

Minutes of a meeting of Cockermouth Town Council held in the Council Chamber, Town Hall, Cockermouth on Wednesday 18 July 2018 at 7.00pm

Members

D Malloy (Mayor)

I Burns
R Hanson
J Laidlow
A Smith
A Tyson

L Davies
A Kennon
S Nicholson
K Scales

Apologies: E Nicholson & S Standage

Also Present: 16 members of the public were also present.

44 To authorise the Mayor to sign as a correct record the minutes of the last Meeting held on 20 June 2018

Resolved – That the minutes of the last meeting held on 20 June 2018 be signed as a correct record.

45 To authorise the Mayor to sign as a correct record the minutes of the last Special Planning Meeting held on 7 June 2018

Resolved – That the minutes of the last Special Planning meeting held on 7 June 2018 be signed as a correct record.

46 To authorise the Mayor to sign as a correct record the minutes of the Special Planning Meeting held on 5 July 2018.

Resolved – That the minutes of the Special Planning meeting held on 5 July 2018 be signed as a correct record.

47 To accept as a correct record the minutes of the 35th Anniversary Sub Committee held on 13 June 2018 & 2 July 2018

Agreed – That the minutes of the 35th Anniversary Sub Committee meetings held on 13 June 2018 & 2 July 2018 be accepted.

48 Declaration of Interest

Councillor Smith declared a non-pecuniary interest in any matter relating to Allerdale Borough Council due to being the Leader of Allerdale Borough Council.

49 Mayors Announcements

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

- Armed Forces Flag Raising
- Ward Surgery
- Civic Reception for Chernobyl Children
- Harmonics Concert
- Castlegate Singers Concert

50 Police Report

The Police report was circulated prior to the meeting. An officer was not present at the meeting.

51 Public Participation

There was none.

52a Presentation by Simon Sharp, Allerdale Borough Council

Mr Sharp the new Planning and Implementation Manager introduced himself and outlined the new structure of the Borough Council's planning team.

Councillor Hanson asked Mr Sharp to give a brief outline of the Strawberry Grange application and explain why Opus North's application had been recommended for approval by planning officers.

Mr Sharp explained that had met the developer of Strawberry Grange and discussed a number of amendments regarding the retention of two landmark trees, density and layout. The developer was in the process of revising their plans. The Town Council would be re-consulted on the amended plans. He anticipated that the Development Panel would determine the application in October 2018.

Mr Sharp explained that Allerdale had authorised a professional peer review of the assessments submitted in respect of Opus North's application and that as officers they had agreed that there was not the ability to desegregate the site into smaller units. He argued that the report was balanced and acknowledged that members of the Development Panel may come to an alternative view.

Councillor Smith asked Mr Sharp to explain how planning was governed by National Policy.

Mr Sharp explained that Local Plan Policies had to be consistent with National Policy. He acknowledged that the 1999 settlement limits were out of date and afforded little weight and that tilted the balance in favour of sustainable development. New settlements limits would be in place in 2019.

Councillor Hanson asked if a Neighbourhood Plan would protect us from a land grab.

Mr Sharp explained that Neighbourhood Plans had to be consistent with the Local Plan although they carried equal weight. Part II would be adopted and in place by 2019 well before a Neighbourhood Plan could be completed. He was confident that

new applications would struggle to justify how they were sustainable and meet the sustainability test contained within National Policy Framework and Local Plan Policies.

52b Presentation by Graeme Innes, Cumbria County Council

Mr Innes outlined his findings to date in relation to the traffic assessment for Strawberry Grange Part 2. The assessment was limited to the layout and as a result of his initial concerns, the developer was in the process of revising their plans.

Connecting through had not been addressed in the original Traffic Impact Assessment and clarification was being sought from the developer. New legislation required developers to consider this issue.

It was noted that under Phase 1, the developer had to submit a transport assessment upon the occupation of the 50th dwelling and that a bus service had to be in operation prior to the occupation of the 96th dwelling.

Several members of the Town Council expressed their concern regarding the impact connecting through would have on nearby estates.

Councillor Smith asked Mr Innes to also look at traffic flow through Kirkgate, provide statistics from the monitoring of Main Street over the last six months, provide double yellow lines on Market Place, take enforcement action against wagons parking on kerbs on Market Place and those parking inside taxi ranks on a Friday and Saturday night on Cockermouth Main Street.

Councillor Hanson stated that staff rotas were being reviewed, Market Place parking would be addressed as part of the Traffic Regulation Order later this year and that signage was to be placed at the bottom of Kirkgate to try and prevent further damage to buildings. She asked if there was any capacity to construct a west bound slip road onto the A66. She was informed that there was not.

Councillor Davies asked to see the computer model from Phase 1.

Mr Innes explained that he had not been involved in the original modelling and that although he could present it to the Town Council, the traffic impact assessment had been agreed.

Councillor Smith argued that the 2014 application was a hybrid application and that it would have not been possible in 2014 to say exactly how many cars/journeys there would be. He further stated that in his opinion the numbers had been underestimated and the Highways Authority should address this.

Mr Sharp stated that the 2014 traffic impact assessment had been based on certain assumptions and that the current reserved matters application under consideration was within the scope of the outline application.

Councillor Smith argued that a proper assessment of this side of town was required and that he would be speaking to the relevant portfolio holder.

Councillor Burns asked what would change in town to accommodate all the extra cars. Mr Innes stated that in accordance with the S106 agreement the Developer would contribute 30k towards a signal upgrade and 20k towards a travel plan.

An updated travel plan was expected within the next 3 months.

52c Planning Applications

HOU/2018/0130

Proposed two storey extension to the rear, replace existing garage and car port, replace conservatory with patio steps and new pitched roof to replace existing roof

10 Henry Street

Recommended - Approval

2/2018/0233

Demolition of garage at 11 Oaktree Crescent and erection of two semi-detached dwellings, 11 Oaktree Crescent

Recommended – Refusal overdevelopment of site

52d Tree Works

Recommended – That the removal of a healthy ash tree at Holmewood Residential Home, Lamplugh Road be refused.

53 Finance

53a Schedule of Payments

Resolved – That the schedule of payments in the sum of £17,245.34 be formally approved for payment.

54 Clerks Report

Agreed – That the contents of the Clerks report be noted.

Resolved – That under the Public Bodies (Admissions to Meetings) Act 1960, the public be removed for the following item of business due to contractual issues being discussed.

55 U3A

Those present considered the terms of an offer from the U3A in relation to leasing a room on the top floor of the library.

Resolved – That the offer be rejected due to the rent being offered being too low.

The meeting closed at 8.35 pm