Dwelling)

9, St. Johns Terrace, Ambleside Road, Keswick, CA12 4DP

Support – we support this change subject to a condition which would secure its use for permanent occupation excluding its use as a second home or holiday letting accommodation

SUPPORT

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

58. Mayor's Report

RECEIVED details of the Mayor's engagements and meeting attendance for the period 12 June 2026 – 9 July 2026.

59. Payment of Accounts

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

- i) For the Town Council, vouchers 74-95, amounting to £18,556.99 (eighteen thousand five hundred and fifty six pounds and ninety nine pence)
- ii) For the Trusts, vouchers HP55-FP 71, amounting to £12,640.71 (twelve thousand six hundred and forty pounds and seventy one pence).

60. Visitor Management Working Group

RECEIVED the minutes from the Visitor Management Working Group meeting on 6 July 2026.

NK

RESOLVED that Councillor Harwood reiterate to Cumberland Council the importance that workers to the town be able to access regular parking on the day of the Tour de France in order to be able to get to their jobs (Action – Councillor Harwood).

61. Clerk's Report

RECEIVED the report from the Clerk.

62. Cobbles in Market Square

RECEIVED the report from the Clerk and Councillor Chris Houghton.

RESOLVED that:

- i) The Clerk contact Cumberland Council, to add pressure to ensuring that the matter be resolved (Action – Clerk);
- ii) The Clerk contact Cumberland Council regarding the amount of vehicles which are using Market Square during the restricted period of 10.30-4.30, highlighting our concerns (Action – Clerk);
- iii) the Clerk continue to chase Cumberland Council regarding the installation of barriers at Derwent Close and Lake Road, as previously discussed (Action – Clerk); and
- iv) thanks be given to Jonathan Moore and Alan Dunn for their work in cleaning up the phone boxes outside the Moot Hall.

63. Correspondence

Consideration was given to a piece of correspondence received from a member of the public.

RESOLVED that the Clerk respond to the member of the public, thanking them for bringing this to our attention, and to add this to the list of future TROs to be brought forward to Cumberland Council (Action – Clerk).

64. Reports from Ward Representatives

RECEIVED reports from the following representatives:

- i) Cumberland Council – no report available
- ii) LDNPA North Distinctive Area Parishes' Representative – **RECEIVED** the report of the North Distinctive Area Parishes' Representative. Councillor congratulated Peter Walter on his recent selection as Deputy Chair of the Lake District National Park Authority.

65. Police Report

RECEIVED the report of the Allerdale Rural Neighbourhood Policing Team.

66. Staffing Committee minutes

RECEIVED for information the minutes of the Staffing Committee meeting held on 3 June 2026.

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'

18. Tour de France

RECEIVED a report from Councillor Harwood.

The meeting closed at 8.25p.m.


Chair

20/8/26
Date