

**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, First Floor, Council Offices, 50 Main Street, Keswick on Thursday 21st March 2024 at 7.00 p.m.

Present:

Chair
Councillor Steve Harwood

Councillors

Louise Dunn	Claire Houghton	Chris Houghton
Denstone Kemp	Sally Lansbury	Benita Laphorn
Jean Murray	Lorraine Taylor	

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

194. Apologies

Apologies for absence were received from Councillor Nelson. His apologies were noted and agreed by Councillors.

195. Minutes

RESOLVED that the Chair be authorised to sign as a correct record the minutes of the Town Council meeting held on Thursday 15th February 2024 (pages 44-47).

196. Requests for Dispensations

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

197. Declarations of Interests

Councillor Harwood gave a personal explanation with regard to planning application 7/2024/2016, as he lived in a neighbouring property. He intended to remain in the room and vote on this item.

198. Police Report

RECEIVED the newsletter of the Allerdale Rural Neighbourhood Policing Team.

199. Matters to be received from the Public

A member of the public requested that the Council consider reinstating the portaloos at the beginning of the Keswick to Threlkeld trail. This trail is well used, especially on a Saturday when Parkrun operates. There were concerns about human waste, which would need to be directed to Cumberland Council's Environmental Health team.

Councillors felt that they had done all that they could at the present time to provide facilities, but they did not own or lease the land, and those organisations had not donated significant funds when requested to. However, it was something which the Council would bear in mind, and if they could make any progress, they would.

200. Matters to be raised by Councillors

No matters were raised by Councillors at this meeting.

201. Applications for Development

- i) **RESOLVED** that the following applications be submitted to the Lake District National Park: (Action – RFO)

Plan Ref.	Description, Location, Comments Recommendation
T/2024/0027	Fell 1 Mature larch tree and replant 3 other smaller trees - Acer palmatum, Malus Golden Hornet and Prunus Sargentia Upper Fitz Park, Station Road, Keswick, Cumbria, CA12 4NF Declared interest
T/2024/0032	T 1 - Sycamore – Fell Little Bield, Chestnut Hill, Keswick, CA12 4LT <i>No comments made</i> SUPPORT <i>(Observations submitted under delegated powers 28/02/2024)</i>
7/2023/2247	Single storey front extension to create larger kitchen/dining area 56, Trinity Way, Keswick, CA12 4HZ <i>No comments made</i> SUPPORT <i>(Observations submitted under delegated powers 28/02/2024)</i>
7/2023/2260	New rear dormer window to allow use of attic space and installation of solar panels to front and rear Sandygate House, Rogerfield, Keswick, CA12 4BW <i>Support/Object – we support the principle of utilising roof spaces but object to flat roof dormers as being out of character. Taking note of the new Lake District Design Code we object to the solar panels proposed on the front elevation of this house</i> SUPPORT/OBJECT <i>(Observations submitted under delegated powers 28/02/2024)</i>
7/2023/2282	<i>Proposed development of new access and revised car parking area. Howe Keld, 5-7, The Heads, Keswick, CA12 5ES Object – the expansion of the existing parking area proposed relies on encroaching into the grassed area in the control of Cumberland Council. We note the highway concerns raised in their response to this application and their clear statement they will not agree any development within the highway boundary in this location. We also do not agree with the loss of the existing tree which is a prominent feature in the boundary of the Conservation Area</i> OBJECT <i>(Observations submitted under delegated powers 28/02/2024)</i>
7/2024/2007	Install an additional two rapid electric vehicle charging stations within the car park

Booths, Tithebarn Street, Keswick, Cumbria, CA12 5EA

Support – this is an expansion of the existing electrical charging points including a fully accessible unit for disabled users. The key concern is the possible vulnerability of flooding in this location. We are satisfied that this has been considered in the flood risk assessment provided with special safety measures for this eventuality

SUPPORT

(Observations submitted under delegated powers 28/02/2024)

7/2024/2009

Replacement Front Elevation Door & Windows to Indian Restaurant
5, St Johns Street, Keswick, Cumbria, CA12 5AP

Object – we acknowledge the desire to upgrade the existing restaurant frontage which is described as past repairing and single glazed. Whilst the variation in styles on St. John's Street is noted we consider the new pattern proposed has a bland appearance compared to the interesting pattern of the existing in this Conservation Area. We object to the option of having folding doors on the street frontage which we consider inappropriate in a non-pedestrianised area with frequent traffic and narrow pavement

OBJECT

(Observations submitted under delegated powers 28/02/2024)

7/2024/2016

Erection of a privacy fence between 4 Browfoot and Glenburn
4, Browfoot, Keswick, CA12 4LQ

Object – the boundary fence applied for is a substantial 12 metre long x 2.5 metres high barrier which would have a significant detrimental visual impact in this location. We feel the whole community would be affected by the impact of such a high barrier to the open nature of front gardens along Browfoot characterised by low stone boundary walls and hedges. A privacy issue is stated as justification with windows in a side extension at Glenburn, in place since 2000, overlooking the property frontage at 4 Browfoot. The frontage in question is completely surfaced in block pavers with small areas of peripheral planting and is used primarily for car parking. The overlooking is no greater than anyone can see walking along the Penrith Road public footpath and is not valid reason for such an imposing and intrusive barrier.

