

**Democratic Services Section
Legal and Civic Services Department
Belfast City Council
City Hall
Belfast
BT1 5GS**



**Belfast
City Council**

8th October, 2026

PLANNING COMMITTEE

Dear Alderman/Councillor,

The above-named Committee will meet in the Lavery Room, City Hall and via Microsoft Teams on Tuesday, 13th October, 2026 at 5.00 pm, for the transaction of the business noted below.

You are requested to attend.

Yours faithfully,

John Walsh

Chief Executive

AGENDA:

3. **Planning Appeals Notified** (Pages 1 - 4)
4. **Planning Decisions Issued** (Pages 5 - 30)
8. **Restricted Item**
 - (a) **LA04/2025/0605/F** - 341-345 Albertbridge Road - Erection of a four storey building to create 29no. short-term let accommodation units with ancillary roof-mounted solar panels (Pages 31 - 54)

PLANNING COMMITTEE – 13 OCTOBER 2026

APPEALS NOTIFIED

COUNCIL: BELFAST

ITEM NO	1	PAC REF	2026/E0069
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PLANNING REF:	LA04/2026/0133/CA
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APPLICANT:	Mr John Creanor
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LOCATION:	Land at 29 Hamill Street, Belfast, BT12 4AA
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PROPOSAL:	Alleged unauthorised change of use of 29 Hamill Street, Belfast, BT12 4AA from a dwelling house to short-term let accommodation, without the benefit of planning permission
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PROCEDURE:	
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ITEM NO	2	PAC REF	2026/L0011
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PLANNING REF:	LA04/2026/1130/CLEUD
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APPLICANT:	Conor Rooney
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LOCATION:	8A Balmoral Park, Finaghy, Belfast, BT10 0QD
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PROPOSAL:	Boundary wall and fence
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PROCEDURE:	
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ITEM NO	3	PAC REF	2026/E0067
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PLANNING REF:	LA04/2025/0311/CA
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APPLICANT:	Mr Daniel Steele
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LOCATION:	Land at 51 Melrose Street, Belfast, BT9 7DL
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PROPOSAL:	Alleged unauthorised change of use of 51 Melrose Street, Belfast, BT9 7DL from a dwelling house to short-term let accommodation without the benefit of planning permission
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PROCEDURE:	
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APPEALS NOTIFIED (CONTINUED)

ITEM NO	4	PAC REF	2026/E0071
PLANNING REF:	LA04/2025/0337/CA		
APPLICANT:	Mr Aadil Aziz		
LOCATION:	Land at 56 Boyd Street, Belfast, BT13 2GR		
PROPOSAL:	Alleged unauthorised change of use of 56 Boyd Street, Belfast, BT13 2GU		
PROCEDURE:			

ITEM NO	5	PAC REF	2026/E0072
PLANNING REF:	LA04/2026/0093/CA		
APPLICANT:	Mr Kamil Aziz		
LOCATION:	48 Hamill Street, Belfast, BT12 4AA		
PROPOSAL:	Alleged unauthorised change of use from a dwelling to short term let accommodation without the benefit of planning permission		
PROCEDURE:			

APPEAL DECISIONS NOTIFIED

ITEM NO	1	PAC REF:	2026/A0025
PLANNING REF:	LA04/2026/0242/F		
RESULT OF APPEAL:	FINDING – NO VALID APPEAL		
APPLICANT:	Mr Conor Rooney		
LOCATION:	8A Balmoral Park, Finaghy, Belfast, BT10 0GD		
PROPOSAL:	Perimeter fence and wall to boundary of site (part retrospective)		

ITEM NO	2	PAC REF:	2026/E0004
PLANNING REF:	LA04/2022/0398/CA		
RESULT OF APPEAL:	ENFORCEMENT NOTICE UPHELD		
APPLICANT:	Mrs Zoe Heatherington		
LOCATION:	Land at 31 Brookland Street, Malone Lower, Belfast, BT9 7FZ		
PROPOSAL:	Alleged unauthorised change of use of 31 Brookland Street, Malone Lower, Belfast, BT9 7FZ, from a dwelling house to short term let accommodation without the benefit of planning permission		

APPEAL DECISIONS NOTIFIED (CONTINUED)

ITEM NO	3	PAC REF:	2026/E0014
PLANNING REF:	LA04/2023/1126/CA		
RESULT OF APPEAL:	ENFORCEMENT NOTICE UPHELD		
APPLICANT:	Mr David Watterson		
LOCATION:	Land to the rear of 106 Larkfield Road, Belfast		
PROPOSAL:	Alleged unauthorised outbuilding on land to the rear of 106 Larkfield Road, Belfast without the benefit of planning permission or permitted development rights as detailed in The Planning (General Permitted Development) Order (Northern Ireland) 2016		

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Planning Decisions Issued September 2026 - No. 175

<u>Application number</u>	<u>Category</u>	<u>Location</u>	<u>Proposal</u>	<u>Decision</u>
LA04/2026/0784/F	LOC	67 Martinez Avenue, Belfast, BT5 5LY	Retrospective raised patio to the rear of the property	Permission Granted
LA04/2026/0088/CLOPUD	LOC	130 Sandown Road, Belfast, BT5 6GX	Rear extension and alterations to garden	Permitted Development
LA04/2026/0146/F	LOC	130 Orangefield Crescent, Belfast, BT6 9GJ	2-storey rear extension and single storey side and rear extension	Permission Granted
LA04/2026/0461/F	LOC	Belfast Health and Social Care Trust 444 Antrim Road Belfast BT15 5GB	Single storey rear extension	Permission Granted
LA04/2026/0609/LBC	LOC	Clanmil Housing Association Northern Whig House 3 Waring Street Belfast BT1 2DX	Re-roofing works comprising removal of bitumen felt and replacement with polymeric single-ply membrane. Replacement of rainwater goods (internally & externally), lead flashings, edge trims to facilitate roofing works.	Consent Granted
LA04/2026/0665/LBC	LOC	Belfast Harbour Office and William Ritchie Building Corporation Square and 2 Clarendon Road, Belfast, BT1 3AL	Removal of existing link between the Belfast Harbour Office and William Ritchie Building, Erection of new link bridge and reinstatement of northern gable of Harbour Office. Reinstatement of cellar entrance. Entrance ramp to William Ritchie Building. Erection of a new gate and railings along the eastern boundary.	Consent Granted

