

Development Control Committee

MINUTES of a meeting of the Development Control Committee held at the National Park Office, Murley Moss, Kendal at 10.00 am on 2 July 2025.

Present

Mr M Kidd
Mr J Jackson
Mr R Outhwaite

Mr D F Rathbone
Mr C J Southward

2 vacancies

Apologies

Mr P Walter

Mr A Pratt

Not Present

Mr P Dixon

67/25 Appointment of Chair

Mr Jackson nominated Mr Kidd to be appointed as Chair and Mr Outhwaite seconded the appointment. There were no other nominations.

Decided: That Mr Kidd be re-appointed/appointed as Chair for the coming year.

68/24 Appointment of Deputy Chair

Mr Jackson proposed that this item be deferred to the next meeting of the Development Control Committee and Mr Rathbone seconded the proposal.

Decided: That the appointment of Deputy Chair be adjourned to the next meeting of the Development Control Committee.

69/25 Apologies

Apologies were received from Mr P Walter and Mr A Pratt.

70/25 Minutes

Decided: that the Minutes of the meeting held on 4 June 2025 be confirmed and signed by the Chair.

71/25 Chair's Announcements

The Chair announced to the Committee and members of the public that the meeting was being livestreamed and that a digital recording of the meeting would be made.

72/25 Declarations of Interest

There were no declarations of a registrable interest or disclosable pecuniary interest relating to any of the business of the Committee.

73/25 **Public Participation**

There were no questions, petitions or deputations of a general nature relating to the business of the Committee.

74/25 **Site Inspections**

The Head of Development Management informed Members that there were no proposals for site inspections.

75/25 **Planning Applications with Public Speaking**

In accordance with the Authority's Policy for Public Attendance and Speaking at Committee Meetings, the public participated at this stage in the meeting. Details of those attending in respect of specific applications are set out in Annex 1 to these minutes.

76/25 **Schedule of Planning Applications**

The Committee considered planning applications and reached decisions as listed in the schedule.

7/2025/5229 Howbeck, Broadgate, Grasmere
Refurbishment and first floor extension to an existing dwelling,
removal of an existing conservatory and associated driveway
improvements.

Motion to approve the application with conditions
Proposed by Mr Jackson
Seconded by Mr Rathbone
Members were unanimously in favour of motion

Decided: Approved with conditions

7/2025/5249 Low Wood Bay Resort & Spa, Ambleside Road, Windermere
Advertisements relating to the business operating on site and
events taking place

Motion to approve the application with conditions
Proposed by Mr Jackson
Seconded by Mr Rathbone
Members were unanimously in favour of motion

Decided: Approved with conditions

7/2025/5266 Brow Top Farm, Kentmere, Kendal
Existing monopole to be relocated onto new raised concrete
foundation; Installation of new slimline antenna mounts; Relocation

of 3 no. Emergency Services Network antennas to the top of the installation, overall height 15.9m; Installation of 3 no. new Shared Rural Network antennas; Installation of 5 no. new equipment cabinets; Associated ancillary development including remote radio units, mast head amplifiers, GPS nodes and cabling

Motion to approve the application with conditions
Proposed by Mr Jackson
Seconded by Mr Southward
Members were unanimously in favour of motion

Decided: Approved with conditions

7/2025/2072 2, Manor Park, Keswick, Cumbria
Replacement windows

Motion to approve the application with conditions
Proposed by Mr Outhwaite
Seconded by Mr Jackson
Members were unanimously in favour of motion

Decided: Approved with conditions

7/2025/4011 Parsonage Farm, Silecroft, Millom
Slurry Tower

Motion to approve the application with conditions
Proposed by Mr Jackson
Seconded by Mr Southward
Members were unanimously in favour of motion

Decided: Approved with conditions

7/2025/5178 6, Wynlass Park, Windermere
Alterations and extensions

Motion to approve the application with conditions
Proposed by Mr Jackson
Seconded by Mr Outhwaite
Members were unanimously in favour of motion

Decided: Approved with conditions

7/2025/5196 Brantside, Sun Hill Lane, Troutbeck Bridge
Double garage and multifunctional hobby room above

Motion to refuse the application
Proposed by Mr Jackson
Seconded by Mr Outhwaite
Members in favour of motion: 3
Members against the motion: 2

Decided: Refused

7/2025/5225 Hartbarrow Cottage, Cartmel Fell, Windermere
Demolition of part of the existing house and Outbuildings.
Extensions and alterations

Motion to approve the application with conditions
Proposed by Mr Outhwaite
Seconded by Mr Rathbone
Members were unanimously in favour of motion

Decided: Approved with conditions

7/2025/5228 Field located between Loughrigg Park & Borrans Road, Ambleside
Proposed development of 40 dwellings - variation to condition 2
(plans) on planning permission reference 7/2022/5572 to change
the house designs, elevations and finished floor levels of plots 26 to
30 only

Motion to approve the application with conditions
Proposed by Mr Jackson
Seconded by Mr Outhwaite
Members were unanimously in favour of motion

Decided: Approved subject to conditions

7/2025/5258 2 North Field, Newby Bridge, Ulverston
Construction of detached boat store

Motion to approve the application with conditions
Proposed by Mr Outhwaite
Seconded by Mr Jackson
Members were unanimously in favour of motion

Decided: Approved subject to conditions

77/25 Delegated Planning Applications

Decided: to accept the report of the Head of Development Management.

78/25 Delegated Compliance Matters

Decided: to accept the report of the Head of Development Management.

79/25 Appeals Lodged

Decided: to note that the following appeals had been lodged:

7/2025/2028 Development: Two storey side extension, conversion of attic and new rear entrance porch.
Site: Yew Tree Cottage, Portinscale, Keswick, CA12 5SP
Appeal Type: Householder Appeal Services

7/2024/5563 Development: Erection of three local occupancy residences with associated infrastructure and ancillary facilities
Site: Windermere Business Centre, Oldfield Court, Windermere, Cumbria, LA23 2HJ
Appeal Type: Written Evidence

7/2024/5674 Development: Construction of a new 2 bedroom detached property on a garden plot
Site: Fellside Close, Kendal Road, Bowness-on-Windermere, LA23 3ER
Appeal Type: Written Evidence

80/25 Tree Preservation Orders Made

Decided: to note that the following Tree Preservation Order had been made:

TPO No 486 Shirley, Windermere

(The meeting finished at 12:25)

Annex 1:

Public Speaking: Development Control Committee – 2 July 2025

Planning Ref. Number	Planning Application Site	Name of person speaking
7/2025/5229	Howbeck, Broadgate, Grasmere, LA22 9RH	
		Ms G Burton (Applicant's representative) Ms A Chadwick (Agent)
7/2025/5249	Low Wood Bay Resort & Spa, Ambleside Road, Windermere, LA23 1LP	
		Mr H Tonge (Agent)
7/2025/5266	Brow Top Farm, Kentmere, Kendal, LA8 9JL	
		Mr P Lansberry (Chairman, Parish Council) Ms L Cosgrove (Agent)