

**Democratic Services Section
Chief Executive's Department
Belfast City Council
City Hall
Belfast
BT1 5GS**



**Belfast
City Council**

10th May, 2016

MEETING OF PLANNING COMMITTEE

Dear Alderman/Councillor,

The above-named Committee will meet in the Banqueting Hall - City Hall on Tuesday, 17th May, 2016 at 5.00 pm, for the transaction of the business noted below.

You are requested to attend.

Yours faithfully,

SUZANNE WYLIE

Chief Executive

AGENDA:

1. **Routine Matters**

- (a) Apologies
- (b) Minutes (Pages 1 - 22)
- (c) Declarations of Interest

2. **Abandonment of Public Rights of Way**

- (a) Mount Collyer (confirmation) (Pages 23 - 24)
- (b) Albertbridge Road (confirmation) (Pages 25 - 26)
- (c) Upper New Lodge (confirmation) (Pages 27 - 28)
- (d) Gainsborough (confirmation) (Pages 29 - 30)
- (e) Fortwilliam Parade (Notification of Intention) (Pages 31 - 40)
- (f) Stewart Street, Belfast (proposed) (Pages 41 - 42)
- (g) Glenwood Green, Dunmurry (proposed) (Pages 43 - 44)

3. **Notification of Regionally significant application - Gas Fired Power Generation Station generating 400 MW including a new electrical connection to NIE's existing transmission system and a new gas pipeline connection to bring natural gas to the Power Plant from the Knocknagoney pressure reduction station. (Pages 45 - 46)**
4. **Planning Appeals Notified (Pages 47 - 50)**
5. **Planning Decisions Issued Under Delegated Authority (Pages 51 - 72)**
6. **Departmental Performance (Oral Update)**
7. **Planning Applications**
 - (a) LA04/2015/0160/F - Variation of condition 4 to permit the sale of convenience goods and all types of comparison goods in Units 2 and 4 Connswater Retail Park - Units 2, 3 and 4 Connswater Retail Park, Belfast (Pages 73 - 94)
 - (b) LA04/2015/1252/F and LA04/2015/1250/DCA - Erection of purpose built managed student accommodation comprising 114 studios and 203 cluster rooms (317 units in total), retail unit (class A1) on ground floor of Queen Street, common room, management suite on ground floor of Wellington Place, reception, laundry room, cycle store, plant room and bin storage area. Retention of existing facades of 41-49 Queen Street, 24 College Street and 29 Wellington Place and demolition of buildings behind. The proposed building is 5 storeys behind Wellington Place façade, 7 storeys behind Queen Street façade with a setback floor at level 8 and 13 storey tower setback from the Queen Street frontage. (Pages 95 - 122)
 - (c) LA04/2015/0716/F - Erection of an 11 storey building for managed 354 student accommodation studios - 26-44 Little Patrick Street (Pages 123 - 136)
 - (d) Z/2015/0118/F - Demolition of retail unit and construction of 11 storey mixed use development comprising 50 apartments, ground floor retail and parking, first floor retail and basement parking - 37-41 Little Patrick Street (Pages 137 - 148)
 - (e) S/2015/0025/O - New Town Centre comprising of a multi purpose community building, Belfast Rapid Transit Hub Building, Health Centre, Leisure Centre, Post Primary School, Residential, Retail (Class A1), financial/professional services (Class A2) and business (Class B1) uses including a town square, recreational sports pitches, sports pavilions, formal play area and public park, public open space, landscaping, a pedestrian/cycle 'green' bridge, footpaths, road infrastructure and environmental improvements and car parking including a park and ride facility - Lands south and west of the Dairy Farm Complex Stewartstown Road (Pages 149 - 192)
 - (f) LA04/2015/0322/F - Extensive refurbishment of existing 6 storey office building - 27-33 Adelaide Street (Pages 193 - 204)
 - (g) LA04/2015/1048/F - Change of use to residential providing 7 No dwelling units on the upper three floors over existing ground floor retail units at 122-123 Great Victoria Street (Pages 205 - 212)

- (h) LA04/2016/0039/F - 3 storey office extension and relocation of Clarence Street entrance and associated works - 26 Linenhall Street (Pages 213 - 218)
- (i) LA04/2015/0388/F - Extension of the existing 7th and 8th floor suites over existing terrace - Linenhall Street (Pages 219 - 232)
- (j) Z/2014/0657/O - Proposed apartment development (11 units) - 93 Hillhead Crescent, Stewartstown Road (Pages 233 - 242)
- (k) LA04/2015/1445/O - 4 storey office building and external landscaping to include car parking - Weavers Court Business Park, Linfield Road (Pages 243 - 256)
- (l) LA04/2016/0268/F - Temporary retention of electronic big screen - Belfast City Hall Grounds, Belfast City Hall (Pages 257 - 266)
- (m) LA04/2015/0800/F - 9 storey office and retail building - Brunswick House 5-7 Brunswick Street (Pages 267 - 276)
- (n) Z/2013/0120/F - 46 dwellings - adjacent to former Visteon Factory (Pages 277 - 292)
- (o) Z/2014/1396/F - Office development - Kennedy Way (Pages 293 - 302)
- (p) LA04/2015/1191/F - 7 units - Coleshill Gardens (Pages 303 - 312)
- (q) LA04/2015/1491/F - 5 Dwellings - 2-10 Cliftonpark Avenue (Pages 313 - 322)
- (r) LA04/2015/1456/LBC - Painting lower level timber, wrought iron entrance gate and banding, roller shutter and guides - Shankill Road Mission, 110-120 Shankill Road (BCC App) (Pages 323 - 328)
- (s) LA04/2015/1521/F - 10 dwellings - Lands immediately west of 44 Gainsborough Drive and east of 70 Gainsborough Drive (Pages 329 - 340)
- (t) LA04/2015/1143/F - Conversion to 6 apartments and extension - 7 Wellington Park (Pages 341 - 352)
- (u) LA04/2015/1577/F - GAA community building - Ravenhill Road (Pages 353 - 364)
- (v) LA04/2016/0194/F - Demolition of 10 dwellings and erection of 6 dwellings - Hallidays Road (Pages 365 - 376)
- (w) LA04/2016/0394/F - Replacement single storey extension - 15 Mount Merrion Park (Council employee) (Pages 377 - 382)
- (x) LA04/2016/0004/A - 4 signs - Girdwood Community Hub (Pages 383 - 390)

8. **Miscellaneous Items**

- (a) Linen Quarter Consultation Response (Pages 391 - 528)

- (b) External Engagement on Preferred Options Papers for Local Development Plan (Pages 529 - 532)