LA04/2026/0676/F	LOC	Belfast Harbour Office and William Ritchie Building, Corporation Square and 2 Clarendon Road, Belfast.	New entrance to the William Ritchie Building, pedestrian steps and ramped access. Rear extension. Roof extension with landscaped roof terrace, external plant area and rear escape staircase. Replacement link bridge between William Ritchie and Belfast Harbour Office. Reinstatement of existing cellar and Northern gable of the listed Belfast Harbour Office. Landscaping and Hardstanding works. New gate and railings to Eastern perimeter of Belfast Harbour Office, associated site works.	Permission Granted
LA04/2026/0691/A	LOC	Knock Presbyterian Church 53 Kings Road, Belfast, BT5 6JH	3no. non-illuminated signs; 1no backlit sign	Consent Granted
LA04/2026/1006/F	LOC	5 Kingsway Gardens, Belfast, BT5 7DQ	Rear extension and rear dormer. Existing roof to be re-tiled.	Permission Granted
LA04/2025/0001/F	LOC	8 Thirlmere Gardens, Belfast, BT15 5EF	Single storey extension, raised patio with steps and roof dormer to the rear. (Amended Plans)	Permission Granted
LA04/2025/0941/F	LOC	60 Knock Eden Park, Belfast, BT6 0JG	First Floor rear extension with Juliette balcony. Partial Demolition of rear wall and removal of existing window. (Amended Description).	Permission Granted

LA04/2025/1457/F	LOC	Belfast Boat Club, 12 Lockview Road, Belfast, BT9 5FJ	Replacement of an existing 6 month seasonal air dome with a double skin pvc dome incorporating internal lighting. Air dome to be in place all year round	Permission Granted
LA04/2025/1869/F	LOC	7 Fortuna Street, Belfast, BT12 5PL	Retention of change of use from dwelling to short term let	Permission Refused
LA04/2026/0949/F	LOC	49 Kensington Road, Belfast, BT5 6NL	Demolition of existing sunroom. Addition of single-storey rear extension and outdoor covered area. Changes to fenestration to side elevation.	Permission Granted
LA04/2026/1530/WPT	LOC	12 Adelaide Park, Belfast, BT9 6FX	T013- Complete Prune, including reduction in crown. All other recommendations are to be carried out as per attached tree survey report sheets written by Andrew Boe. T014- Complete Prune, including reduction in crown. All other recommendations are to be carried out as per attached tree survey report sheets written by Andrew Boe. T015- Complete Prune, including reduction in crown. All other recommendations are to be carried out as per attached tree survey report sheets written by Andrew Boe.	Works to Trees in CA Agreed
LA04/2025/0635/F	LOC	142 Ravenhill Road, Belfast, BT6 8ED	Change of use from ground floor shop (A1) to studio apartment (C1) alterations to building facades and additional site works.	Permission Refused
LA04/2025/1850/A	LOC	Cityside Retail Park 100-150 York Street, Belfast, BT15 1WA	6m x 3m Digital Advertising Screen	Consent Granted

LA04/2026/0228/DC	LOC	14 Dublin Road, Belfast, BT2 7HN	Discharge of Condition 7 - LA04/2023/4373/F Roof terrace and glazing detail	Condition Discharged
LA04/2026/0307/F	LOC	4 Clanroy Parade, Belfast, BT4 3BZ	Rear dormer with 3no. roof lights to the front of the dwelling.	Permission Granted
LA04/2026/1404/LBC	LOC	36-38 Donegall Place, Belfast, BT1 5BB	Transom to shop glazing with obscured glazing to conceal internal steelwork.	Consent Granted
LA04/2026/1409/LBC	LOC	36-38 Donegall Place, Belfast, BT1 5BB	Installation of teller counter position within refurbished bank.	Consent Granted
LA04/2026/1458/CLEUD	LOC	69 Palestine Street, Belfast, BT7 1QL	Existing House of multiple occupation (HMO)	Permitted Development
LA04/2025/0423/DC	LOC	Glenwood Primary School 4-22 Upper Riga Street, Belfast, BT13 3GW	Discharge condition 25 of LA04/2022/1206/F -Window and door details.	Condition Partially Discharged
LA04/2025/1954/F	LOC	16 Sans Souci Park, Belfast, BT9 5BZ	Solar Panels on the south facing roof slope	Permission Granted
LA04/2025/2021/A	LOC	Advertising Site, north side of Albertbridge Road and adjoining East Belfast Enterprise Park.	Replacement of the existing 'classic' Panel no 2 at Albertbridge Road Advertising Site with a digital display (same size and position)	Application Withdrawn
LA04/2026/0374/F	LOC	17 Castlemore Avenue, Belfast, BT6 9RF	Retention of lean to garage to side of dwelling and area of hardstanding to front (Amended Description and plans).	Permission Granted
LA04/2026/0421/F	LOC	Footpath south of 272-274 Upper Newtownards Road, Belfast, County Antrim, BT4 3EU	Existing 11.5m lamp post to be removed and replaced with a 20m street pole with a wraparound cabinet. Proposed 9no. antennas, 2no. GPS nodes, 1no. bowler cabinet, 1no. cabinet, and ancillary upgrades thereto.	Application Withdrawn

