

TOWN COUNCIL OF GRANGE-OVER-SANDS

Chairman/Mayor:

Cllr. Tricia Thomas

Vice-Chairman/Deputy Mayor:

Cllr. Ann Walmsley

Town Clerk:

Mrs. C. Benbow



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V.A.T. Reg.No: 164 8707 80

**Minutes of the Meeting of the Town Council held in the Victoria Hall,
on Monday 3 April 2023 commencing at 7.15pm, after the Annual Town Meeting at 7.00 pm.**

Present:

Cllr. T. Thomas – **Chair**

Cllr. J. Greenway, Cllr. A. Walmsley, Cllr. C. Logan, Cllr. R. Handley, Cllr. J. Mason.

Mrs. C. Benbow – Town Clerk

In attendance:

7 members of the public, Unitary Councillor P. Endsor

**Minute
Ref:**

Agenda No:

C22/194 Apologies for Absence

1

Apologies were received from Cllrs. E. Walmsley and S. Bailey who were absent due to other commitments.

RESOLVED

That apologies from Cllrs. E. Walmsley and S. Bailey due to other commitments were approved.

TOWN COUNCIL OF GRANGE-OVER-SANDS

C22/195

Public Participation: Public Have Your Say

2

- Resident 1** Made representation to members expressing gratitude for the work of all the Town, District and County Council Councillors and hopes that with the new Unitary Authority, that everyone will work together for the good of the Town.
- Resident 2** Made representation to members regarding Item 14, Bailey Lane Level Crossing, concerned that Cumbria County Council disregarded the Inspector's report and the crossing remains closed. He suggested that the Town Council consider whether the Town is better off with or without the level crossing being open.
- Resident 3** Made representation to members regarding Item 14, Bailey Lane Level Crossing, concerned that the crossing should remain closed and reading out a statement that was included in the public inquiry, from a retired GP who said she attended two fatalities at the level crossing.
- Resident 4** Made representation to members regarding Item 7 (d), Planning Application SL/2022/1088, speaking to object to the application and asking the Town Council to support their objection.

C22/196

Reports

3

Unitary Council Report

Westmorland and Furness Councillor Peter Endor reported:

1. Vesting Day for the new Council was successfully completed on 1 April 2023.
2. There are seven parishes in the Grange and Cartmel Ward. Cllr. Endor will represent Grange and Allithwaite.
3. Councillor Surgery took place on Saturday 25 March 2023. Topics included:
Prom Art representatives concerned about the effect of the Prom refurbishment, residents concerned about progress with the Springfield Road planning application and parking restrictions at Guides Farm at Kents Bank.
The planning enforcement officer has since confirmed that the Springfield application has been withdrawn.

Mayor's Report

Mayor Cllr. Tricia Thomas reported that she would be attending a fundraising event by the local schools as her last civic duty for this council term.

TOWN COUNCIL OF GRANGE-OVER-SANDS

C22/197 **Minutes of the Previous Meeting** **4**

RESOLVED That the Minutes of the Meeting of the Town Council held on Monday 13 March 2023 were accepted as a true record.

C22/198 **Declarations of Interests and Dispensations** **5**

NOTED There were no requests received for dispensations or declarations of interest.

C22/199 **Public Bodies (Admission to Meetings) Act 1960 – Excluded Item** **6**

RESOLVED That no items should be considered without the presence of the press and public, pursuant to the Public Bodies (Admission to Meetings) Act 1960 Section 2.

C22/200 **Planning Report** **7**

1. Members considered the following full or outline planning permission/reserved matters/discharge of conditions/listed building/change of use/advertising consent or appeal:

- a. SL/2023/0207 Guides Farm, Cart Lane
Variation of conditions 1, 3-13 & 15 attached to planning permission SL/2015/0238 (Erection of three dwelling houses, conversion of barn into dwelling house and erection of agricultural shed)
FULL PLANNING

RESOLVED
NO OBJECTION

- b. SL/2023/0208 Guides Farm, Cart Lane
Variation of Conditions 1, 3 - 6 attached to Listed Building Consent SL/2015/0239 (Erection of three dwelling houses, conversion of barn into dwelling house and erection of agricultural shed)
FULL PLANNING

RESOLVED
NO OBJECTION

TOWN COUNCIL OF GRANGE-OVER-SANDS

- c. SL/2023/0206 Holme Farm, Meathop Road
Erection of agricultural building
FULL PLANNING

RESOLVED
NO OBJECTION

- d. SL/2022/1088
Land opposite Low Fell Farm, southeast of Low Fell Gate Caravan Site
Outline application (all Matters Reserved) for Residential Development up to 12 dwellings.

