

Minutes of a meeting of Cockermouth Town Council held in the Council Chamber, Town Hall, Cockermouth on 19 December 2012 at 7.00pm

#### Members

I Burns (Mayor)

S Coates  
A Graham  
A Kennon  
E Nicholson  
C Smith

L Davies  
P Graham  
J Laidlow  
A Smith

Apologies for absence were received from Councillors C M Jackson & S Standage.

Also present: 1 press representative, 2 police representatives & Steve Robinson, Allerdale Borough Council.

#### **99 To authorise the Mayor to sign as a correct record the minutes of the last meeting held on 21 November 2012**

Resolved – That the minutes of the last meeting held on 21 November 2012 be signed as a correct record subject to February 2012 being amended to February 2013 in the third line of the resolution.

#### **100 Declaration of Interest**

Councillor Davies declared an other registrable interest in relation to all planning applications due to being a member of the Development Panel.

Councillor A Smith declared an other registrable interest in matters relating to Allerdale Borough Council due to being Leader of Allerdale Borough Council.

Councillor E Nicholson declared an interest in item 15 and left the room due to being the contractor for the road closure.

#### **101 Mayors Announcements**

The Mayor had attended the following events since the last meeting:-

- Rotary Dinner
- Civic Reception for Cockermouth School
- Judging of Grand Window Competition
- An evening with Castlegate Singers
- Mechanics Band Concert

## **102 Attendance by Police**

Inspector Kelly stated that both Christchurch and All Saints Wards had only 4 reported offences last month. This was the lowest crime rate for 18 months.

Officers were meeting with Mike Rollo, Car Parks Manager, Allerdale Borough Council to discuss anti-social parking in the Town.

There had been less obstruction of Church Walk since the last meeting. Inspector Kelly stated that this was an educational issue and that officers would continue to monitor the situation.

Councillors were told to report poorly parked vehicles in Market Place which were causing obstruction using 101.

## **103 Public Participation**

There was no public participation.

## **104a Planning Applications**

### **2/2012/0741**

New residential development for 8 dwellings and provision of locally equipped area for play/ Conservation Area Consent for part demolition of west and east gables (resubmission of 2/12/0128)

Former Gas Holder Site, New Street Cockermouth

Amendment- Block plan with site boundary line, Proposed phasing plan and proposed play area

Recommended – Approval subject to the developer being asked for an up front lump sum to cover the cost of future maintenance of the play area.

### **2/2012/0745**

Reserved matters application for proposed residential development approved under 2/2010/0036/ Conservation Area Consent for part demolition of west and east gables (resubmission of 2/12/0128)

Former Gas Holder Site, New Street Cockermouth

Amendment – Proposed reserved matters block plan, section 106 plan, phasing plan and play area

Recommended – Approval subject to the developer being asked for an up front lump sum to cover the cost of future maintenance of the play area.

**2/2012/0833**

Maintenance access track

Memorial Gardens, Wakefield Road, Cockermouth

This application is on our land.

**2/2012/0892**

Outline application for the erection of 3 no two storey dwellings and associated infrastructure

The Rectory, Lorton Road, Cockermouth

Recommended – Refusal due to overdevelopment of the site.

**2/2012/0894**

Window replacement

8 Waterloo Street, Cockermouth

Recommended - Approval

**2/2012/0896**

Listed Building Consent for works to recreate Georgian pantry, improve facilities for volunteers and staff and store.

Wordsworth House, Main Street, Cockermouth

Recommended - Approval

The applications below were circulated prior to the meeting with no objections

**2/2012/0741**

New residential development for 8 dwellings and provision of locally equipped area for play/ conservation area consent for part demolition of west and east gables (resubmission of 2/12/0128)

Former Gas Holder Site, New Street Cockermouth

Amendment – site plan, block plan, house types, site sections and landscape

**2/2012/0745**

Reserved matters applications for proposed residential development approved under 2/2010/0036/ conservation Area Consent for part demolition of west and east gables

(resubmission of 2/12/0128)

Former Gas Holder Site, New Street Cockermouth

Amendment –Proposed site plan, block plan, house types, sections and section 106

**2/2012/0835**

Replacement of existing casement windows with replica wooden frames and double glazed units

22 Kirkgate

**2/2010/0840**

Listed building consent for proposed addition of 2 no rooflights, omission of projecting rooflight structure, minor external and internal amendments to approved scheme 2/2009/0782

The Globe Hotel Main Street

**2/2012/0843**

Replacement of existing timber front door and top light with black composite door and top light

11 Horsman Street, Cockermouth

**2/2012/0845**

Glaze existing raised patio- retrospective

40 Dale View Cockermouth

**2/2012/0847**

Removal of garage and replace with two storey extension and erection of single storey extension

29 Towers Lane Cockermouth

**2/2012/0850**

Listed Building consent for replacement of windows

75 Main Street, Cockermouth

**2/2012/0851**

Listed Building Consent for replacement windows

81 Main Street Cockermouth

**2/2012/0852**

Listed Building Consent for replacement windows

77 Main Street Cockermouth

**2/2012/0853**

Replacement of existing conservatory frames and roof

17a Waterloo Street, Cockermouth

**2/2012/0867**

Amendment to extant approval 2/2011/0727 from 3 residential units to 2 residential units – Resubmission

South Street Surgery, South Street Cockermouth

**2/2012/0868**

Listed building consent for amendments to extant approval 2/2011/0727 from 3 residential units to 2 residential units- Resubmission

South Street Surgery, South Street Cockermouth

**2/2012/0871**

Replacement of existing stair with new ambulant compliant stair, minor internal structure alterations and change of use of first floor residence to retail.