LA04/2026/0711/F	LOC	10 Casaedona Rise, Belfast, BT6 9RA	single-storey rear extension and first-floor rear extension; alterations to windows	Permission Granted
LA04/2026/0735/F	LOC	79 Osborne Park, Malone, Belfast, BT9 6JQ	Single-storey rear extension, fenestration alterations, creation of new patio courtyard area and associated site works.	Permission Granted
LA04/2026/0737/DCA	LOC	79 Osborne Park, Malone, Belfast, BT9 6JQ	Demolition of single-storey rear return, partial demolition of areas of rear and side walls to accommodate new extension and amended window fenestrations, removal of rear patio doors, removal of 2 windows at first floor level of rear return on side and rear elevations and minor internal demolitions.	Consent Granted
LA04/2026/0842/CLOPUD	LOC	39 Cedar Grove, Holywood, BT18 9QG	Roof light window to front.	Permitted Development
LA04/2026/0928/LBC	LOC	Bank Of Ireland Buildings, 92-100 Royal Avenue, Belfast, BT1 1DL	Building fabric investigation works prior to restoration	Consent Granted
LA04/2026/1315/CLEUD	LOC	Montpellier House, 96 Malone Road, Belfast, BT9 5HP	Change of Use of residential storage shed to short term let accommodation	Permitted Development
LA04/2026/0843/F	LOC	52 Greystown Avenue, Belfast, BT9 6UJ	Loft conversion with rear dormer	Permission Granted
LA04/2026/1541/F	LOC	61 Donegall Road, Belfast, BT12 5JL	Retrospective change of use from 3-bedroom dwelling (Class C1) to short term let accommodation (Sui Generis) with one bedroom retained as permanent residential. Amended proposal.	Application Withdrawn

LA04/2026/0282/F	MAJ	29-33 Bedford Street, Belfast, BT2 7EJ	Renewal of application reference LA04/2020/0659/F - Refurbishment of existing four storey terrace including alteration, extension to rear, partial demolition and reinstatement. Part change of use from art galleries to two cafes at ground floor. Retention of offices within existing building at second, third and fourth floor. Erection of new 13 storey aparthotel building to rear and associated works including public realm improvements	Permission Granted
LA04/2026/0260/DCA	LOC	29-33 Bedford Street, Belfast, BT2 7EJ	Partial demolition of the existing terrace building along with the toilet block to the rear. Demolition will also include the raised access floor throughout terraces 31-33 Bedford Street.	Consent Granted
LA04/2026/1051/F	LOC	25 Deramore Gardens, Belfast, BT7 3FN	Single storey side and rear extension; 1st floor rear extension; garden shed; removal of gates and widening of driveway.	Permission Granted
LA04/2026/1057/F	LOC	11 Knockdarragh Park, Belfast, BT4 2LE	Alterations to existing dwelling, including demolition and replacement of existing garage with single storey extension to side. Demolition of conservatory and replacement single storey rear extension. Terrace to rear.	Permission Granted
LA04/2026/1154/DC	LOC	Family Ministry Office 3 Good Shepherd Centre 511 Ormeau Road, Ormeau, Belfast, BT7 3GS	Discharge of condition 2 for application LA04/2025/0850/LBC - Columbarian Units and Face Plate Finishes	Condition Discharged

LA04/2026/1312/DC	LOC	Marlborough House at no. 28-32 Victoria Street, Belfast and no. 8 and 10-12 Marlborough Street; 11 Prince's Street and 2-4 Prince's Court, Belfast, BT1 3GG	Discharge of Condition 17 of approval LA04/2024/1592/F- relating to Drainage Details	Condition Not Discharged
LA04/2026/0042/DC	LOC	Royal Ulster Agricultural Society The Kings Hall 488-516 Lisburn Road, Malone Lower, Belfast, BT9 6GW	Discharge of Condition 23 of LA04/2024/1761/RM - External Lighting Calculations	Condition Discharged
LA04/2026/0553/F	LOC	36 Kingsway Park, Belfast, BT5 7EW	Single storey rear/side extension.	Permission Granted
LA04/2026/0617/F	LOC	38 Glenside Park, Belfast, BT14 8BG	Demolition of existing garage and ground floor rear return, construction of single storey side and rear extension.	Permission Granted
LA04/2026/0874/F	LOC	27 Fortwilliam Park, Belfast, BT15 4AL	Single storey rear extension. Replacement of rear window with door. Replacement first floor window to rear.	Permission Granted
LA04/2026/0861/F	LOC	St Kierans Primary School, 9 Bell Steel Road, Belfast, BT17 0PB	Demolition of 2no. mobile classrooms. Replacement with new modular building (2 no. classrooms, 2 no. classroom bases and ancillary support accommodation) with 2 no. canopies. Associated site works, including new retaining wall (Amended Description)	Permission Granted
LA04/2026/0953/DCA	LOC	27 Fortwilliam Park, Belfast, BT15 4AL	Demolition of single storey rear extension. Partial demolition of rear wall. Removal of 3 No. windows and 2 No. doors to rear/side elevations.	Consent Granted

LA04/2026/0955/DC	LOC	Land covering the road surface between the James Street South junction and Franklin Street Junction Brunswick Street	Discharge of condition no.5 - LA04/2023/2946/F odour abatement measures	Condition Discharged
LA04/2026/1100/NMC	MAJ	City Quays 3 Clarendon Road, Belfast, BT1 3BG	Non-material change to reserved matters approval LA04/2017/1090/RM, comprising the installation of 4 no. external louvres to the north-east elevation at floor 9.	Non Material Change Granted
LA04/2026/1419/DC	MAJ	81-87 Academy Street & 2-6 Exchange Street, Belfast, BT1 2LS	Discharge of Condition 13 of LA04/2019/2257/F.	Condition Discharged
LA04/2026/1493/DC	LOC	lands at former Good Shepherd Centre, Nos. 511 and 511a Ormeau Road, Belfast	Discharge of condition 3 - LA04/2026/0021/F	Condition Discharged
LA04/2026/1565/DC	LOC	45 Malone Park, Belfast, BT9 6NL	Discharge of condition 6 of LA04/2023/2971/F (Appeal ref. 2025/A0100) and condition 2 of LA04/2023/2972/DCA (Appeal ref. 2025/A0101) in relation to Demolition materials recovery plan (DMRP)	Condition Partially Discharged
LA04/2025/0248/F	LOC	20 C Barbour Gardens, Dunmurry, Belfast, BT17 9AB	Retrospective change of use from class B2 light industry to gym (sui generis)	Permission Granted
LA04/2025/1248/F	LOC	63 Martinez Avenue, Belfast, BT5 5LY	Demolition of existing timber garage. Erection of replacement garage and extension of existing patio.	Permission Granted

