



Subject:	Houses in Multiple Occupation (HMO) Licences Issued Under Delegated Authority
Date:	22 April 2026
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 type="checkbox"/> No <input checked="" 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 March 2026.

3.0	Main report				
3.1	<u>Key Issues</u>				
	Under the terms of the Houses in Multiple Occupation Act (Northern Ireland) 2016 the following HMO Licences were issued during March 2026.				
	Premise name	Licensee	Ward	Housing Management Area (HMA)	Licence type
	8 Eblana Street	Mrs Una McElroy	CENTRAL	HOLYLAND HMA 2/22	Renewal Application
	4 Harrogate Street	Mr Brian Meegan	CLONARD	NONE	Renewal Application
	31 Colenso Parade	Mrs Maura Carolan	CENTRAL	STRANMILLIS HMA 2/19	Renewal Application
	Flat 3, 8 Cameron Street Belfast Antrim BT7 1GU	Mr Michael Holmes	CENTRAL	HOLYLAND HMA 2/22	Renewal Application
	Flat 1, 9 Fountainville Avenue	Methodist Church In Ireland	WINDSOR	FITZWILLIAM HMA 2/10	Renewal Application
	74 Agincourt Avenue	Mr Peter Calvert	CENTRAL	HOLYLAND HMA 2/22	Renewal Application
	Flat 2, 22 Westminster Street	Mr Desmond McAuley	CENTRAL	HOLYLAND HMA 2/22	Renewal Application
	5 Keadyville Avenue	Genova Properties Limited	DUNCAIRN	NONE	New Application
	92 Agincourt Avenue	Mr John Anderson	CENTRAL	HOLYLAND HMA 2/22	Renewal Application
	Flat 2, 14 Canterbury Street	Stegar Estates Ltd	CENTRAL	HOLYLAND HMA 2/22	Renewal Application
	71 Agincourt Avenue	Mr Malachy Martin	CENTRAL	HOLYLAND HMA 2/22	Renewal Application
	16 The Cloisters	Mrs Mairead McAloon	CENTRAL	HOLYLAND HMA 2/22	Renewal Application
	34 Agincourt Avenue	Mr Michael Collins	CENTRAL	HOLYLAND HMA 2/22	Renewal Application
	92 Dunluce Avenue	Mrs Clarerose McDermott	WINDSOR	ULSTERVILLE HMO 2/21	Renewal Application
	40 Nansen Street	Mr Ronan Heenan	FALLS	NONE	Renewal Application
	33 Castlereagh Street	CMPH PROPERTIES LTD	BEERSBRIDGE	NONE	New Application
	Apartment 4, 18 India Street	Derrylodge Property Management Limited	CENTRAL	HOLYLAND HMA 2/22	Renewal Application
58 Pretoria Street	Mr Ivan Waide	CENTRAL	STRANMILLIS HMA 2/19	New Application	
Apartment 3, 1a Dudley Street	Ms Sarah Haire	CENTRAL	HOLYLAND HMA 2/22	Renewal Application	
7 College Place North	Mr Aidan Rooney	FALLS	NONE	Renewal Application	

