



BARROW TOWN COUNCIL

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29th May 2025

To: Members and Officers of The Planning Committee

Councillors:

J McEwan; A Coles; D Petrova; B Elliot; J Murphy; C Thomson; D Morrison; M Leach, Worthington

Dear Sir/Madam,

Planning Committee – 5th June 2025

You are requested to attend a meeting of the Planning Committee to be held on Thursday 5th June 2025 at 17.30 pm in the Law Library, First Floor, Town Hall, Barrow-in-Furness.

Members are reminded of their responsibility to declare any personal or prejudicial interest or disclosable pecuniary interest in respect of matters contained in this agenda.

Members are reminded prior to each meeting to inspect all plans and comments on the Westmorland and Furness website on applications for which they have reservations.

The Agenda for the meeting is set out overleaf.

Members of the public, agents and applicants have now the opportunity to address the Committee on applications. Please contact the Town Clerk to register your request to speak at the Planning Committee.

Yours faithfully

Claire Nolan

Deputy Town Clerk

N.B. In order to manage numbers and to ensure we do not exceed capacity, anyone attending the Planning Committee meeting will be issued with a ticket for a seat. Once all the tickets have been issued no more visitors will be allowed access to the meeting until someone leaves the room. This is to ensure that we meet the health and safety requirements. The tickets will be issued on a first come first served basis, however seats will be reserved for registered speakers and Ward Councillors speaking on Planning Applications. Tickets will only be issued on arrival prior to the meeting and cannot be obtained in advance.

Protocol for Public Speaking at Planning Committee

- 1) Any person directly affected by proposals including applicants, objectors or supporters (or their representatives) may request to speak at Planning Committee.
- 2) Ward Councillors whose wards are directly affected by proposals may also request to speak.
- 3) Each request will be considered by the Chair prior to the meeting, considering whether the proposals directly affect the speakers (or whom they represent) and the number requesting to speak.
- 4) A maximum of three speakers (not including ward Councillors) will be allowed to address the Committee on each item. For example, two objectors and one applicant or agent, or one objector, one supporter and one applicant or agent.
- 5) Each speaker will be allowed a maximum of three minutes to address the Committee unless the Chair agrees a time extension in exceptional circumstances.
- 6) Ward Councillors are advised to speak for no longer than six minutes. Councillors who speak beyond this time limit may do so at the discretion of the Chair, considering the number of other people wishing to speak at the meeting.
- 7) Following the presentation of reports by officers, the order of speakers will be: i) Objectors or supporters ii) Applicants or agents iii) Ward Councillors
- 8) Members of the Planning Committee may ask questions of objectors, supporters and applicants / agents but not ward Councillors. This shall take place immediately after each address by a speaker.
- 9) Speakers will not be allowed to address the Committee other than in their allocated time or, in the case of objectors, supporters and applicants / agents, to answer questions by Committee members.
- 10) Anyone wishing to speak must give notification to the Council **at least 3 working days** prior to each meeting together with a short summary of points they wish to make. Anyone wishing to present photographs or plans at the meeting must also provide copies at the same time as this notification.
- 11) The decision as to whether someone is directly affected by a proposal and should be allowed to speak will be taken by the Chair of the Committee considering:
 - i) the proximity of the site to those affected; ii) the size and nature of the development and its potential impact such as visual impact, noise and traffic generated.
 - iii) whether the objections or support relate to a perceived potential direct impact on the speakers (or in the case of ward Councillors, their wards); and iv) the number of people objecting or supporting who perceive a direct impact.

Planning Committee

Thursday 5th June 2025

AGENDA

PART A (OPEN TO PRESS AND PUBLIC)

1. Chairs Announcements

- Fire Procedures/Mobile Phones/Rest Rooms

“Members of the public, committee members and officers are reminded that under the Openness of Local Government Bodies Regulations 2014, the press and public may film, audio record, photograph and use social media whilst the meeting is in progress, for Part A items only, and as long as no disruption is caused to the meeting. Anyone filming is asked to focus their attention on elected members rather than other visitors”. (To be read out if visitors present).

2. Apologies for absence

To receive and approve apologies from Members.

3. Declarations of Interest

To receive declarations by Members of interests on respect of items on this Agenda.

In accordance with the revised code of conduct Members are required to declare any disclosable pecuniary interests (DPI's) or other registrable interest (ORI's) which have not already been declared in the Council's Register of Interests. Members are reminded that it is a criminal offence not to declare a DPI, either in the Register or at the meeting. In the interests of clarity and transparency Members may wish to declare any DPI which they have already declared in the Register, as well as any ORI.

