

## DEVELOPMENT CONTROL COMMITTEE – 3 SEPTEMBER 2025

### PLANNING APPLICATIONS APPROVED BY THE HEAD OF DEVELOPMENT MANAGEMENT ACTING UNDER DELEGATED AUTHORITY

***If Members wish to raise an issue with any of the following items please contact the Head of Development Management before Committee***

#### CUMBERLAND

7/2025/2040 Full Planning application

Gill Rigg, Upton, Caldbeck, CA7 8EU

Replace existing four solar panels with sixteen panels on south facing roof.  
Removal of existing oil tank and boiler, and replacement with Air Source Heat Pump

7/2025/2100 Full Planning application

Coanwood, Manor Brow, Keswick, CA12 4AW

Extension to dwelling

7/2025/2104 Full Planning application

York House, Chestnut Hill, Keswick, Cumberland, CA12 4LR

Proposed replacement of existing garage door with window

7/2025/2109 Full Planning application

Limedale Farm, Udale, CA7 1DS

Re-concreting yard area

7/2025/2112 Full Planning application

Little Bield, Chestnut Hill, Keswick, CA12 4LT

Extension to dwelling

7/2025/2113 Full Planning application

Land At Rock Wood Thirlspot Farm, Dunmail Raise To Nest Brow At Keswick, Thirlmere, Cumbria, CA12 4TW

Retention of telecommunications site for the emergency services communications network (Ref: 7/2022/2240) - Retrospective

7/2025/2115 Full Planning application

Bristowe Hill, Crosthwaite Road, Keswick, CA12 5PG

Detached carport/garage and games room/gym

7/2025/2124 S73 (Amend/Delete Condition)

Clarewood, Lonsties, Keswick, CA12 4TD

Demolition and new build dwellinghouse - variation of condition 6 (slate) of planning permission 7/2024/2250 to change slate colour to blue/grey

7/2025/2129 S73 (Amend/Delete Condition)

Riverside, Crosthwaite Road, Keswick, CA12 5PG

Variation of condition 3 (windows) of planning permission 7/2024/2140, house extension - variation of condition 1 (plans) on planning permission 7/2022/2224 (variation of permission 7/2021/2209 - construction of a single storey bedroom extension, conservatory, front porch and a first floor extension to accommodate a new stair with access to a first floor seating area) - change window opening from fixed to restricted opening

7/2025/2140 Full Planning application  
26, Stanger Street, Keswick, CA12 5JU  
Change of use from Guest House to flexible use as either Guest House, or C3 residential use (Dwellinghouse) as a primary residence/principal home

T/2025/0101 Tree Work in Conservation Area  
Crammond Cottage, Caldbeck, Wigton, Cumbria, CA7 8DU  
Tree #1: Alder - Remove 3 primary branches and minor stem. Tree #2: Oak. - Removal. Tree #3: Sycamore - Removal.

T/2025/0102 Tree Work in Conservation Area  
Little Orchard, Riverside, Caldbeck, Wigton, Cumbria, CA7 8DX  
Tree #1: Alder - Removal. Tree #2: Alder - Removal. Tree #3: Ash - Remove one heavy branch. Tree #4: Sycamores x2 - reduce crown height by up to 4.0 metres, Reduce crown width by up to 2.0 metres, remove/thin up to 20% of internal crown branches.

T/2025/0125 5 Day Notice (TPO or Conservation Area)  
12, Eskin Street, Keswick, CA12 4DQ  
1x Willow - fell - 5 day notice

T/2025/0135 5 Day Notice (TPO or Conservation Area)  
5 Millbank Cottages, Keswick, CA12 5LY  
Fell 1 x dead Cypress tree - 5 day notice

7/2024/4087 Full Planning application  
Low Greendale, Wasdale Head, Seascale, CA20 1EU  
Subdivision of dwelling into four bed dwelling and one bed holiday let (Retrospective)

7/2024/4098 Full Planning application  
Gosforth Public Hall, Main Street, Gosforth, CA20 1AS  
Extension and access improvements to Gosforth Public Hall

7/2025/4006 Listed Building Consent application  
Gosforth Public Hall, Main Street, Gosforth, CA20 1AS  
Extension and access improvements to Gosforth Public Hall

7/2025/4034 Full Planning application  
Gubbergill Farm, Irton, Holmrook, CA19 1YQ  
Change of use from agricultural building to a car repair shop

7/2025/4041 Full Planning application  
Rowans, Ennerdale, Cleator, CA23 3AR  
Replacement of an existing non-compliant septic tank with a new small scale sewage treatment plant

7/2025/4043 Full Planning application  
22, Meadowfield, Gosforth, Cumbria, CA20 1HU

Removal of existing garage, conservatory and entrance canopy, and the construction of double & single storey front, rear, and side extensions to an existing dwelling with internal and external modifications.