LA04/2025/2012/F	LOC	Units R2-R3 Level 2 and Level 3, Victoria Square, 1 Victoria Square, Belfast, BT1 4QG	A Change of use of 2 previous restaurants to an integrated digital technology aquarium themed entertainment visitor attraction venue, including a change of use of the internal uncovered canopy (at level 2) to create a new glazed entrance area with ancillary retail, exhibition area and meeting room area and all associated site works	Permission Granted
LA04/2026/0149/F	LOC	56-58 Castlereagh Street, Belfast, BT5 4NH	Change of use of vacant premises (A1) to 3no. apartments at No.56 (C1) and 1no. 6-bedroom 10-person HMO (Sui Generis) at No.58. Partial demolition to buildings to facilitate 2-storey rear extension, metal access stairs, front dormers, facade alterations and all other additional site works.	Permission Granted
LA04/2026/0226/F	LOC	15 Ormiston Crescent, Belfast, BT4 3JP	Demolition of rear return and partial demolition of rear ground floor wall with single storey extension to rear.	Permission Granted
LA04/2026/0394/F	LOC	12 Malone Meadows, Belfast, BT9 5BG	Replacement of existing conservatory with new single storey sunroom	Permission Granted
LA04/2026/0778/F	LOC	11 Wynchurch Terrace, Belfast, BT6 0HP	Changing roof from hipped to gable. Addition of dormer window to rear	Permission Granted
LA04/2026/0900/F	LOC	John H Lunn (jewellers) Ltd, 2 Queens Arcade, Belfast, BT1 5FE	Alterations to Listed Buildings including internal reordering, amendments to façade, and new shopfront signage	Permission Granted

LA04/2026/0902/LBC	LOC	John H Lunn (jewellers) Ltd , 2 Queens Arcade, Belfast, BT1 5FE	Alterations to Listed Buildings including internal reordering, amendments to façade, and new shopfront signage	Consent Granted
LA04/2026/0901/A	LOC	John H Lunn (jewellers) Ltd , 2 Queens Arcade, Belfast, BT1 5FE	2x illuminated fascia, 1x projecting sign and alterations to 1x existing sign (amended description)	Consent Granted
LA04/2026/1050/F	LOC	28 Downview Avenue, Belfast, BT15 4FB	Single storey rear extension. New side door and window on side (western) elevation. Demolition of existing single storey rear extension, garage and partial demolition of rear wall.	Permission Granted
LA04/2026/1260/F	LOC	42 Sydenham Avenue, Strandtown, Belfast, BT4 2DR	Single storey rear extension	Permission Granted
LA04/2026/1347/NMC	LOC	106 Sydenham Avenue, Belfast, BT4 2DT	Fenestration changes to Ground floor Rear Elevation to include: - Omission of 1 no. small window to open plan kitchen/ dining/ living area - Relocation and reduction in size of 1 no. window to open plan kitchen/ dining/ living area NMC - LA04/2025/1080/F	Non Material Change Granted
LA04/2026/0790/F	LOC	20 Oakmount Drive, Belfast, BT15 3RE	Dormer roof extension to rear and roof lights to front.	Permission Granted
LA04/2026/0880/DC	LOC	41-43 Park Avenue, Belfast, BT4 1PU	Discharge of condition 16, 17 and 18 of planning application LA04/2020/2325/F Windows specification confirming acoustic compliance	Condition Partially Discharged

LA04/2026/1108/DC	LOC	177 Joanmount Gardens, Belfast, BT14 6NZ	Discharge of condition 1 & 2 of planning approval LA04/2022/0401/CA - 1) Service management plan 2) scaled floor plans showing larger front bedroom to be retained as permanent residential accomodation	Condition Partially Discharged
LA04/2026/1455/DC	LOC	32 Stormont Park, Belfast, BT4 3GX	Discharge Condition 3 of Planning Approval LA04/2026/0243/F - Climate Change Statement	Condition Partially Discharged
LA04/2026/1508/CLOPUD	LOC	655 Lisburn Road, Malone Lower, Belfast, BT9 7GT	The two storey, three bedroom dwelling has been used as short term rental accommodation since February 2016	Application Withdrawn

LA04/2026/1498/PAN	MAJ	Belfast City Airport Sydenham Bypass Belfast BT3 9JH Northern Ireland	This PAN relates to a proposed full planning application affecting land within the administrative areas of both Belfast City Council and Ards and North Down Borough Council. Separate PANs have been submitted to each Council and should be read alongside the parallel PAN for the proposed outline planning application at Belfast City Airport. The consultation arrangements set out in Section G apply to both planning applications and to the proposed amendments to the Planning Agreement, which are being undertaken as part of a voluntary public consultation process. Belfast City Airport is proposing a programme of improvements to enhance passenger facilities, improve aircraft operations and strengthen connectivity to and from the airport. The proposals include both physical redevelopment works and changes to existing operational controls set out in the Planning Agreement, including an increase in the permitted number of aircraft take-offs and landings per annum and amendments to the hours during which aircraft operations may take place.	Proposal of Application Notice is Acceptable
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LA04/2026/1499/PAN	MAJ	Belfast City Airport Sydenham Bypass Belfast BT3 9JH Northern Ireland	This PAN relates to a proposed outline planning application affecting land within the administrative areas of both Belfast City Council and Ards and North Down Borough Council. Separate PANs have been submitted to each Council and should be read alongside the parallel PAN for the proposed outline planning application at Belfast City Airport. The consultation arrangements set out in Section G apply to both planning applications and to the proposed amendments to the Planning Agreement, which are being undertaken as part of a voluntary public consultation process. Belfast City Airport is proposing a programme of improvements to enhance passenger facilities, improve aircraft operations and strengthen connectivity to and from the airport. This PAN relates to a proposed outline planning application for supporting airport infrastructure and associated development including:: •ancillary aviation operations, including aircraft hangars, aviation fuel tanks and associated infrastructure; •a hotel;	Proposal of Application Notice is Acceptable
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LA04/2024/1374/F	LOC	146 Upper Newtownards Road, Belfast, BT4 3EQ.	Renovation & single storey rear extension of existing 3 storey dwelling with demolition to the rear of the property including partial demolition of side garage and existing single storey additions, together with associated site works. (Additional Information & Amended Plans)	Permission Granted
LA04/2026/0230/F	LOC	59 Ballygowan Road, Belfast, BT5 7LJ	Single and 1.5 storey extension to the rear of dwelling	Permission Granted
LA04/2026/0972/NMC	LOC	39 Newforge Lane, Belfast, BT9 5NW	Minor amendments to sizes and positions of some windows and patio doors. Updated positions of rainwater pipes, soil pipes and movement joints. NMC -LA04/2024/1342/F	Permission Granted
LA04/2026/1080/F	LOC	51 Garnerville Road, Belfast, BT4 2QQ	Change of roof type from hipped to pitched for conversion of roof space.	Permission Granted
LA04/2026/1182/F	LOC	7 Deramore Park South, Malone Upper, Belfast, BT9 5JY	Replacement garage to include a first floor garden room, addition of loft gable window and replacement of existing entrance steps and associated site works.	Permission Granted
LA04/2026/1198/DCA	LOC	7 Deramore Park South, Malone Upper, Belfast, BT9 5JY	Demolition of existing single storey garage along the east boundary, partial demolition to gable wall for new window opening, demolition and replacement of entrance steps, terrace wall and rear garden patio wall. (Retrospective)	Consent Granted

