



Subject:	Houses in Multiple Occupation (HMO) Licences Issued Under Delegated Authority
Date:	17 January 2024
Reporting Officer:	Kevin Bloomfield, NIHMO Manager
Contact Officers:	Kevin Bloomfield, NIHMO Manager Helen Morrissey, City Protection Manager

Restricted Reports	
Is this report restricted?	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>
If Yes, when will the report become unrestricted?	
After Committee Decision	<input type="checkbox"/>
After Council Decision	<input type="checkbox"/>
Some time in the future	<input type="checkbox"/>
Never	<input type="checkbox"/>

Call-in	
Is the decision eligible for Call-in?	Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>

1.0	Purpose of Report or Summary of main Issues
1.1	Under the Scheme of Delegation, the Director of City & Neighbourhood Services Department is responsible for exercising all powers in relation to the issue and variation, but not refusal, of HMO Licences, excluding provisions relating to the issue of HMO Licences where adverse representations have been made. Those applications which were dealt with under the Scheme are listed below.
2.0	Recommendations
2.1	The Committee is requested to note the applications that have been issued under the Scheme of Delegation during December 2023.

3.0	Main report																																																																																																														
	<u>Key Issues</u>																																																																																																														
3.1	Under the terms of the Houses in Multiple Occupation Act (Northern Ireland) 2016 the following HMO Licences were issued during December 2023.																																																																																																														
	<table border="1"> <thead> <tr> <th>Premise Name</th> <th>Licensee</th> <th>Ward</th> <th>Housing Management Areas (HMAs)</th> </tr> </thead> <tbody> <tr> <td>108 Malone Avenue</td> <td>Mr Eoghan O'Neill</td> <td>WINDSOR</td> <td>EGLANTINE HMO 2/09</td> </tr> <tr> <td>17 St Ives Gardens</td> <td>Mr James Desmond Walmsley</td> <td>STRANMILLIS</td> <td>SANDYMOUNT HMO 2/17</td> </tr> <tr> <td>18 Rugby Road</td> <td>Mr Emmet Kelly</td> <td>CENTRAL</td> <td>HOLYLAND HMO 2/22</td> </tr> <tr> <td>Apartment 4, 80 Fitzroy Avenue</td> <td>D.M Property Estates Limited</td> <td>CENTRAL</td> <td>HOLYLAND HMO 2/22</td> </tr> <tr> <td>Apartment 3, 80 Fitzroy Avenue</td> <td>D.M Property Estates Limited</td> <td>CENTRAL</td> <td>HOLYLAND HMO 2/22</td> </tr> <tr> <td>Apartment 2, 80 Fitzroy Avenue</td> <td>D.M Property Estates Limited</td> <td>CENTRAL</td> <td>HOLYLAND HMO 2/22</td> </tr> <tr> <td>Apartment 1, 80 Fitzroy Avenue</td> <td>D.M Property Estates Limited</td> <td>CENTRAL</td> <td>HOLYLAND HMO 2/22</td> </tr> <tr> <td>Flat 1, 124 Malone Avenue</td> <td>JMC Rentals Limited</td> <td>WINDSOR</td> <td>EGLANTINE HMO 2/09</td> </tr> <tr> <td>23 Sharman Road</td> <td>Mr Stephen Morgan</td> <td>STRANMILLIS</td> <td>NONE</td> </tr> <tr> <td>Flat 7, 6 Eglantine Place</td> <td>Palaia Properties Limited</td> <td>WINDSOR</td> <td>EGLANTINE HMO 2/09</td> </tr> <tr> <td>Flat 5, 6 Eglantine Place</td> <td>Palaia Properties Limited</td> <td>WINDSOR</td> <td>EGLANTINE HMO 2/09</td> </tr> <tr> <td>Flat 4, 6 Eglantine Place</td> <td>Palaia Properties Limited</td> <td>WINDSOR</td> <td>EGLANTINE HMO 2/09</td> </tr> <tr> <td>37 Rathdrum Street</td> <td>University Area Properties Limited</td> <td>WINDSOR</td> <td>ADELAIDE HMO 2/01</td> </tr> <tr> <td>65 Agincourt Avenue</td> <td>Mr Brendan Donnelly</td> <td>CENTRAL</td> <td>HOLYLAND HMO 2/22</td> </tr> <tr> <td>4 Rugby Avenue</td> <td>Mr Peter Kehoe</td> <td>CENTRAL</td> <td>HOLYLAND HMO 2/22</td> </tr> <tr> <td>Flat 2, 62 University Avenue</td> <td>D.M Property Estates Limited</td> <td>CENTRAL</td> <td>HOLYLAND HMO 2/22</td> </tr> <tr> <td>Flat 1, 