4. Exclusion of Public and Press (Public Bodies Admission to Meetings Act 1960)

To consider whether there are any Agenda items during consideration of which the Press and Public should be excluded.

5. Minutes of the last Meeting held on 15th May 2025

To receive the Minutes of the Meeting held on 15th May 2025 and to authorise the Chair to sign them as a true record. (See Attached).

6. Minute Action Sheet

To consider a report on actions taken by officers on resolutions or recommendations made at the previous meeting. (See Appendix 1.)

7. Planning Applications List

A schedule of planning applications for consideration is shown on pages 4 & 5.

8. Date of Next Meeting

To note that the date of the next meeting of the Planning Committee will be held on Thursday 3rd July 2025 at 17.30pm in the Law Library, Barrow Town Hall, Barrow-in-Furness, LA14 2LD.

Claire Nolan

Deputy Town Clerk

Appendix 1

B31/2025/0203	4 Red Ley Lane Barrow-In-Furness Cumbria LA14 3TB	Application for a non-material amendment following grant of planning permission of Planning Application ref: B21/2022/0606 (Demolition of existing attached side garage (retrospective); construction of new 1.5 storey side extension creating snug to ground floor and home office mezzanine to first floor; construction of first floor front extension in place of existing balcony to create enlarged bedroom). Amendment to consist of reduction of height, removal of mezzanine and amendments to fenestration to proposed side extension
B28/2025/0207	3 Infield Crescent Barrow-In-Furness Cumbria LA13 9JP	Application for works to trees subject of Tree Preservation Order 1972 No. 3, (Area 1) T1 Dead Conifer - Fell, S1 Shrub - Fell, G1 Mixed Species - Fell, T2 Conifer - Fell, T3 Holly - Fell, T4 Holly - Fell, T5 Fir - Crown Reduction - Reducing the height and spread of the tree by up to 2 metres and remove all arisings. T6 Conifer - Fell T7 Dead tree end of hedge - Fell
B13/2025/0077	42 - 44 Middlefield Barrow-In-Furness Cumbria LA14 4BX	Conversion of storage area above retail unit into 2no. self-contained flats and revised shopfronts to facilitate formation of 2no. separate access doorways to front elevation
B28/2025/0208	111 Duke Street, Barrow-In-Furness, Cumbria, LA14 1XA.	Application for approval of details reserved by Condition No. 3 (Secondary Glazing) for Planning application B23/2024/0059 (Listed Building consent for replacement door to side elevation, new internal staircase between first and second floor, sub division of first and second floors, new ceiling and internal secondary glazing and works associated with conversion of upper floors & part ground floor from offices (use Class E) to managed accommodation/aparthotel (Use Class C1))
BPA4/2025/0177	Whinnels Farm Greystone Lane Barrow-In-Furness Cumbria LA13 0NX	Application to determine if prior approval is required for proposed erection of an agricultural storage barn
B23/2025/0178	Devonshire Buildings Buxton Street Cumbria LA14 2RW	Listed Building Consent for replacement of non-compliant fire doors and windows with timber windows and doors (Retrospective Application)
B20/2025/0217	160 Rawlinson Street Barrow-In-Furness Cumbria LA14 1DP	Change of Use of property from a hair and beauty salon (ground and first floor) (Use Class E) and self contained flat (second floor) (Use Class C3) to 7-bedroom 7-person HMO (Sui Generis Use Class) with external alterations to fenestration
B20/2025/0218	285 Rawlinson Street Barrow-In-Furness Cumbria LA14 1DH	Change of Use from tattoo parlour (ground floor) and storage (first and second floors) (Use Class E) to a 7-bedroom, 7-person HMO (Sui Generis Use Class)
B23/2025/0213	1A-9H Schooner Street Cumbria LA14 2SQ	Listed Building Consent to consist of rationalisation and removal of redundant aerial and satellite dishes (and associated cables), repointing in a suitable lime-based mortar, removal and treatment of vegetation, spalling brickwork to be carefully removed and reinstated to match existing like-for-like, missing bricks to be infilled to match existing and repointed, repairs and redecoration of stone sills and lintels, light DOFF clean to facades, repairs to broken masonry moulding, repairs and redecoration to roof dormer timbers and roof supports, renewal and replacement of lead flashing as required, replacing plastic rainwater goods with heritage-style cast-iron downpipes, hoppers and gutters, repairs to existing sash windows, replacement of non-original UPVC windows with timber framed sash windows with slimline double glazing to match existing remaining windows; replacement of casement windows to outriggers with timber-framed double glazed windows and replacement of existing doors with hardwood panelled doors
B23/2025/0212	1B to 1H, 13A to 13H Island Road and 1A, 2A to 12H Steamer Street, Barrow in Furness, Cumbria	Listed Building Consent to consist of rationalisation and removal of redundant aerial and satellite dishes (and associated cables), repointing in a suitable lime-based mortar, removal and treatment of vegetation, spalling brickwork to be carefully removed and reinstated to match existing like-for-like, missing bricks to be infilled to match existing and repointed, repairs and redecoration of stone sills and lintels, light DOFF clean to facades, repairs to broken masonry moulding, repairs and redecoration to roof dormer timbers and roof supports, renewal and replacement of lead flashing as required, replacing