LA04/2026/1425/LBC	LOC	Translink railway bridge, approx. 8 metres to the north-west of No. 46 Upper Dunmurry Lane, Dunmurry.	Corehole investigations to stone parapet on west elevation of railway bridge, and subsequent reinstatement of same.	Consent Granted
LA04/2026/1566/CLOPUD	LOC	Raven Willow, Ravenhill Road, Belfast, BT6 8EF	4 bed terraced town house that has been completely renovated and restored to a high standard for short term let.	Application Withdrawn
LA04/2025/0080/F	LOC	2a Wilgar Street , Belfast, BT4 3BL	Replacement of an existing grass playing field with a 3G sports pitch, all associated works and upgrade of floodlight lighting lamp heads & LED bulbs	Permission Granted
LA04/2025/1011/F	LOC	60 Cedar Grove, Holywood, BT18 9QG	Two storey extension to side. Single storey extension to rear. New fencing to side.	Permission Refused
LA04/2025/1082/CLOPUD	LOC	Durham House, 32 College Square North, Belfast, BT1 6AS	Continued use as dwellings/apartments (Use class C1)	Permitted Development
LA04/2026/0899/F	LOC	60 Hampton Park, Belfast, BT7 3JP	2-storey front extension, single-storey rear extension, part demolition of external walls to accommodate new window openings and fenestration changes, demolition of chimney, demolition of roof and replacement with standing seam zinc finish, change of material finish to brick and render, two new rooflights , solar panels to roof and patio area to rear. (Amended description)	Permission Granted
LA04/2026/1300/F	LOC	36 Marlborough Park North, Belfast, BT9 6HJ	Demolition of existing rear conservatory and construction of a single-storey rear extension, including associated internal and external alterations.	Permission Granted

LA04/2026/1403/DCA	LOC	36 Marlborough Park North, Belfast, BT9 6HJ	Demolition of the existing conservatory and partial removal of existing external walls at ground floor level to facilitate the proposed rear extension.	Consent Granted
LA04/2026/1407/F	LOC	12 Brighton Street, Belfast, BT12 7LR	Single-storey rear extension.	Permission Granted
LA04/2025/0898/PAN	LOC	St. Marys Christian Brothers Grammar School St Marys Christian Brothers Grammar School 147a Glen Road, Andersonstown, Belfast, BT11 8NR	The construction of a new stand-alone Sports Hall, Gymnasium and P.E Facility.	Proposal of Application Notice is Acceptable
LA04/2025/1786/PAN	MAJ	Former Cross & Passion School site, Glen Road, and existing All Saints Glen Road Campus site, BT11 8BW	Redevelopment of the former Cross & Passion School site, Glen Road, to create a new post-primary school campus for All Saints College over two sites with an enrolment of approximately 1,000 pupils. Proposal includes the construction of new school building on the former Cross & Passion site, and associated landscaping, play areas, new access road, parking and all other associated works. Proposal also includes the demolition of the existing All Saints Glen Road Campus buildings and redevelopment of the site to include new playing fields, changing pavilion and associated parking.	Proposal of Application Notice is Acceptable
LA04/2025/2202/F	LOC	104 Gilnahirk Road, Belfast, BT5 7DJ	Single storey side extension. First floor side window to Eastern elevation. Replacement side windows.	Permission Granted

LA04/2026/0087/CLOPUD	LOC	99 Sydenham Avenue, Belfast, BT4 2DL	Rear extension to follow the existing rear line of the property. Removal the existing external boiler house	Permitted Development
LA04/2026/0234/F	LOC	80 Cooneen Way, Belfast, BT6 0EG	Single storey rear extension with front ramped access	Permission Granted
LA04/2026/0619/F	LOC	SD Bell & Co 512-516 Upper Newtownards Road Belfast BT4 3hb	Change of use of land to enclosed outdoor seating area and associated works (Retrospective)	Permission Granted
LA04/2026/0667/PAN	LOC	Administration Building, Queen's University Belfast University Road, Belfast, BT7 1NN	Change of use of QUB Administration Building from office to community and cultural use (Class D1) for visitor attraction and gallery space for academic, research engagement, heritage, exhibitions, events, and visitor services; and associated improvements to public realm to east and west of the Administration Building	Proposal of Application Notice is Acceptable
LA04/2026/0772/F	LOC	42 Cheviot Avenue, Belfast, BT4 3AH	Partial demolition of existing two storey rear extension and provision of new two storey rear extension.	Permission Granted
LA04/2026/0990/F	LOC	Ground Floor, SPAR Titanic Units 1-3 Block A, The Arc 2 Queens Road, Belfast, BT3 9DT	The Sub-division of existing retail unit to create two retail units and associated alterations to internal layout and elevations.	Permission Granted
LA04/2026/1133/F	LOC	Unit 7-8, 133-137 Lisburn Road, Malone Lower, Belfast, BT9 7AG	Retention of existing single storey covered space to front of restaurant.	Permission Granted
LA04/2026/1242/DC	LOC	236-238 Malone Road, Belfast, BT9 5LR	Discharge of Condition 10 - LA04/2020/2189/F tree protection measures	Condition Not Discharged