62 University Avenue</td> <td>D.M Property Estates Limited</td> <td>CENTRAL</td> <td>HOLYLAND HMO 2/22</td> </tr> <tr> <td>9 Frank Street</td> <td>Mr James O'Malley</td> <td>BEERSBRIDGE</td> <td>NONE</td> </tr> <tr> <td>45 Delhi Street</td> <td>Mrs Eileen Timoney</td> <td>ORMEAU</td> <td>BALLYNAFEIGH HMO 2/03</td> </tr> <tr> <td>50 Damascus Street</td> <td>Ms Roisin Convery</td> <td>CENTRAL</td> <td>HOLYLAND HMO 2/22</td> </tr> <tr> <td>24 Jerusalem Street</td> <td>Mr Kieran Campbell</td> <td>CENTRAL</td> <td>HOLYLAND HMO 2/22</td> </tr> <tr> <td>34 Malone Avenue</td> <td>Mrs Sharon McGinn</td> <td>WINDSOR</td> <td>EGLANTINE HMO 2/09</td> </tr> <tr> <td>395 Donegall Road</td> <td>Mr William McCracken</td> <td>BLACKSTAFF</td> <td>NONE</td> </tr> <tr> <td>Apartment B, 21 Eglantine Gardens</td> <td>Mr John Quinn</td> <td>WINDSOR</td> <td>EGLANTINE HMO 2/09</td> </tr> <tr> <td>21 Upper Frank Street</td> <td>Mr Duane Funston</td> <td>BEERSBRIDGE</td> <td>NONE</td> </tr> <tr> <td>49 Candahar Street</td> <td>Mr Thomas Bell</td> <td>ORMEAU</td> <td>BALLYNAFEIGH HMO 2/03</td> </tr> </tbody> </table>	Premise Name	Licensee	Ward	Housing Management Areas (HMAs)	108 Malone Avenue	Mr Eoghan O'Neill	WINDSOR	EGLANTINE HMO 2/09	17 St Ives Gardens	Mr James Desmond Walmsley	STRANMILLIS	SANDYMOUNT HMO 2/17	18 Rugby Road	Mr Emmet Kelly	CENTRAL	HOLYLAND HMO 2/22	Apartment 4, 80 Fitzroy Avenue	D.M Property Estates Limited	CENTRAL	HOLYLAND HMO 2/22	Apartment 3, 80 Fitzroy Avenue	D.M Property Estates Limited	CENTRAL	HOLYLAND HMO 2/22	Apartment 2, 80 Fitzroy Avenue	D.M Property Estates Limited	CENTRAL	HOLYLAND HMO 2/22	Apartment 1, 80 Fitzroy Avenue	D.M Property Estates Limited	CENTRAL	HOLYLAND HMO 2/22	Flat 1, 124 Malone Avenue	JMC Rentals Limited	WINDSOR	EGLANTINE HMO 2/09	23 Sharman Road	Mr Stephen Morgan	STRANMILLIS	NONE	Flat 7, 6 Eglantine Place	Palaia Properties Limited	WINDSOR	EGLANTINE HMO 2/09	Flat 5, 6 Eglantine Place	Palaia Properties Limited	WINDSOR	EGLANTINE HMO 2/09	Flat 4, 6 Eglantine Place	Palaia Properties Limited	WINDSOR	EGLANTINE HMO 2/09	37 Rathdrum Street	University Area Properties Limited	WINDSOR	ADELAIDE HMO 2/01	65 Agincourt Avenue	Mr Brendan Donnelly	CENTRAL	HOLYLAND HMO 2/22	4 Rugby Avenue	Mr Peter Kehoe	CENTRAL	HOLYLAND HMO 2/22	Flat 2, 62 University Avenue	D.M Property Estates Limited	CENTRAL	HOLYLAND HMO 2/22	Flat 1, 62 University Avenue	D.M Property Estates Limited	CENTRAL	HOLYLAND HMO 2/22	9 Frank Street	Mr James O'Malley	BEERSBRIDGE	NONE	45 Delhi Street	Mrs Eileen Timoney	ORMEAU	BALLYNAFEIGH HMO 2/03	50 Damascus Street	Ms Roisin Convery	CENTRAL	HOLYLAND HMO 2/22	24 Jerusalem Street	Mr Kieran Campbell	CENTRAL	HOLYLAND HMO 2/22	34 Malone Avenue	Mrs Sharon McGinn	WINDSOR	EGLANTINE HMO 2/09	395 Donegall Road	Mr William McCracken	BLACKSTAFF	NONE	Apartment B, 21 Eglantine Gardens	Mr John Quinn	WINDSOR	EGLANTINE HMO 2/09	21 Upper Frank Street	Mr Duane Funston	BEERSBRIDGE	NONE	49 Candahar Street	Mr Thomas Bell	ORMEAU	BALLYNAFEIGH HMO 2/03		
Premise Name	Licensee	Ward	Housing Management Areas (HMAs)																																																																																																												
108 Malone Avenue	Mr Eoghan O'Neill	WINDSOR	EGLANTINE HMO 2/09																																																																																																												
17 St Ives Gardens	Mr James Desmond Walmsley	STRANMILLIS	SANDYMOUNT HMO 2/17																																																																																																												
18 Rugby Road	Mr Emmet Kelly	CENTRAL	HOLYLAND HMO 2/22																																																																																																												
Apartment 4, 80 Fitzroy Avenue	D.M Property Estates Limited	CENTRAL	HOLYLAND HMO 2/22																																																																																																												
