

**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 21st July 2022 at 7.00 pm.

**Present:**

**Chairman**  
Councillor Steve Harwood

<b>Councillors</b>		
David Burn	Allan Daniels	Alan Dunn
Louise Dunn	Lewis Forsyth	Sally Lansbury
Tony Lywood	Jean Murray	Adam Paxon
Paul Titley		

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

**53. Apologies**

Apologies for absence were received from Councillor Miller. His apologies were noted and accepted by Councillors.

**54. Minutes**

**RESOLVED** that the Chairman be authorised to sign as a correct record the minutes of the Town Council meeting held on 16<sup>th</sup> June 2022 (pages 7-12).

**55. Co-option of Councillor**

- i) **RECEIVED** a presentation from one co-option applicant giving the reasons they would like to be a Town Councillors, and what they feel they can offer to the community.
- ii) A vote took place and it was **RESOLVED** that Jean Murray be co-opted as the candidate to fill the vacancy in the West Ward.
- iii) Councillor Murray duly signed the Declaration of Acceptance of Office.

**56. Requests for Dispensations**

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

**57. Declarations of Interests**

Councillor Burn declared a personal interest in planning application 7/2022/2155 as he was a close friend of the applicant. He would remain in the room and vote on this item.

Councillor L Dunn declared a personal interest in planning application 7/2022/2155 as she was a neighbour of the applicant. She would remain in the room and vote on this item.

**58. Police Report**

**RECEIVED** the report of the Allerdale Rural Neighbourhood Policing Team.

Councillors requested that the police be contacted about attending the next Council meeting.

**59. Matters to be received from the Public**

A member of the public discussed the proposals put forward in the paper for agenda item 12, Keswick Smarter. They were requesting support for filling a gap in knowing what groups were out there, and what

each group did. They requested that Keswick Town Councillor allowed a landing page for Community Groups to find out information about each other.

Councillors pointed out that anything set up would also need to work with groups who had no internet access, and would be able to be flexible.

Peter Walker, Chairman of Keswick Tourism Association spoke in relation to agenda item 16, supporting the proposal put forward, and offering support through membership of the KTA. He also suggested working through the agencies first, but also through the cleaning companies and support companies that work with the holiday let owners.

**60. Matters to be raised by Councillors**

No matters were raised by Councillors at this meeting.

**61. Lake District National Park – Keswick Conservation Area Appraisal**

Rose Lord, Environment Advisor at LDNPA, attending the meeting to discuss the proposed changes to the Keswick Conservation Area.

**RESOLVED** that delegated authority be given to the Planning Group to prepare an official response to the proposals, to be sent to the LDNPA within three weeks of this date.

**62. Applications for Development**

- i) **RESOLVED** that the following observations be submitted to the Lake District National Park Authority:

<b>Plan Ref.</b>	<b>Description of Development Location</b>
7/2022/2136	Proposed youth centre and residential development following refusal ref 7/2019/2166 Keswick Youth Centre, The Old Mill, Main Street, Keswick, CA12 5NJ <i>Defer decision until meeting on 18 August to allow new plans to be submitted</i>
7/2022/2155	Amendment to local occupancy to correspond with housing SPD, May 2021, condition 3 on planning permission 7/2013/2007 for construction of one new dwelling Oak House, Penrith Road, Keswick, CA12 4LJ No comments made <b>SUPPORT</b>
7/2022/2162	Extension to provide WC at ground floor level and addition of Rooflights to main house roof 56, Wordsworth Street, Keswick, CA12 4BZ No comments made <b>SUPPORT</b>
7/2022/2169	Change of use from guest house to self catering holiday accommodation and provision of a parking space 18, Eskin Street, Keswick, CA12 4DG <i>Object – the application plans submitted indicate that the owners accommodation is omitted and that all bedrooms will be available to book as one unit, not individual bedrooms. This is the 25<sup>th</sup> application of this type since June 2020 with no on – site management proposed. With reference to Policy 18 of the Local Plan which includes a condition for consideration of such</i>

*applications that they "do not introduce inappropriate levels of use in this location", we maintain our concern that the significant number of recent approvals granted is changing the balance of holiday accommodation available and does now introduce an inappropriate level of use. We also object to the provision of a parking space in this location due to insufficient space standards as advised by Cumbria CC Highways*

**OBJECT**

7/2022/2171

Removal of rooflight and replacing with dormer window to existing kitchen together with additional rooflight to bedroom 2, Brundholme Mews, Keswick, CA12 4NR

No comments made

**SUPPORT**

7/2022/2174

Roof refurbishment, repairs to render, chimneys & internal structural repairs & plaster works

Greta Hall, Main Street, Keswick, CA12 5NH

*Support – This represents a range of repair works to safeguard the fabric of this Grade I Listed building. It has been carefully considered and detailed by a specialist conservation architect using traditional construction techniques and sympathetic materials. No visual changes are proposed which would harm the character of this important building in Keswick's heritage*

**SUPPORT**

7/2022/2183

Non-material amendment to planning permission 7/2020/2039 (Erection of Hotel (C1) with restaurant / bar at ground floor, together with means of access, car parking, creation of loading/delivery bay and ancillary works) to make alterations to enclosure around bin store, render to access ramp, a flanking stone wall, relocation of main entrance door, omission of louvres to plant room and replace with stone, alterations to drainage, omission of green roof to bin store( for information only)

Former Ravensfield Site, High Hill, Keswick, Cumbria, CA12 5NX  
*For information only*

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

**63. Licensing application**

**RECEIVED** the Planning Group's report on licensing applications received for the period 10 June – 14 July 2022

**64. Keswick Smarter**

Consideration was given to a report from Councillor Harwood that proposed that Keswick Town Council support the set-up of a Keswick Smarter network.