OBJECT

(Observations submitted under delegated powers 28/02/2024)

7/2024/2017

Replacement of modern windows to rear elevation and replacement of front door

12, Larch Cottage, The Plosh, Borrowdale Road, Keswick, CA12 5DE

No comments made

SUPPORT

7/2024/2022

Replacement of existing greenhouse

Town Head House, 25 St Johns Street, Keswick, CA12 5AE

No comments made

SUPPORT

(Observations submitted under delegated powers 28/02/2024)

- 7/2024/2024 Two-storey extensions, alterations to roof, raised patio and privacy screening - variation of condition 2 (plans) of planning permission 7/2023/2057 to amend design of front elevation first floor central window
21, Manesty View, Keswick, Cumbria, CA12 4JF
Object – we objected to a previous application with particular emphasis on the large central single pane window at first floor level which forms the basis of the variation requested. We maintain our objection in the strongest possible terms as we consider this to be out of proportion with the balance of this front elevation
OBJECT
(Observations submitted under delegated powers 28/02/2024)
- 7/2024/2027 Alterations & extensions
76, Latrigg Close, Keswick, CA12 4LF
Support – this is a sensitively designed extension to provide additional living accommodation for a local family with no direct implications on adjacent properties
SUPPORT
(Observations submitted under delegated powers 28/02/2024)
- 7/2024/2029 Alterations associated with permitted amalgamation of numbers 1 & 3 Manesty View to create fully accessible open plan dwelling, specifically new raised terrace and removal of No.3 garage to allow creation of new drive at entrance level and new entrance porch
1 & 3, Manesty View, Keswick, CA12 4JF
No comments made
SUPPORT
- 7/2024/2030 To alter existing pedestrian access and form new vehicular access for off-street parking
9, Blencathra Street, Keswick, CA12 4HW
Support – support in principle subject to satisfying the requirements set out in the response from Cumberland Council on Highway safety issues relating to providing satisfactory visibility for vehicles exiting the parking space
SUPPORT
(Observations submitted under delegated powers 28/02/2024)
- 7/2024/2047 Extension of dormer roof - balcony and conversion of garage to residential use
1 & 2 Markholme Cottages, Crosthwaite Road, Keswick, CA12 5PP
Support/Object – It is noted this is a resubmission of previous application 7/2023/2266. We SUPPORT the propose garage conversion and new lean-to extension at the rear.
We have no objection to the dormer extension but we OBJECT to the proposed high level balcony on the prominent south west elevation. This is an unnecessary addition to a non -traditional building at a level which creates an uneasy balance which is out of character with the area
SUPPORT/OBJECT

7/2024/2049 Proposed glass infill extension to connect existing house and outbuildings and Internal alterations to outbuildings
Town Head House, 25 St Johns Street, Keswick, CA12 5AE
Object – it is noted this is a resubmission of applications 7/2023/2148 & 2149. While we have no objection to the principle of converting existing outbuildings with a link extension to Town Head House, we consider this alternative proposal is over complicated and does not relate well to the existing building. We OBJECT to the design of the proposed glazed link extension as being unsympathetic to this Grade II listed building in the Conservation Area

OBJECT

7/2024/2050 Proposed glass infill extension to connect existing house and outbuildings and Internal alterations to outbuildings – Listed Building Consent
Town Head House, 25 St Johns Street, Keswick, CA12 5AE
Object – it is noted this is a resubmission of applications 7/2023/2148 & 2149. While we have no objection to the principle of converting existing outbuildings with a link extension to Town Head House, we consider this alternative proposal is over complicated and does not relate well to the existing building. We OBJECT to the design of the proposed glazed link extension as being unsympathetic to this Grade II listed building in the Conservation Area

OBJECT

ii) **RECEIVED** update on National Park Planning Decisions

202. Mayor's Report

RECEIVED details of the Mayor's engagements and meeting attendance for the period 9th February 2024 – 14th March 2024.

203. Reports from Ward Representatives

RECEIVED reports from the following representatives:

- i) Cumberland Council Representative – no representation made.
- ii) Lake District National Park Authority North Distinctive Area Parishes Representative – no representation made.

204. Annual Review of Effectiveness of Internal Financial Controls

RECEIVED the report from the Responsible Financial Officer.

205. Assets Register

Councillors considered the report of the Responsible Financial Officer.
RESOLVED that the Assets Register for the Town Council be approved.

206. Payment of Accounts

RESOLVED that the payment of accounts for March 2024 as approved by the Inspection Committee be authorised for payment (Action – RFO).

- i) The Town Council, vouchers 243 – 271, amounting to £31,528.61 (thirty one thousand five hundred and twenty eight pounds and sixty one pence)
- ii) The Trusts, vouchers HP210 – FP223, amounting to £15,312.76 (fifteen thousand three hundred and twelve pounds and seventy six pence)

207. Clerk's Report

RECEIVED the report from the Clerk.

RESOLVED that Councillor Dunn be added to the Planning Group.

208. Keswick Flood Action Group

RECEIVED an update from Councillor Louise Dunn.

RESOLVED that:

- i) Keswick Town Council write to Gold Command leadership to request that local Town and Parish Councils and voluntary groups concerned with flood risks are formally incorporated into the information cascade in their standard operating procedures; and
- ii) Keswick Town Council formally writes to Cumberland Council alongside Keswick Flood Action Group and Keswick Community Emergency Response Partnership outlining key roles for which we do not have contacts, asking for clarification for flood preparation measures and emergency responses (Action – Clerk).

209. Minutes

- i) **RECEIVED** for information the notes of the Keswick Ministries Town Liaison Forum from Thursday 22 February 2024.

210. Biodiversity Presentation

RECEIVED the presentation recently made by the Town Clerk to the CALC/CaFS event – Biodiversity and Climate Change – What can Town and Parish Councils do?

The meeting closed at 7.57pm


Chair

18.4.2024
Date