Apartment 3, 80 Fitzroy Avenue	D.M Property Estates Limited	CENTRAL	HOLYLAND HMO 2/22																																																																																																												
Apartment 2, 80 Fitzroy Avenue	D.M Property Estates Limited	CENTRAL	HOLYLAND HMO 2/22																																																																																																												
Apartment 1, 80 Fitzroy Avenue	D.M Property Estates Limited	CENTRAL	HOLYLAND HMO 2/22																																																																																																												
Flat 1, 124 Malone Avenue	JMC Rentals Limited	WINDSOR	EGLANTINE HMO 2/09																																																																																																												
23 Sharman Road	Mr Stephen Morgan	STRANMILLIS	NONE																																																																																																												
Flat 7, 6 Eglantine Place	Palaia Properties Limited	WINDSOR	EGLANTINE HMO 2/09																																																																																																												
Flat 5, 6 Eglantine Place	Palaia Properties Limited	WINDSOR	EGLANTINE HMO 2/09																																																																																																												
Flat 4, 6 Eglantine Place	Palaia Properties Limited	WINDSOR	EGLANTINE HMO 2/09																																																																																																												
37 Rathdrum Street	University Area Properties Limited	WINDSOR	ADELAIDE HMO 2/01																																																																																																												
65 Agincourt Avenue	Mr Brendan Donnelly	CENTRAL	HOLYLAND HMO 2/22																																																																																																												
4 Rugby Avenue	Mr Peter Kehoe	CENTRAL	HOLYLAND HMO 2/22																																																																																																												
Flat 2, 62 University Avenue	D.M Property Estates Limited	CENTRAL	HOLYLAND HMO 2/22																																																																																																												
Flat 1, 62 University Avenue	D.M Property Estates Limited	CENTRAL	HOLYLAND HMO 2/22																																																																																																												
9 Frank Street	Mr James O'Malley	BEERSBRIDGE	NONE																																																																																																												
45 Delhi Street	Mrs Eileen Timoney	ORMEAU	BALLYNAFEIGH HMO 2/03																																																																																																												
50 Damascus Street	Ms Roisin Convery	CENTRAL	HOLYLAND HMO 2/22																																																																																																												
24 Jerusalem Street	Mr Kieran Campbell	CENTRAL	HOLYLAND HMO 2/22																																																																																																												
34 Malone Avenue	Mrs Sharon McGinn	WINDSOR	EGLANTINE HMO 2/09																																																																																																												
395 Donegall Road	Mr William McCracken	BLACKSTAFF	NONE																																																																																																												
Apartment B, 21 Eglantine Gardens	Mr John Quinn	WINDSOR	EGLANTINE HMO 2/09																																																																																																												
21 Upper Frank Street	Mr Duane Funston	BEERSBRIDGE	NONE																																																																																																												
49 Candahar Street	Mr Thomas Bell	ORMEAU	BALLYNAFEIGH HMO 2/03																																																																																																												