LA04/2026/1323/DC	LOC	Lands East of Meadowhill, North of Glencolin Court, North and East of Glencolin Rise, East of Glencolin Grove, North and West of Glen Road Rise, and North of Glen Road Grove	Construction Environmental Management Plan (CEMP) - EHA Construction Discharge of condition 10 - LA04/2023/2557/F	Condition Partially Discharged
LA04/2026/1400/F	LOC	30 Corrina Avenue, Dunmurry, BT17 0HR	Single storey rear extension with provision of ramped access to rear, widened path and landing to front and car hardstanding in front garden area.	Permission Granted
LA04/2026/1451/DC	LOC	1-21 Castlereagh Road, Belfast, BT5 5FB	Discharge Conditions 8 & 10 of Planning Approval LA04/2023/2763/F - remediation verification report	Condition Not Discharged
LA04/2026/1456/DC	LOC	117 Fortwilliam Park, Belfast, BT15 4AS	Discharge of Condition No.2 of Planning Approval LA04/2026/0249/F - Climate Change Statement	Condition Partially Discharged
LA04/2024/0491/CLEUD	LOC	Flat 5, 224 Antrim Road, Belfast, BT15 2AN	Change of use of a residential apartment to short-term holiday let accommodation (Amended Site Address)	Permitted Development
LA04/2023/4097/DC	LOC	25 Laganview Court, Belfast, BT5 4AR	Discharge of Condition 1 of 2022/A0052 - short term let granted on appeal	Condition Discharged
LA04/2023/4430/F	LOC	Flat 38, 30 Tyrone House, Adelaide Street, Belfast, BT2 8HH	Retrospective change of use from domestic residence to short term let accommodation	Permission Refused

LA04/2025/0110/F	LOC	Hammer Playing Pitch Agnes Street, Shankill Road, Belfast, BT13	Resurfacing and minor extension of existing 3G pitch; replacement floodlighting; 50 seater covered mini-stand (3.8m tall by 7.5m long and 3.3m wide); additional 1.2m fencing enclosure to pitch; replacement dugouts; storage container (3.6m by 2.4m); removal of portacabin and associated minor works/drainage modifications.	Permission Granted
LA04/2025/0651/DC	LOC	721-739 Lisburn Road, Malone Lower, Belfast, BT9 7GU	LA04/2021/0789/F Condition no. 25. Construction, Vibration and Dust Management Plan.	Condition Discharged
LA04/2025/1136/DC	LOC	Approximately 50m north east of number 80 Sydenham Road, Belfast, BT3 9DP	Discharge conditons 5,6, and 9 of LA04/2019/2912/F- Remediation strategy,Piling assessment and groundwater monitoring report.	Condition Partially Discharged
LA04/2025/1254/F	LOC	57 Fountain Street, Belfast, BT1 5EB	New shopfront including new signage, fenestration alterations on north and west elevations	Permission Granted
LA04/2025/1255/DCA	LOC	57 Fountain Street, Belfast, BT1 5EB	Minor external and internal demolitions required to facilitate alterations to the shopfront and fenestration changes to north and west elevation (Amended Description)	Consent Granted
LA04/2025/1256/A	LOC	57 Fountain Street, Belfast, BT1 5EB	1 No. non-illuminated high level sign and 1x building signage comprising vertically arranged lettering mounted on the facade adjacent to the entrance (Amended Description)	Consent Granted
LA04/2025/1259/F	LOC	1 Vandyck Crescent, Newtownabbey, BT36 7HF	Dormer to front of dwelling	Permission Granted
LA04/2025/1514/F	LOC	480 Crumlin Road, Belfast, BT14 7GH	Car wash facility (retrospective)	Permission Granted

LA04/2025/1768/F	LOC	Lands at Apartment Blocks 1-3 Clonaver Drive, Belfast, BT4 2FB	Proposed amendment to condition No.7 of planning approval LA04/2023/2709/F to no longer provide and install the vapour protection measures that were originally requested.	Permission Granted
LA04/2025/2060/DC	LOC	14 Dublin Road, Belfast	Discharge Condition 9 of LA04/2023/4366/F - details of foul and surface water drainage	Condition Not Discharged
LA04/2026/0043/F	LOC	1 Greystown Avenue, Belfast, BT9 6UG	Proposed extensions to side & rear elevation, together with facade alterations to front of existing dwelling & recladding of existing dormer to rear (Amended Plans)	Permission Granted
LA04/2025/2176/F	LOC	15 Stockmans Avenue, Belfast, BT11 9AS	Addition of a two-storey rear extension to existing dwelling, and small rear decking area	Permission Granted
LA04/2026/0070/F	LOC	93 Highfield Drive, Belfast, BT13 3RN	Single storey rear extension to provide ground floor W.C. Level platform at rear door with stepped access to rear of garden.	Permission Granted
LA04/2026/0216/F	LOC	1 Cricklewood Crescent, Belfast, BT9 5HD	Single-storey rear extension and 2-storey rear and side extension.	Permission Granted
LA04/2026/0251/F	LOC	27 Boucher Road, CUPRA Northern Ireland, Belfast, BT12 6QU	Erection of 2no. single storey workshops. First workshop to be used for dry valeting of cars and the second is to provide cover to an existing car washing bay.	Permission Granted
LA04/2026/0273/F	LOC	228-234 Upper Newtownards Road, Belfast, BT4 3ET	Single-storey extension to the front of a restaurant with a flat roof and matching glazing system.	Permission Granted
LA04/2026/0264/F	LOC	29 Ardcaoin Avenue, Belfast, BT17 0UN	Single-storey extension to rear of existing dwelling	Permission Granted