RESOLVED
OBJECTION

Grange Town Council OBJECTS to the application on the following grounds:

1. Lack of Clarity in the Application

More detail is needed to make it clear what the developer is actually proposing. It is impossible to assess the impact of the development based on this application. The type, size, height and number of properties needs to be clarified.

2. Affordable Housing

The Town Council is concerned that the unclear wording means that the developer could build fewer than ten houses and therefore not provide any affordable housing on grounds of viability. The application should commit to a minimum of ten houses.

3. Highway Access

There is no evidence of a visibility splay to access the highway in the application.

4. Traffic Safety

The speed survey data is of negligible value, having been completed in February, which is probably the quietest time of the year for tourist traffic. It is not clear what days or times the survey took place.

4. Local Housing Need

Local housing need is not addressed in this application which is for 2 and 3 bedroom detached houses. Some bungalows would be preferred, as these are needed locally. This is in line with the most recent Housing Needs Assessment completed by SLDC.

5. Damage to Tourism

The proposed development would damage the amenity of the caravan park and damage the tourist trade. Any development should demonstrate plans to include gaps and build bungalows, to allow views from the caravans. Plans should include graphics to show how the development would affect the caravans.

(continues)

TOWN COUNCIL OF GRANGE-OVER-SANDS

6. Drainage

There is no drainage plan included. This is a sloping site down to a road that floods. An indicative drainage plan is required.

- e. SL/2023/0210 90 Kentsford Road
Application for a Lawful Development Certificate (Proposed) for the erection of a rear wrap around porch.
LDC Proposed

RESOLVED
NO OBJECTION

- f. SL/2023/0235 Honey Potts, Allithwaite Road
Variation of condition 2 (approved plans) attached to planning permission SL/2021/0468 (Two storey rear extension & alterations, rebuild and enlarge outbuilding to the south to provide garage, annexed accommodation & gym and new outbuilding to the north to provide outdoor kitchen)
FULL PLANNING

RESOLVED
NO OBJECTION

- g. SL/2023/0252 Land South of Allithwaite Road Kents Bank
Discharge of Conditions 3 (landscaping),11 (permeable surfaces),13 (adoptable carriageway, footways, footpaths, cycleways, lighting etc) 16 (surface water management),17 (archaeological evaluation) &18 (south western cycle way plan and timetable) attached to planning permission SL/2018/0897 (Erection of 87 dwellings and associated infrastructure (Phase 1)
DISCHARGE CONDITIONS

RESOLVED
NO OBJECTION

- h. SL/2023/0260 46 Kentsford Road
Variation of condition 2 (approved plans) attached to planning permission SL/2022/0260 (Replacement of existing concrete tiles with new natural blue grey slate, 2 new dormer windows and a new porch vestibule arrangement on the front elevation, raised patio, reconfigured steps and retaining walls on the front elevation, new Velux window on the rear elevation, in filled window on the first floor, north gable elevation & new first floor bathroom window on the south elevation)
FULL PLANNING

RESOLVED
OBJECTION

Grange Town Council OBJECTS to the application on the following grounds:
The dormer windows are out of proportion with the rest of the property.

TOWN COUNCIL OF GRANGE – OVER – SANDS

2. Decisions - Members noted that the following decisions had been made since the last Full Council meeting:

- a. SL/2023/0057 House 2, Land to Rear of 53 Carter Road Kents Bank Full Planning Grant with Conditions
- b. SL/2023/0110 Grange Over Sands Train Station Station Square Listed Building – Grant

C22/201 Finance - Monthly Payments

8

a. Verification of Expenditure

NOTED

That prior to the meeting two Councillors verified invoices received and payments made since the last full council meeting prior to the council meeting and could verify their authenticity.

b. Verification of Accounts Reconciliation

NOTED

That, because the meeting was early due to Easter Bank Holidays, prior to the meeting two Councillors verified that part of the monthly reconciliations had taken place and that the remainder would be done for the following meeting.

c. Approval of Payments

RESOLVED

That the payments of the accounts and wages for this finance period as recorded in the payments list were approved as below.

d. Identification of Councillors to approve next finance period payments

RESOLVED

That Cllrs. Mason and Handley would verify the invoices and payments for the next payment period.

e. Identification of Councillors to complete online authorisation of payments

RESOLVED

That Cllrs. Greenway and A. Walmsley would complete online authorisation of payments for the next payment period.