57 Ponsonby Avenue	TEPROPERTYNI LTD	DUNCAIRN	NONE
57 Malone Avenue	Mrs Vanessa McKay	WINDSOR	EGLANTINE HMO 2/09
49 Carmel Street	Mr Patrick McGoldrick	CENTRAL	HOLYLAND HMO 2/22
Flat 2, 31 Malone Avenue	Miss Olivia King	WINDSOR	EGLANTINE HMO 2/09
Flat 1, 31 Malone Avenue	Miss Olivia King	WINDSOR	EGLANTINE HMO 2/09
Flat 1, 92 Malone Avenue	Mr David Smyth	WINDSOR	EGLANTINE HMO 2/09
Flat 3, 92 Malone Avenue	Mr David Smyth	WINDSOR	EGLANTINE HMO 2/09
Flat 2, 92 Malone Avenue	Mr David Smyth	WINDSOR	EGLANTINE HMO 2/09
50 Sandhurst Gardens	Miss Siobhan King	CENTRAL	STRANMILLIS HMO 2/19
149 University Street	Queens Quarter Housing Limited	CENTRAL	HOLYLAND HMO 2/22
2 Cadogan Street	Mr Shane Garvey	CENTRAL	HOLYLAND HMO 2/22
13 Delhi Street	Mr John Donnelly	ORMEAU	BALLYNAFEIGH HMO 2/03
26 Jerusalem Street	Mrs Mary Jo Cunningham	CENTRAL	HOLYLAND HMO 2/22
Flat 2, 103 Wellesley Avenue	Mr Patrick McCormack	WINDSOR	EGLANTINE HMO 2/09
Flat 2, 101 Wellesley Avenue	Mr Patrick McCormack	WINDSOR	EGLANTINE HMO 2/09
83 Palestine Street	Mr Rory McCreesh	CENTRAL	HOLYLAND HMO 2/22
Flat 2, 15 Magdala Street	Mrs Brenda Burke	CENTRAL	HOLYLAND HMO 2/22
9 Pakenham Mews	Mrs Maria McAllister	CENTRAL	NONE
68 Rugby Avenue	Mr Gerry Finnegan	CENTRAL	HOLYLAND HMO 2/22
Flat 3, 79 University Avenue	D.M Property Estates Limited	CENTRAL	HOLYLAND HMO 2/22
Flat 2, 79 University Avenue	D.M Property Estates Limited	CENTRAL	HOLYLAND HMO 2/22
111 Donnybrook Street	Mr Andrew David McCaughey	WINDSOR	EDINBURGH ST HMO 2/08
Flat 1, 79 University Avenue	D.M Property Estates Limited	CENTRAL	HOLYLAND HMO 2/22
8 Penrose Street	Mr Ronan Corrigan	CENTRAL	HOLYLAND HMO 2/22
8 Rathcool Street	Mr Roger Scullin	WINDSOR	ADELAIDE HMO 2/01
Flat 2, 11 Eglantine Gardens Belfast Antrim BT9 6EZ	Mr Tony Nicholas	WINDSOR	EGLANTINE HMO 2/09
73 Great Northern Street	Mr Colin Patterson	WINDSOR	MEADOWBANK HMO 2/15
Flat 2, 36 Fitzroy Avenue Belfast Antrim BT7 1HW	Glenburn Estates Ltd	CENTRAL	HOLYLAND HMO 2/22
5 Collingwood Avenue	Mr Patrick MacFarlane	CENTRAL	HOLYLAND HMO 2/22
47 Ulsterville Gardens	Mrs Lorraine McNeill	WINDSOR	ULSTERVILLE HMO 2/21
11 Cairo Street	Mr Thomas McAleer	CENTRAL	HOLYLAND HMO 2/22