		plastic rainwater goods with heritage-style cast-iron downpipes, hoppers and gutters, repairs to existing sash windows, replacement of non-original UPVC windows with timber framed sash windows with slimline double glazing to match existing remaining windows; replacement of casement windows to outriggers with timber-framed double glazed windows and replacement of existing doors with hardwood panelled doors
B18/2025/0211	1B to 1H, 13A to 13H Island Road and 1A, 2A to 12H Steamer Street, Barrow in Furness, Cumbria	Repairs to existing sash windows, replacement of non-original UPVC windows with timber framed sash windows with slimline double glazing to match existing remaining windows; replacement of casement windows to outriggers with timber-framed double glazed windows and replacement of existing doors with hardwood panelled doors and associated repairs
BPAB/2025/0209	Barrow Leisure Centre Greengate Street Barrow-In-Furness Cumbria LA13 9DT	Application to determine if prior approval is required for the removal of existing solar panel array on south facing roof slope of the leisure centre followed by the installation of an array of 324 new solar photovoltaic panels on the south facing roof slope and an array of 646 panels on the north facing roof slope (970 total)
B20/2025/0192	12 - 14 Anchor Road Barrow-In-Furness Cumbria LA14 2QW	Change of Use from Hotel (C2) to 27 bed HMO (Sui Generis)
B21/2025/0230	17 St Lukes Avenue Barrow-In-Furness Cumbria LA13 9TS	Erection of single storey side/rear extension
B22/2025/0200	36 - 42 Portland Walk Barrow-In-Furness Cumbria LA14 1DB	Advertisement consent to display 2no. internally illuminated signs (Retrospective Application)
B21/2025/0235	15 Carlton Avenue Barrow-In-Furness Cumbria LA13 9AT	Erection of single storey rear extension
B28/2025/0223	Former Spirit Energy Gas Condensate Storage Site, St Andrews Street, Barrow-in-Furness Cumbria	Approval of Details Reserved by Conditions no. 3 (Boundary Treatment), 4 (Construction Method Statement), 5 (Construction Traffic Management Plan), 6 (Archaeology Photographic Survey), 7 (Materials (Minerals) Management Plan), 8 (Remediation Strategy), 9 (Orchard Translocation Plan), 10 (Construction Drainage Scheme), 11 (Reptile Mitigation Plan), 13 (Species Checking Survey), 14 (Construction Environment Management Plan) and 15 (Invasive Species Survey and Management Plan) of planning permission ref: B06/2024/0477 (Demolition of all structures, bulk earth movements and engineering works to create a level land platform)
B28/2025/0224	BAE Systems, Bridge Road (SASK) Submarine Academy For Skills And Knowledge, Buccleuch Dock Road, Barrow, Cumbria LA14 1AF	Approval of Details Reserved by Condition 5 (Construction Environmental Method Statement) of Planning Application ref:B18/2024/0494 (Installation of upgraded fences, gates, turnstiles, and welfare cabins to establish a new secure line, including an extension of the existing SASK building to accommodate a Security Office, hard and soft landscaping, associated servicing, and related works)
B28/2025/0227	Gas Condensate Tank Farm (redundant), St Andrews Street, Barrow-in-Furness Cumbria	Approval of Details Reserved by Condition nos. 8 (Remediation Strategy), 16 (Habitat Management and Monitoring Plan) and 20 (Biodiversity Gain) of Planning Permission ref: B06/2024/0477 (Demolition of all structures, bulk earth movements and engineering works to create a level land platform)
B23/2025/0090	1 St Georges Square, Barrow-in-Furness, Cumbria	Listed Building Consent for installation of replacement fire escape