



5th November, 2019

MEETING OF PLANNING COMMITTEE

Dear Alderman/Councillor,

The above-named Committee will meet in the Banqueting Hall - City Hall on Tuesday, 12th November, 2019 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 - 24)
 - (c) Declarations of Interest
2. **Matters referred back from Council**
 - (a) Motion - Management of Communal Areas and Open Space in Developments (Pages 25 - 26)
3. **Request for Member briefing/site visit and pre-determination hearing for planning application LA04/2017/2341/O - lands bounded by Royal Avenue, York Street, Church Street, North Street, Rosemary Street, High Street and Donegall Street (former Royal Exchange) (Pages 27 - 30)**
4. **Committee Site Visits (Pages 31 - 32)**
5. **Certified Location Notification (Pages 33 - 36)**

6. **Planning Appeals Notified** (Pages 37 - 38)
7. **Planning Decisions Issued** (Pages 39 - 74)
8. **Planning Applications**
 - (a) (Reconsidered item) LA04/2019/0914/F - New pavilion for community boxing club on site 50m South East of 30 Kingsland Park (Pages 75 - 82)
 - (b) LA04/2018/2835/F - Four restaurant units with associated parking, access, servicing, site and landscaping works on lands between McDonalds and Railway Line Rear of 233-263 Shore Road (Pages 83 - 96)
 - (c) LA04/2019/1903/F - Conservation led redevelopment and restoration of Bank Buildings, including reinstatement of previously removed upper floor structures from Bank Street, Royal Avenue and Castle Street façades and reinstatement of 1970s wall on Bank Street, for the erection of a retail store connecting to existing Primark store on Castle Street with ancillary café and associated site works Bank buildings (bound by Castle Street, Bank Street and Royal Avenue) (Pages 97 - 114)
 - (d) LA04/2019/1066/F - Zip line facility incorporating a single (803.75m long) and parallel zip line (227.04m long), 3No. towers and associated lighting, pathways, site and access works at Collin Glen Forest Park (Pages 115 - 136)
 - (e) LA04/2018/1219/F & LA04/2018/1056/LBC -Residential development for the erection of 79 residential units in total, comprising new build apartments ranging from 3-4 stories, inclusive of underground parking, amendments to previously approved conversion and extension/alteration of listed buildings, conversion of listed mortuary, parking, landscaping and associated site works at Belvoir Park Hospital Site (Pages 137 - 154)
 - (f) LA04/2019/0683/F - Demolition of existing industrial warehouse buildings and erection of warehouse distribution facility, associated ancillary office, van storage, yards, car parking and accesses on Lands at Kings Works, Channel Commercial Park, Queens Road Titanic Quarter (Pages 155 - 174)
 - (g) LA04/2019/1100/F - Mixed use commercial and residential development providing 79 apartments with associated amenity space, retail floorspace in 6 units, Gym, 67 car parking spaces, bin storage and assoc. site and access works and public realm improvements 721-739 Lisburn Road (Pages 175 - 196)
 - (h) LA04/2019/2153/F - Section 54 application to vary conditions 4 and 6 (related to ground remediation) and condition 8 (related to provision of hard and soft landscaping) of planning permission reference LA04/2018/1832/f (community led mixed use regeneration scheme comprising community hub, retail units and residential units) to facilitate the commencement and completion of the approved development in phases Lands at and surrounding St Gemma's School and the Flax Centre Ardoyne Avenue (Pages 197 - 208)

- (i) LA04/2019/2113/F - Application to vary condition 7 of LA04/2017/2776/F from " a noise verification report must be submitted prior to the operation of the restaurant and drive thru" to within one month of the occupation of the restaurant and drive thru a noise a verification report must be submitted on lands to a section of existing Tesco car park, Knocknagoney Road (Pages 209 - 216)
- (j) LA04/2018/2076/F - Residential scheme consisting of 39 apartments in 3 blocks varying in height from 3 to 4 storeys at 40-50 Townsend Street (Pages 217 - 228)
- (k) LA04/2019/2352/F - Temporary installation of neon artwork on external façade of building (1 year) at 6-18 Castle Arcade (Pages 229 - 234)
- (l) LA04/2019/2385/F - Temporary Installation of 7 projector units to create on interactive lighting installation along ground floor facades (2 years) at Norwich Union House (1-7 Fountain Street), IPHIX (46 Castle Street), Pound Stretcher (56 Castle Street) (Pages 235 - 240)
- (m) LA04/2019/2386/F - Temporary Installation of 8 projector units to create an interactive lights installation along ground floor facades (2 years) at Discount store (77 Castle Street) Kids store (79-81 Castle Street) Castle Hoarding (83-87 Castle Street) Castle Rugs (89 Castle Street) Castle Home Trends (103-105 Castle Street) Old Oven Bakery (90 Castle Street) (Pages 241 - 246)
- (n) LA04/2019/0112/F - 4 units - Change of use from retail/office space to 2 HMO's & residential dwellings at 163 -169 Donegall Road (Pages 247 - 254)
- (o) LA04/2019/2232/F - Change of use from dwelling to House in Multiple Occupancy (HMO) at 99 Alexandra Park Avenue (Pages 255 - 260)
- (p) LA04/2019/2104/F - Change of use from dwelling to HMO at 232 Duncairn Gardens (Pages 261 - 268)
- (q) LA04/2019/2103/F - Retrospective change of use from dwelling to a HMO at 230 Duncairn Gardens (Pages 269 - 276)
- (r) LA04/2019/2051/F - Retrospective change of use from a dwelling to HMO at 4 Easton Crescent (Pages 277 - 284)