7/2025/4046 Notice of Intention (Demolition, Q6g)  
7,8,9 & 10, Summer Hill, Bootle, LA19 5UB  
Demolition of semi-detached and linked dwellings

7/2025/4047 Notice of Intention (Agricultural, Q6g)  
Bengarh, Wasdale, Seascale, CA20 1ET  
Roof over existing yard area

T/2025/0104 TPO application  
Fisherground Campsite, Eskdale, Holmrook, CA19 1TF  
2 x Ash trees (listed as T1 and T2 in the application) - Re-pollard

### WESTMORLAND AND FURNESS

7/2024/3085 Full Planning application  
Maiden Castle, Watermillock, Penrith, CA11 0LT  
Renovation of existing dwelling and extension into adjoining barn

7/2025/3045 Listed Building Consent application  
Fellgate Farm, Helton, Penrith, CA10 2QA  
Installation of an air source heat pump at the back of the property.

7/2025/3048 Full Planning application  
Town Head House, Penruddock, Penrith, CA11 0QU  
Replace existing rear pitched roof and side flat roof single storey extensions with 2 storey extension including PV panels to South facing roof pitch. Replace side single storey extension with new flat roof extension. New roof to existing single storey side extension to from new entrance. New roof window to existing pitched slate roof. Erection of a shed and glasshouse.

7/2025/3054 Full Planning application  
Fellgate Farm, Helton, Penrith, CA10 2QA  
Installation of an air source heat pump at the back of the property.

7/2025/3057 Full Planning application  
Tourist Information Centre, Glenridding, Penrith, CA11 0PD  
Installation of solar photovoltaic array on the south-facing roof

7/2025/3058 Full Planning application  
Land to the west of Shap Beck Quarry, Shap, Penrith, CA10 2QU  
To drill and retain one borehole, including the installation of a piezometer and data logger for groundwater monitoring

7/2025/3065 Modify planning obligation  
Styan Bew, Hartsop, Penrith, CA11 0NZ  
Application to modify Section 106 Agreement on planning permission  
7/2019/3104 (LEG/2019.1458)

7/2023/5211 Full Planning application  
Meathop Hall Cottage, Meathop, LA11 6RE  
Refurbishment works to Meathop Hall Cottage

7/2023/5212 Listed Building Consent application  
Meathop Hall Cottage, Meathop, LA11 6RE  
Refurbishment works to Meathop Hall Cottage

7/2024/5588 Full Planning application  
The Braithwaite Hall, Far Sawrey, Ambleside, LA22 0LQ  
Installation of 22 no. solar panels on the south facing roof slope, plus the installation of 2 no. Air Source Heat Pumps

7/2024/5700 Full Planning application  
School House, Finsthwaite, Ulverston, LA12 8BL  
Concreting to yards and roofing over feed areas in connection with Natural England catchment sensitive areas

7/2025/5010 Full Planning application  
Hill Of Oaks & Blakeholme Caravan Park, Newby Bridge, Ulverston, LA12 8NR  
Change of Use of 13 touring pitches to 4 holiday lodges

7/2025/5134 CLPUD - Certificate of Lawfulness of Proposed Use or Development  
35, Seedfield, Staveley, Westmorland And Furness, LA8 9NJ  
Conversion of existing integral garage into a room. Removal of front garage door and replacement with rendered block wall and window to match the rest of the house

7/2025/5135 Full Planning application  
Green Stile, Newby Bridge Road, Bellman Ground, Bowness-on-Windermere, LA23 3LX  
Proposed single storey side extension to replace existing conservatory with the formation of an additional first floor bathroom over the existing single storey lean to roof all together with the replacement of existing asbestos garage

7/2025/5140 Full Planning application  
Belmount, Outgate, Hawkshead, LA22 0NJ  
Material change of use of the building from use as a guesthouse to a flexible use as either a large holiday-let or as a single dwelling-house; conversion of the bank barn to create a dwelling as required for staff accommodation; new detached outbuildings; new conservatory within walled garden; works to boundary walls and gates; new sewage treatment plant and new ground source heat pump

7/2025/5141 Listed Building Consent application  
Belmount, Outgate, Hawkshead, LA22 0NJ  
External and internal alterations to the house to reinstate as a single dwelling; open ironwork porches to north and west elevations with associated alterations to existing stone staircase; conversion of bank barn and detached outbuildings, alterations to existing stone gate piers and reinstatement of decorative ironwork fencing on the existing stone roadside walls