TOWN COUNCIL OF GRANGE-OVER-SANDS

GRANGE-OVER-SANDS TOWN COUNCIL

Payments for Approval

April 2023

Accounts for Payment

£

Bank Account No. 1 - Direct Debit

-

Bank Account No. 1 - Cheque

-

Total Bank Account No. 1

£ -

Bank Account No. 2 - Direct Debits

370a Lloyds Bank Plc - Card March 2023 - Monthly fee	3.00	
370b Wallgate - Replacement hand wash nozzle - Orn Gdns PC	91.06	
370c Rainbow signs - Fire exit sign	15.60	
370d Nyalkaran - Room 4 flipchart paper	9.75	
370e Blacks - Bike locks to secure ladders	42.69	
370f Universal Silk - Fire exit sign	2.49	
370g Ad Fontes - Anchor bolts to secure ladders	31.47	196.06
370 Npower - Elec Church Hill PC 01/02-28/02/23		68.14
371 Npower - Elec Prom PC 01/02-28/02/23		31.79
372 Npower - Elec Xmas Tree lights 01/02-28/02/23 (recoverable)		9.39
373 Npower - Elec V Hall 01/02-28/02/23		443.63
374 Corona Energy - Gas V Hall 01/02-01/03/23		3,282.96
1 W & F C - 1/10 Non Dom Rates V Hall		598.42
2 W & F C - 2/10 Non Dom Rates Rooms 1 & 3 / Council office		166.24
3 W & F C - 3/10 Non Dom Rates Room 4		88.92
4 Waterplus - Wastewater Room 4 01/04/23-31/03/24		193.31
5 Waterplus - Wastewater Room 2 01/04/23-31/03/24		193.31

Bank Account No. 2 - Direct Bank Payments

378 Lancasters - Padbolt, secateurs, key & tape		38.45
379 YPO - Folding lectern		194.40
380 Treble3 - Website amendments		166.80
381 SLDC - Electricity recharge Ornamental Gdns PC 02/12/22-27/02/23		71.97
382 Westmorland Fire - Fire alarm call out		132.00
383 KTD - Photocopying 30/12/22-30/03/23		211.69
384 Lengthsman - To 31/03/23		528.00
6 Waterplus - Wastewater Rooms 6 & 7 01/04/23-31/03/24		193.31
7 Healthmatic - PC cleaning 01/04-30/04/23		1,500.00

Total Bank Account No. 2

£ 8,308.79

Total Accounts

£ 8,308.79

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Page 2

Salaries, PAYE & N.I. (Bank Account No. 2)

Total Salaries	£ 6,767.08
HMRC PAYE & NI - Tax Month 12	2,403.64
LG Pension Scheme Month 12 - Employer payment	2,487.58

£ 11,658.30

Total Bank Account No. 2

£ 19,967.09

Total all payments for approval

£ 19,967.09

Accounts paid in previous month

Bank Account No. 1

Direct Debits

Cheques

Bank Account No. 2

Direct Debits

375 Plusnet - Tel & Broadband - Rental to 08/04/23 Calls to 08/03/23	75.62
376 Waterplus - Church Hill PC 07/02-07/03/23	41.52
377 Waterplus - Orn Gdns PC 07/02-07/03/23	53.05

Direct Bank Payments

Total Accounts paid in previous month

£ 170.19

Grand Total

£ 20,137.28

Bank Balances

Bank Account No. 1 As at 31/03/23 - See May 2023

Bank Account No. 2 As at 31/03/23 - See May 2023

Transfer to Petty Cash account to replenish float

Signed (Chairman)

Dated.....

TOWN COUNCIL OF GRANGE – OVER – SANDS

C22/202

Finance and Governance

9

a. **IT Support Contract**

Members considered the annual contract for IT Support, from KTD Ltd.
This item was deferred as the quote was not received.

b. **Community Infrastructure Levy (CIL)**

Members noted correspondence that Westmorland and Furness Council will continue to levy CIL.

Since 2016, the Town Council has received £1,897.05. Members noted the 2016 – 2022 CIL report requested by South Lakeland District Council.