35 Main Street Cockermouth

**2/2012/0872**

Listed Building Consent for replacement of existing stair with new ambulant compliant stair, minor internal structure alterations and change of use of first floor residence to retail.

35 Main Street Cockermouth

**2/2012/0874**

Glazed edge protection to flat roof

29 Derwentside Gardens, Cockermouth

## **104b Cumbria County Planning Obligations Policy**

Cumbria County Council is seeking views on its draft Planning Obligations Policy document. A policy framework has been prepared to ensure new development provides sufficient infrastructure to meet the demand created by that development where provision is not already available. Fair and reasonable contributions towards the cost of the provision of additional highways, transport, surface water management, adult social care, education and safer communities infrastructure will be sought by the County Council where it is needed to ensure the requirements of a development can be met.

Recommended – That the contents of the draft policy be welcomed and noted.

## **104c Allerdale's Strategic Housing Land Availability Assessment**

In March 2010, Allerdale Borough Council published the first SHLAA document. It is now necessary to review this document in order to take account of changes which have occurred to housing supply since publication as well as factor in new sites.

Recommended – That the content of the draft SHLAA be noted.

## **104d Tree Works**

Recommended – That the various tree works proposed at Hillside, Lamplugh Road be supported.

## **104e Tree Works, All Saints Car Park**

Agreed – That the approval of various tree works in All Saints Car Park be noted.

## **104f Tree Works, Millcroft Veterinary Centre**

Agreed – That the approval of various tree works at Millcroft Veterinary Centre be noted.

## **105 Financial Matters**

### **105a Schedule of Payments**

Resolved – That the schedule of payments in the sum of £6,454.69 as set out in the expenditure transactions approval list be formally approved for payment.

### **105b Concurrent Grant Reduction**

Allerdale are proposing a phased removal of their concurrent grant scheme. They are proposing a 50% reduction in 2013/14 and the complete removal of the concurrent grant scheme from 2014/15 onwards.

Cockermouth Town Council received £27,593 in concurrent grant towards the

running of the tourist information centre and maintenance of the Memorial Gardens.

Recommended – That Allerdale Borough Council be informed that we feel the phasing is too tight and that the reductions should be made over a 5 year period.

## **106 Correspondence**

### **106a A66 Fitz Roundabout**

Agreed – That works to improve the chevron signs within the A66 Fitz Roundabout within the central islands between 17 – 20 December 2012 be noted.

### **106b Cockermouth Flag**

Agreed – That Cockermouth and District Civic Trust be informed that Cockermouth Town Council does not support the creation of a Cockermouth Flag.

### **106c Cumbria County Council – consultation on draft budgets for 2013 – 2014**

As in the previous two years, Cumbria County Council continues to be faced by significant reductions in funding it receives from central Government, the reduction in 2013/14 is estimated to be in the region of £20m.

Agreed – That individual responses be sent to Cumbria County Council.

### **106d CALC**

Agreed – That the contents of the calc circular be noted.

### **106e Cockermouth School**

Agreed – That the letter of thanks be noted.

## **107 Clerks Report**

Those present considered the content of the Clerks report.

Resolved – That:-

- (a) The content of the report be noted.
- (b) Rachel Habgood's resignation be noted.
- (c) That the winners of the Grand Window and Trade Window Competition be noted.
- (d) That the winners of the Window Spotting Competition be noted.

## **108 Maintenance Access Track**

Resolved – That the construction of a maintenance access track in the Memorial Gardens by the Environment Agency be supported and indeed welcomed subject to the Town Council drawing up a legal agreement with the Environment Agency

regarding making good the Memorial Gardens upon completion of the access track and its future maintenance.

#### **109 Review of Fees & Charges & Annual Staff Salaries/Conditions Review**

Resolved – (a) That the fees and charges for 2013/14 be endorsed.

(b) That the annual staff salaries/conditions for 2013/14 be endorsed.

#### **110 Effectiveness of Internal Audit**

Resolved – That Georgina D Airey continues to be employed as our Internal Auditor.

#### **111 Neighbourhood Development Order (NDO)**

Four draft Neighbourhood Development Orders have been drafted by the Front Runners Sub Group.

These related to:-

- Flats above shops and offices along Main Street and Station Street
- Replacement shop fronts of traditional design and material along Station Street
- Replacement windows/doors (article 4 properties) on Wordsworth Terrace and Mountain View
- Flexible change of use of properties and the permission for placement of tables and chairs on the pavement on Market Place

Resolved – (a) That the content of the draft orders be approved subject to the following amendments:-

- Parking being considered as part of the creation of flats above commercial properties on Main Street and Station Street
- The inclusion of Main Street in the NDO for the replacement of shop fronts
- Including the consumption of alcohol on Market Place

(b) That a six week public consultation exercise be undertaken early in the New Year.

Resolved – That under the Public Bodies (Admission to Meetings) Act 1960, the public be removed for the following item of business due to commercially sensitive information being provided in confidence

#### **112 Taste Cumbria**

Members considered the results from this year's festival and the business case for the continuation of the festival in Cockermouth in 2013 and beyond.

Resolved – That Cockermouth Town Council agree in principle to a £15k



commitment over the next two years.

The meeting closed at 9.15 pm