LA04/2026/0266/F	LOC	St. Patricks Church Of Ireland Newtownards Road, Ballymacarrett, Belfast, BT4 1GZ	Single storey link building extension between the existing church and church hall; external landscaping works including children's play area, fencing and access ramp. External alterations with new window / door openings and internal alterations to the church hall. Provision of an external bin storage area.	Permission Granted
LA04/2026/0267/LBC	LOC	St. Patricks Church Of Ireland Newtownards Road, Ballymacarrett, Belfast, BT4 1GZ	Single storey link building extension between the existing church and church hall; external landscaping works including children's play area, fencing and access ramp. External alterations with new window / door openings and internal alterations to the church hall. Provision of an external bin storage area.	Consent Granted
LA04/2026/0287/F	LOC	1 Glenbawn Park, Belfast, BT17 0TS	Single storey side extension to provide ground floor bedroom and shower room. Level access to property by graded path.	Permission Granted
LA04/2026/0304/MDPA	MAJ	Lands adjacent to and South East of the River Lagan, West of Olympic Way of Queen's Road, Queen's Island, Belfast, BT2 9EQ	Discharge Clause 8.1.1 of the Section 76 of LA04/2021/2280/F- Public Transport Fund.	Condition Discharged
LA04/2026/0383/F	LOC	24-26 Arthur Street, Belfast, BT1 4GB	Two storey extension to roof of existing office building, infilling of existing roof terrace and creation of new roof terraces at fifth and seventh floor level (renewal of LA04/2021/1249/F)	Permission Granted

LA04/2026/0387/DCA	LOC	Arthur House, 24-26 Arthur Street, Belfast, BT1 4GB	Demolition of curtain walling on sixth floor and existing roof and plant area. demolition of curtain walling and glass balustrade on fourth floor front elevation (renewal of LA04/2021/1658/DCA) (amended description)	Consent Granted
LA04/2026/0382/F	LOC	1 Hillside Crescent, Belfast, BT9 5EN	Ground floor and first floor side extension, ground floor rear extension and ground floor front extension (amended description)	Permission Granted
LA04/2026/0488/F	LOC	18-22 Castle Place, Belfast, BT1 1GB	Proposed change of use from ground and first floor coffee shop to restaurant and takeaway including external alterations and associated external plant	Permission Granted
LA04/2026/0490/LBC	LOC	18-22 Castle Place, Belfast, BT1 1GB	Proposed change of use from ground and first floor coffee shop to restaurant and takeaway including external alterations and associated external plant	Consent Granted
LA04/2026/0489/A	LOC	18-22 Castle Place, Belfast, BT1 1GB	1x illuminated fascia shop signs, 2 projecting signs & window vinyls	Consent Granted
LA04/2026/0626/F	LOC	760 Springfield Road, Belfast, BT12 7JD	Provision of new vehicular access and driveway to existing dwelling	Permission Granted
LA04/2026/0738/F	LOC	1 Kings Crescent, Belfast, BT5 6PR	Single storey rear extension and changes to existing windows in side elevation.	Permission Granted
LA04/2026/0793/F	LOC	223 Stockmans Lane, Belfast, BT11 9AQ	1.8m - 3.75m high fence on the north western boundary of 223 Stockmans Lane	Permission Granted
LA04/2026/0777/F	LOC	11 Glenbawn Square, Dunmurry, Belfast, BT17 0TT	Proposed single storey extension to rear of property with internal alterations and level access to front of property.	Permission Granted

LA04/2026/0769/F	LOC	56 Teeling Avenue, Belfast, BT17 0XH	Single storey side extension and alterations to front facade to provide level access.	Permission Granted
LA04/2026/0770/F	LOC	61 White Rise, Belfast, BT17 0XD	Single storey side and rear extension to provide accessible bedroom / shower room for person with disabilities	Permission Granted
LA04/2026/0852/F	LOC	52 Mount Eagles Glen, Belfast, BT17 0WR	Loft conversion with rear dormer	Permission Granted
LA04/2026/0853/F	LOC	14 Orby Parade, Belfast, BT5 6AH	Single story rear extension.	Permission Granted
LA04/2026/0891/F	LOC	The Rooftop of The Ewart Building, 3 Bedford Street, Belfast, BT2 7EP	The installation of a 16no. Antennas, 40no. Remote radio units (RRUs), and 2no. 300mm Dishes onto support poles atop the existing external plant wall. The installation of 6no. Cabinets and 1no. meter Cabinet onto proposed supporting steel grillage, and all ancillary works thereto.	Permission Granted
LA04/2026/1021/DC	LOC	ECIT Building Queen's Road, Queen's Island, Belfast, BT3 9DT	Discharge condition 12 of planning approval LA04/2024/0393/F Written specification and sample panel for external brickwork and external cladding.	Condition Partially Discharged
LA04/2026/1036/F	LOC	52 a-c Lisburn Avenue, Belfast BT97FX	Retrospective: Change of use from 3x residential apartments (Class C1) to 3x short-term let units (Sui Generis) with 1 bedroom retained for permanent residence in each	Permission Refused
LA04/2026/1042/F	LOC	18 Haypark Avenue, Belfast, BT7 3FD	Demolition of existing outbuildings, proposed single storey rear extension with new boundary walls, provision of new vehicular access and driveway	Permission Granted