C22/203

Consultations

10

There were no consultations.

Cllr. Greenway suggested that the new owners of Abbots Hall are approached about their plans. The Friends of Kents Bank Station and Foreshore have been approached by them about the possibility of having a café at the site. Cllr. Greenway will contact the developers.

C22/204

Updates from Members

11

Members received the following updates from Councillors on works in progress and meetings and events attended, including:

- a. **Cllr. Thomas – Tree Planting** – the project to commemorate the death of Queen Elizabeth and Coronation of King Charles is underway. Cllr. Thomas will contact WFC for permission to plant two fruit trees and an oak tree.
- b. **Cllr. Greenway – Theatres at Risk** – has been researching getting the Victoria Hall on the register. This would allow access to fundraising grants.
- c. **Cllr. Thomas - Councillor Surgery** – took place on Saturday 25 March at the Victoria Hall with Cllrs. Peter Endor and Claire Logan. Parking at Kents Bank is a concern and Cllr. Logan is contacting the WFC Highways Officer.

C22/205

Victoria Hall

12

a. **Victoria Hall Working Party**

Members noted that the next Working Party will be held 7 - 9pm, Wednesday 12 April 2023.

The Victoria Hall Support Group have been invited to send a representative.

TOWN COUNCIL OF GRANGE – OVER – SANDS

b. **Light Up Lives and Save Grange Lido Proposal**

Members noted that Janet Carter and Hazel Blears invited Councillors to discuss this proposal on Tuesday 21 March. Cllrs. Thomas, Handley, Mason and Greenway and the Town Clerk took part.

Members considered the proposal from Light Up Lives and Save Grange Lido for the use of Room 2 which is currently the Community Hub.

RESOLVED

That the proposal from Light Up Lives and Save Grange Lido to change the use of Room 2, which is currently the Community Hub, into a Heritage Centre operated by Save Grange Lido was approved.

C22/206 Promenade and Lido District Council Refurbishment Update

13

Members noted that Cllrs. Thomas, Handley and Greenway took part in the meeting on Tuesday 28 March, 7pm.

The Chairman reported that they met SLDC staff, and the lead contractor for the work, which will be starting as soon as possible.

The following update was noted:

- Work will start with the internal buildings at the Lido and with repairing the bullnose edge of the Prom at Blawith Point.
- The Prom will be coated using 'Triflex' between November and February. This is not as complicated as tarmacking and will be done in sections.
- There will be no work on the side paths except for the one on the way to the children's playground.
- There will be no work on any of the shelters except the one at the playground. They do aspire to refurbish them all but there is currently no budget.
- Plans for the new playground look good.
- The Recreation Ground kiosk will be supplied with electricity.
- 'Shared space' signs will be installed.
- Part of the Berners Car Park will be used.
- The work will last approximately two years.

WFC Councillor Endsor was asked to find out about the recycling bins which have been removed from the Berners Car Park.

TOWN COUNCIL OF GRANGE-OVER-SANDS

C22/207 Bailey Lane Level Crossing 14

Cumbria County Council (Unrecorded Footpath at Bailey Lane Parish of Grange-over-Sands)
RAIL CROSSING EXTINGUISHMENT ORDER 2023

Members noted correspondence from the County Council and Rail Crossing Extinguishment Order and the 30 April 2023 deadline for responses.

RESOLVED

That the Town Council would respond expressing disappointment that the County Council didn't abide by the Inspectors' professional judgment, which was based on fact, and that the County Council voted against the advice of their own officers. They made the decision not to re-open the crossing with no new evidence or reasoning and in opposition to the Inspectors' recommendation.

C22/208 Westmorland and Furness Council 15

Members noted the Output Report from the Westmorland and Furness 'The Next Council Conversation' on 8 February 2023, attended by Cllrs. Thomas and Greenway and the Town Clerk.

C22/209 Staffing Matters – Recruitment 16

Members noted an update on the process of internal recruitment for the role of part-time Caretaker from the Town Clerk, that applications had been received, and interviews would be scheduled.

C22/210 Next Meeting 17

Members noted that the next Full Council Meeting will be the Annual Meeting of the Town Council:

Monday 15 May 2023 at the Victoria Hall, Main Street, Grange-over-Sands, 7pm.

There being no further business, the meeting closed at 8.25 pm.

Signed:

Dated:

Chair, Grange-over-Sands Town Council