7/2025/5149 Listed Building Consent application

Michelland House, Crook, Kendal, LA8 8LL

Install new flue through roof of boiler house. Flue will be inserted through existing modern plasterboard ceiling and slate roof. Flue will be black, protrude approx. 300mm above slates, and be maximum 125mm diameter. Flue flashing to be installed around existing roofing slates which will remain in place

7/2025/5151 S73 (Amend/Delete Condition)

Stonelands Cottage, Field Broughton, Grange over Sands, LA11 6HW

Alterations to existing cottage and change of use of existing barn to new dwelling – variation of condition 2 (plans) of planning permission 7/2017/5399 for alteration to drawing

7/2025/5163 Listed Building Consent application

The Old Mill, Giggling Goose Cafe, North Road, Ambleside, Cumbria, LA22 9DT

Change of use of cafe (Class E) to drinking establishment (Sui Generis), replacement of external signage and works to create toilets.

7/2025/5206 Full Planning application

Site to the rear of South Terrace, Windermere

Demolition of existing warehouse & replacement with new warehouse

7/2025/5261 CLEUD - Certificate of Lawfulness of Existing Use or Development

The Chalet, Elterwater, Ambleside, Cumbria LA22 9HS

Use of Le Chalet for short term holiday letting purposes

7/2025/5268 Full Planning application

Progression Solicitors, 5, Crescent Road, Windermere, LA23 1EA

Repairs to stonework on north gable of property and rendering with roughcast render to match front elevation

7/2025/5277 Full Planning application

Lumley Fee, Helsington, Kendal, LA8 8AQ

Change of use from a Bunkhouse (Sui Generis) to a private single residential dwelling (use class C3) as a primary residence

7/2025/5283 Full Planning application

Flodder Hall, Lyth, Kendal, LA8 8DG

Erection of slurry tower

7/2025/5303 Full Planning application

White Gates, Middle Entrance Drive, Bowness-On-Windermere, Windermere, LA23 3JZ

Proposed 2 no. 2 storey extensions to existing detached dwelling and detached replacement double garage

7/2025/5314 Advertisement Consent Application

Sizergh Castle, Sizergh, Kendal, LA8 8AE

National Trust outdoor mini welcome signs x2

7/2025/5315 Full Planning application

Troughton Hall Farm, Broughton in Furness, LA20 6AH

Conversion of barn to create additional domestic accommodation for existing dwelling

7/2025/5317 Full Planning application

Moss Eccles Tarn, Stones Lane, Near Sawrey, Ambleside

Repair and improvement works to Main Dam and Saddle Dam of Moss Eccles Tarn and creation of main site compound and satellite compound

7/2025/5322 CLEUD - Certificate of Lawfulness of Existing Use or Development

Valley View (Caravan), Johnscapes, Lyth Valley, Kendal, LA8 8DG

The change of use for the siting of a caravan, for residential use

7/2025/5324 Full Planning application

Ghyllbank, North Road, Ambleside, LA22 9DT

Change of use to butcher's shop and family home

7/2025/5325 Full Planning application

Rowanrigg, Lake Road, Windermere, LA23 2DB

Replacement windows, cladding, front door and porch roof

7/2025/5332 S73 (Amend/Delete Condition)

Whasdyke Farm, Blackmoss Lane, Windermere, LA23 1JN

Conversion of lean-to barn used for domestic storage to ancillary accommodation and installation of a package sewage treatment plant - variation of condition 2 (plans) of planning permissions 7/2024/5615 to include air source heat pump

7/2025/5333 S73 (Amend/Delete Condition)

Whasdyke Farm, Blackmoss Lane, Windermere, LA23 1JN

Conversion of lean-to barn used for domestic storage to ancillary accommodation and installation of a package sewage treatment plant - variation of condition 2 (plans) of planning permissions 7/2024/5616 to include air source heat pump

7/2025/5335 Notice of Intention (Agricultural, Q6g)

Millriggs, Kentmere, Kendal, LA8 9JJ

New cattle building

7/2025/5340 S73 (Amend/Delete Condition)

Wetherlam View, Little Langdale, Ambleside, LA22 9NZ

Alterations to form balcony and folding doors to living space together with installation of solar panels to roof on south elevation - variation of condition 2 (plans) on planning permission 7/2022/5508 enlarging the bifold doors, increased depth of balcony and altering garage doors

7/2025/5341 Full Planning application

Freshwater Biological Association, Ferry Landing, Far Sawrey, Ambleside, Cumbria, LA220LP

Replacement timber jetty and localised dredging to 1m below summer lake level.