LA04/2026/1104/F	LOC	46 Stranmillis Gardens, Belfast, BT9 5AT	Proposed single storey extension to rear of property with associated internal alterations.	Permission Granted
LA04/2026/1130/CLEUD	LOC	8a Balmoral Park, Finaghy, Belfast, BT10 0QD	Boundary wall and fence.	Application Required
LA04/2026/1135/F	LOC	66 Riverdale Park South, Andersonstown, Belfast, BT11 9DD	Single storey rear extension, internal alterations and external landscaping works (amended description)	Permission Granted
LA04/2026/1159/CLEUD	LOC	Apartments 3&4, 96 University Street, Belfast, BT7 1HE	Short term let use	Permitted Development
LA04/2026/1158/CLEUD	LOC	Apartment 1 and 2, 96 University Street, Belfast, BT7 1HE	Short term let use	Permitted Development
LA04/2026/1153/NMC	LOC	1-21 Castlereagh Road Ballymacarret Belfast BT5 5FB	NMC to approval LA04/2023/2763/F. Alterations include amendments to internal layouts, window alterations, balcony amendments, alterations to approved materials.	Non Material Change Granted
LA04/2026/1180/CLEUD	LOC	302 Woodstock Road, Belfast, BT6 9DN	Existing two storey extension	Permitted Development
LA04/2026/1186/DC	MAJ	lands at former Monarch Laundry site and Broadway Hall Site, No's 451-457 Donegall Road, Belfast, BT12 6HD	Discharge of Conditions 20 & 21 - LA04/2024/0369/F	Condition Partially Discharged
LA04/2026/1208/F	LOC	36 Massey Court, Belfast, BT4 3GJ	Single storey side extension to replace sunroom. New porch	Permission Granted
LA04/2026/1207/LBC	LOC	Wilmont House, Sir Thomas and Lady Dixon Park, 243 Upper Malone Rd, Dunmurry, Belfast, BT17 9LA	Enabling works for safe access and asbestos removal to allow condition survey to occur.	Consent Granted
LA04/2026/1219/F	LOC	96 Rosebery Road, Belfast, BT6 8JF	Replacement single storey rear extension	Permission Granted

LA04/2026/1261/F	LOC	8 Sawel Hill, Andersonstown, Belfast, BT11 8HD	Single storey extension to rear of dwelling	Permission Granted
LA04/2026/1233/F	LOC	28 Queensberry Park, Belfast, BT6 0HN	Single storey rear extension to dwelling. Build up gable wall to allow for dormer to the rear of the dwelling for a roof space conversion. Installation of 3 no roof lights to the front of the dwelling and 1 no. Gable window and internal alterations	Permission Granted
LA04/2026/1298/F	LOC	54 Fruithill Park, Belfast, BT11 8GF	Proposed single storey extension to rear of dwelling.	Permission Granted
LA04/2026/1321/NMC	LOC	35 Wynchurch Avenue, Belfast, BT6 0JP	Amendment from pitched roof to flat roof on the two storey extension to previous planning permission LA04/2025/1895/F.	Non Material Change Refused
LA04/2026/1328/F	LOC	36 Ravenhill Gardens, Belfast, BT6 8GP	Single storey rear extension	Permission Granted
LA04/2026/1360/CLEUD	LOC	14 Deramore Avenue, Belfast, BT7 3ER	Continuous use of the entire dwellinghouse as short-term holiday letting accommodation for a period exceeding 5 years.	Permitted Development
LA04/2026/1358/DC	LOC	256 North Queen Street, Belfast, BT15 3DJ	Discharge Condition 2 of Planning Approval LA04/2026/1173/F - Final Drainage Assessment	Condition Partially Discharged
LA04/2026/1411/F	LOC	68 Rossnareen Avenue, Belfast, BT11 8LQ	Proposed single storey extension to rear of property.	Permission Granted
LA04/2026/1427/CLEUD	LOC	Flat 2 14 Glandore Gardens, Belfast, BT15 3FF	Existing House of multiple occupation (HMO)	Permitted Development
LA04/2026/1443/DC	LOC	Former Good Shepherd Centre at lands at Nos. 511 and 511a Ormeau Road Belfast BT7 3GS	Discharge of Condition 6 from planning permission for the redevelopment of Former Good Shepherd Centre, Belfast (LA04/2026/0022/LBC)	Condition Partially Discharged
LA04/2026/1676/CLEUD	LOC	28 Belgravia Avenue, Belfast, BT9 7BJ	House in Multiple Occupancy	Permitted Development

LA04/2026/1475/CLOPUD	LOC	Lands at 22a Newforge Lane, Belfast, BT9 5NW	Lawful completion of planning permission Z/2009/0618/F - amendments to planning approval Z/2007/2490/F for change of house types to 7 detached & 2 semi-detached dwellings.	Permitted Development
LA04/2026/1481/CLEUD	LOC	Seven Star Chinese 41-43 Belmont Road, Belfast, BT4 2AA	Chinese restaurant at ground and first floor and chinese takeaway	Permitted Development
LA04/2026/1511/DC	LOC	Centre House 69-87 Chichester Street, Belfast, BT1 4JE	Discharge of condition 14 LA04/2022/2216/F Archaeological Programme of Works v3	Condition Discharged
LA04/2026/1556/DC	LOC	Administration Building, Queen's University Belfast 70 University Road, Belfast, BT7 1NN	Discharge of condition no.3 of planning approval LA04/2026/0631/F Arboricultural Report; Tree Constraints Plan; Tree Impact & Protection Plan; Tree Schedule	Condition Discharged
LA04/2026/1580/DC	LOC	Nos. 5 & 9 - 13 Waring Street, Belfast, BT1 2DX	Details of conservation professional - Discharge of condition no.5 - LA04/2022/1694/F	Condition Discharged
LA04/2026/1630/DC	LOC	Nos. 5 & 9-13 Waring Street, Belfast, BT1 2DX	Discharge condition 2 of LA04/2022/1695/LBC. Details of conservation professional	Condition Discharged
LA04/2026/1588/NMC	LOC	43 Houston Park, Belfast, BT5 6AT	Enlargement and alterations to rear dormer previously approved under LA04/2025/1830/F.	Non Material Change Refused
LA04/2026/1592/CLEUD	LOC	41 Damascus Street, Belfast, BT7 1QQ	House of Multiple Occupancy	Permitted Development
LA04/2026/1593/NMC	LOC	63 Gilnahirk Road, Belfast, BT5 7DE	Amendments to positioning and size of the approved 3nr front dormers NMC - LA04/2025/0262/F.	Non Material Change Refused
				<u>Total Decisions</u>

By virtue of paragraph(s) 5 of Part 1 of Schedule 6
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