Flat 2, 11 Malone Avenue	Claro Skin Clinic Limited	WINDSOR	EGLANTINE HMO 2/09
Flat 1, 11 Malone Avenue	Claro Skin Clinic Limited	WINDSOR	EGLANTINE HMO 2/09
95 Donegall Avenue	Mrs Denise Lawson	BLACKSTAFF	NONE
3 Burmah Street	Miss Sarah Cunningham	ORMEAU	BALLYNAFEIGH HMO 2/03
14 Palestine Street	Chubb Property Ltd	CENTRAL	HOLYLAND HMO 2/22
58 The Boulevard	Mr Tommy Bowe	ROSETTA	NONE
213 Donegall Road	Mr Ian Watson	BLACKSTAFF	DONEGALL ROAD HMO 2/07
41 Delhi Street	Mr Kevin Timoney	ORMEAU	BALLYNAFEIGH HMO 2/03
16 Riverview Street	Mr Sean Farrell	STRANMILLIS	STRANMILLIS HMO 2/19
38 Edinburgh Street	Mr Liam Fox	WINDSOR	EDINBURGH ST HMO 2/08
36 Rathgar Street	Mr Paul Scott	WINDSOR	ADELAIDE HMO 2/01
3 Farnham Street	Mr Aidan Nevin	CENTRAL	LOWER ORMEAU HMO 2/13
10 Stranmillis Road	Bertnet Residential Limited	CENTRAL	STRANMILLIS HMO 2/19
97 Rugby Avenue	Mr Terence Christopher Kennedy	CENTRAL	HOLYLAND HMO 2/22
40 Edinburgh Street	Ms Margaret O'Gara CARRU HOLDINGS LTD	WINDSOR	EDINBURGH ST HMO 2/08
8 Carmel Street		CENTRAL	HOLYLAND HMO 2/22
Flat 3, 12 University Street	Mr Raymond King	CENTRAL	MOUNTCHARLES HMO 2/16
49 Damascus Street	Ms Aine McKay	CENTRAL	HOLYLAND HMO 2/22
Flat 2, 43 Malone Avenue	Glenwherry Investments Limited	WINDSOR	EGLANTINE HMO 2/09
Flat 2, 43 Wellesley Avenue	Glenwherry Investments Limited	WINDSOR	EGLANTINE HMO 2/09
66 Agincourt Avenue	Mr Martin Gorman	CENTRAL	HOLYLAND HMO 2/22
Flat 2, 26 Wellesley Avenue	Glenwherry Investments Limited	WINDSOR	EGLANTINE HMO 2/09
110 Malone Avenue	Glenwherry Investments Limited	WINDSOR	EGLANTINE HMO 2/09
26 Balfour Avenue	Mr John Reilly	CENTRAL	LOWER ORMEAU HMO 2/13
127 The Mount	Dr Daniel McCaughey	BEERSBRIDGE	NONE
37 Damascus Street	Mr Eamon Gerard Tierney	CENTRAL	HOLYLAND HMO 2/22
12 Stranmillis Park	Mrs Deirdre Teague	CENTRAL	STRANMILLIS HMO 2/19
28 College Park Avenue	Mr Sean Moynihan	CENTRAL	HOLYLAND HMO 2/22
127 Northbrook Street	Mrs Alison Stevenson	WINDSOR	MEADOWBANK HMO 2/15
21 Wansbeck Street	Mr Gerard Mulholland	STRANMILLIS	HARLESTON HMO 2/11
46 Haypark Avenue	Mr Richard Martin	ORMEAU	BALLYNAFEIGH HMO 2/03

2 Dunluce Avenue	MLM Properties Ltd	WINDSOR	ULSTERVILLE HMO 2/21
30 Agincourt Avenue	Mr Eugene Carragher	CENTRAL	HOLYLAND HMO 2/22
Flat 2, 165 Stranmillis Road	Mr Michael Watkins	STRANMILLIS	SANDYMOUNT HMO 2/17
21 Surrey Street	Mr Niall Small	WINDSOR	MEADOWBANK HMO 2/15
52a Broadway	Mr Eugene Carragher	FALLS	NONE
Dismas House Hostel, 386 Ormeau Road	Extern Northern Ireland	ROSETTA	NONE
46 University Avenue	Mr Patrick Haughey	CENTRAL	HOLYLAND HMO 2/22

Financial & Resource Implications

3.2 None

Equality or Good Relations Implications/Rural Needs Assessment

3.3 There are no issues associated with this report.