7/2025/5349 Full Planning application

Garden Hill Cottage, Storrs Park, Bowness-on-Windermere, LA23 3LF

Replacement timber jetty and localised dredging to 1m below summer lake level. Replacement of two mooring posts. Repairing flagged slipway.

7/2025/5350 Full Planning application  
The Hill Farm, Grizebeck, Kirkby-in-furness, Cumbria, LA17 7XP  
Single storey rear and side extension and installation of two additional ground floor windows, forming extended kitchen / breakfast room, wc and utility

7/2025/5356 S73 (Amend/Delete Condition)  
Common Head, Crook Road, Staveley, Kendal, LA8 9NG  
Detached Garage/Workshop with PV panels - variation of condition 3 (slate) on planning permission 7/2025/5110 to change the slate to Ravensdale Blue Grey Slate

7/2025/5357 Full Planning application  
Tarn Howe, Lane Head, Windermere, LA23 2DW  
Demolition of existing out-building and construction of replacement out-building on the same footprint

7/2025/5358 Notice of Intention (Agricultural, Q6g)  
Common Farm, Windermere, LA23 1JQ  
Excavation of ponds, de-culverting, ditch blocking and wetland restoration

7/2025/5365 Full Planning application  
Finchfield, Sweden Bridge Lane, Ambleside, LA22 9EX  
Raised Terrace to Front of Property

T/2025/0063 Tree Work in Conservation Area  
2 Hart Head Barn, Rydal, Ambleside, LA22 9LT  
1 x Group of 6 Spruce trees (marked as Spruce trees in notification) - Fell to ground level.

T/2025/0095 TPO application  
Broughton Lodge, Field Broughton, Grange Over Sands, LA11 6HL  
Beech tree (listed as T11 in TPO: 101A) - Fell to ground level.

T/2025/0097 TPO application  
17, St. Marys Park, Windermere, LA23 1AY  
Oak tree ( listed as T1 in the application) - Fell to ground level.

T/2025/0108 Tree Work in Conservation Area  
Elleray Woods, Windermere, Cumbria  
1 x Beech tree (listed as T5 in notification) - Fell to ground level.  
1 x Birch tree (listed as T6 in notification) - Fell to ground level.  
1 x Willow tree (listed as T8 in notification) - Fell to ground level.  
2 x Sycamore trees (listed as T9 in notification) - Fell to ground level.  
3 x Ash trees (lusted as T2, T3, & T4 in notification) - Pollard to a suitable growth point.  
1 x Ash tree (listed as T1 in notification) - Remove deadwood (exempt works).

T/2025/0109 Tree Work in Conservation Area  
Grasmere C Of E School, Stock Lane, Grasmere, Ambleside, LA22 9SJ

Beech tree (marked as Tree 8 in notification) - Reduce the main part of the tree to a stump no higher than 5m and reduce the branch growing to the road back to the boundary of the property.

T/2025/0111 Tree Work in Conservation Area  
Latimer House, Lake Road, Windermere, LA23 2JJ

Conifer tree (listed as T1 in notification) - Crown lift the lowest whorls of branches to the red line as shown on the photo. To reduce the remaining lowest branches that overhang the road in by 3 metres back to the boundary ensuring 5.2 metre clearance over the road.

T/2025/0113 Tree Work in Conservation Area  
Sunny Brow Farm, Brow Lane, Staveley, Cumbria, LA8 9PH

Cypress tree (marked as T1 in notification) - Reduce by approximately 4m.

T/2025/0115 5 Day Notice (TPO or Conservation Area)  
The Gill, Lindale, Grange Over Sands, LA11 6LF

Fell 3 x ash trees - 5 day notice

T/2025/0122 5 Day Notice (TPO or Conservation Area)  
Greenhowe Caravan Park, Great Langdale, Ambleside, LA22 9JU

1x ash tree - fell - 5 day notice

T/2025/0141 5 Day Notice (TPO or Conservation Area)  
Neaum Crag, Skelwith Bridge, Ambleside, Cumbria, LA22 9HG

Fell 1 cherry tree - 5 day notice

T/2025/0142 5 Day Notice (TPO or Conservation Area)  
Easedale Tarn, Neaum Crag, Skelwith Bridge, Ambleside, Westmorland And  
Furness, LA22 9HG

Prune yew limbs over footpath to a height of 2.4m above ground level - 5 day notice