**RESOLVED** that a central hub for information about community groups would be developed and placed on the Keswick Town Council's 'Community' page on its website.

**65. Mayor's Report**

**RECEIVED** details of the Mayor's engagements and meeting attendance for the period 10 June 2022 –14 July 2022.

**66. Reports from Ward Representatives**

**RECEIVED** reports from the following representatives:

- i) Allerdale Borough Council – Councillor Daniels gave an update regarding the flats which were being developed on Otley Road. The flats would be put out to tender for trusts to lease for five years until the new Cumberland Council was in a position to take them back over.  
Councillor Daniels also stated that Allerdale Borough Council and the Lake District National Park had been working on enforcing breaches of Local Occupancy Clauses within S106 agreements.
- ii) Cumbria County Council – Councillor Lywood stated that the pedestrian crossing by the Co-op was still going ahead, though work had paused due to the Convention. United Utilities had tried to close a road in Borrowdale to undertake some work, but had not applied for a Road Closure Order.  
Money was also being sought to extend the Keswick to Threlkeld path through to St John's in the Vale.
- iii) Cumberland Council – no report.
- iv) LDNPA North Distinctive Area Parishes' Representative – Dr Geoff Davies was in attendance at the meeting. He focused on the fact that Natural England's recent advice on Nutrient Neutrality, which was already beginning to affect planning applications. He commented on the fact that a potential licensing scheme for second homes may be timely, and that a letter had been sent to the Mayor from the Lake District National Park Authority offering help for Keswick Town Council to prepare a Neighbourhood Plan.  
**RECEIVED** the report from Dr Geoff Davies, Lake District National Park Authority North Distinctive Area Parishes Representative.

#### 67. Payment of Accounts

**RESOLVED** that the accounts for July 2022 as approved by the Inspection Committee be authorised for payment for:

- i) For the Town Council, vouchers 66 - 99, amounting to £46,846.02 (forty six thousand eight hundred and forty six pounds and two pence)
- ii) For the Trusts, vouchers, HP45 – FP78, amounting to £21,943.64 (twenty one thousand nine hundred and forty three pounds and sixty four pence)

#### 68. Holiday House Good Neighbours Scheme

Consideration was given to a report by Councillor L Dunn regarding a Holiday House Good Neighbours Scheme.

**RESOLVED** that a small working group be set up, consisting of Councillors Burn, Daniels, L Dunn, Lansbury, and Murray to look at the next steps involved with this.

#### 69. Consultations

- i) Consideration was given to the Government's Call for Evidence with a view to the possible introduction of a registration scheme for tourist accommodation, and to consider what Keswick Town Council's response should be.  
**RESOLVED** that a Working Group be set up to consider Keswick Town Council's response, consisting of Councillors Daniels, Harwood, Forsyth, Lywood as well as Councillor Markus Campbell-Savours (Allerdale Borough Council and Cumberland Council) with guidance from Dr Geoff Davies, Lake District National Park Authority North Distinctive Area Parishes Representative, with a report being prepared for the September Town Council meeting.
- ii) Consideration was given to the Lake District National Park's Draft Statement of Community Involvement, and to consider the Keswick Town Council response.  
**RESOLVED** that the Planning Group be given delegated authority to respond to this consultation on behalf of Keswick Town Council.

#### 70. Budget Summary Comparisons as at 30 June 2022

**RECEIVED** budget comparisons for the 1<sup>st</sup> Quarter.

#### 71. Pedestrian Crossing on High Hill beside Keswick School

Consideration was given to the attached motion from Councillor Burn.

**RESOLVED** that the Clerk send a letter to Cumbria County Council highways emphasising the importance of the crossing following a site visit.

**72. Environmental Working Group Update**

Consideration was given to a report from Councillor Lansbury.

**RESOLVED** that:

- i) The Clerk write a letter to the Lakes and Dales Co-op, requesting that they consider removing disposable barbeques from sale; and
- ii) The organisers of Lakesman Triathlon be contacted, asking them to not supply plastic bags for kits in the future.

**73. Correspondence**

Consideration was given to an email from Friends of the Lake District regarding lobbying for ensuring that Common Land remains protected.

**RESOLVED** that support be given to the Friends of the Lake District's campaign to raise awareness regarding common land.

**Prior to the following business the Chairman moved the following 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'*

**74. Contracting**

Consideration was given to the report from the Responsible Financial Officer.

**RESOLVED** that:

- i) Workington and Cockermouth Town Councils be contacted in order to find out what their response is;
- ii) Following the conclusion of i) above, an offer to pay the amount discussed over a five year period is made to Allerdale Borough Council; and
- iii) the Clerk write a letter to Allerdale Borough Council seeking what amount Keswick Town Council can be expected to pay for the 2023 elections.

The meeting closed at 9.10 p.m.

  
Chairman

18.08.2022.  
Date