57 Wellesley Avenue	Mr Joseph Murphy	WINDSOR	EGLANTINE HMA 2/09	Renewal Application
18 Sandymount Street	Cleland Family Partnership	STRANMILLIS	SANDYMOUNT HMA 2/17	Renewal Application
74 Rugby Road	Mr Richard Crane	CENTRAL	HOLYLAND HMA 2/22	Renewal Application
73 Sandhurst Drive	Mr Liam McQuillan	STRANMILLIS	STRANMILLIS HMA 2/19	Renewal Application
54 Ashley Avenue	Mr Stuart Johnston	WINDSOR	ULSTERVILLE HMO 2/21	Renewal Application
22 Colenso Parade	Mr Paul McKeever	STRANMILLIS	STRANMILLIS HMA 2/19	Renewal Application
25 Colenso Parade	McHugh Developments Limited	CENTRAL	STRANMILLIS HMA 2/19	Renewal Application
20 Riverview Street	Mrs Joanne Capper	STRANMILLIS	STRANMILLIS HMA 2/19	Renewal Application
54 Tates Avenue	Hogg Contracts Ltd	WINDSOR	EDINBURGH ST HMA 2/08	New Application
1 Colenso Parade	Dr Alasdair McDonnell	CENTRAL	STRANMILLIS HMA 2/19	Renewal Application
91 Connsbrook Avenue	Saint Meryl Holdings Limited	CONNSWATER	NONE	New Application
118 Donnybrook Street	Mrs Avril Bruce	WINDSOR	EDINBURGH ST HMA 2/08	Renewal Application
14 Eblana Street	Mrs Teresa Shaw	CENTRAL	HOLYLAND HMA 2/22	Renewal Application
16 Eblana Street	Mr Andrew Eakins	CENTRAL	HOLYLAND HMA 2/22	Renewal Application
51 Agincourt Avenue	Mrs Paula Clarke	CENTRAL	HOLYLAND HMA 2/22	Renewal Application
60 Agincourt Avenue	Dr Jacqueline Bates-Gaston	CENTRAL	HOLYLAND HMA 2/22	Renewal Application
170 Dunluce Avenue	Mr Brian McLeigh	WINDSOR	ULSTERVILLE HMO 2/21	Renewal Application
40 Elaine Street	Mr Robert Anthony Curry	CENTRAL	STRANMILLIS HMA 2/19	Renewal Application
Flat 2, 9 Fountainville Avenue	Trustees of the Methodist Church in Ireland	WINDSOR	FITZWILLIAM HMA 2/10	Renewal Application
13 Stranmillis Street	Ms Fionnuala Oliver	STRANMILLIS	STRANMILLIS HMA 2/19	Renewal Application
53 Ashley Avenue	Mrs Mary McIntyre	WINDSOR	ULSTERVILLE HMO 2/21	Renewal Application
7 Clifton Crescent	Mr Brendan McAleavey	WATERWORKS	NONE	Renewal Application
134 Fitzroy Avenue	Mr Steven McKenna	CENTRAL	HOLYLAND HMA 2/22	Renewal Application
42 Ulsterville Gardens	Mr Richard Lindsay	WINDSOR	ULSTERVILLE HMO 2/21	Renewal Application
11b Cameron Street	Seaforth Property Development Company Limited	CENTRAL	HOLYLAND HMA 2/22	Renewal Application
81 Agincourt Avenue	Mr Jerome McGinnity	CENTRAL	HOLYLAND HMA 2/22	Renewal Application
83 Agincourt Avenue	Mr Stephen McGinnity	CENTRAL	HOLYLAND HMA 2/22	Renewal Application

Flat 2, 24 Wolseley Street	Mrs Fiona McCoy	CENTRAL	HOLYLAND HMA 2/22	Renewal Application
Flat 2, 59 Fitzwilliam Street	Mr Anthony Tohill	WINDSOR	FITZWILLIAM HMA 2/10	Renewal Application
84 University Avenue	Mr Paul Conlon	CENTRAL	HOLYLAND HMA 2/22	Renewal Application
Flat 2, 1 Wolseley Street	Mr Dermot Murphy	CENTRAL	HOLYLAND HMA 2/22	Renewal Application
Flat 2, 9 Lawrence Street	Mr Michael McGowan	CENTRAL	HOLYLAND HMA 2/22	Renewal Application
9 Lawrence Street	Mr Michael McGowan	CENTRAL	HOLYLAND HMA 2/22	Renewal Application
6 Ardenlee Way	Mr Brian Flanagan	RAVENHILL	NONE	Renewal Application
15 Strandview Street	Mrs Diane Thom	STRANMILLIS	STRANMILLIS HMA 2/19	Renewal Application
Flat 2, 12 Camden Street	Mr Paul McCusker	WINDSOR	FITZWILLIAM HMA 2/10	Renewal Application
Flat 2, 48 College Park Avenue Belfast Antrim BT7 1LR	Mr Colm McCandless	CENTRAL	HOLYLAND HMA 2/22	Renewal Application
92 Sunnyside Street	Mr Callum Young	ORMEAU	NONE	New Application
290 Donegall Road	Mr David Hutchinson	BLACKSTAFF	NONE	Renewal Application
286 Donegall Road	Mr David Hutchinson	BLACKSTAFF	NONE	Renewal Application
Flat 1, 59 Fitzwilliam Street	Mr Anthony Tohill	WINDSOR	FITZWILLIAM HMA 2/10	Renewal Application
9 Penrose Street	Genova Properties Limited	CENTRAL	HOLYLAND HMA 2/22	New Application
2 Lawrence Street	Mr Dairmid Laird	CENTRAL	HOLYLAND HMA 2/22	Renewal Application
Flat 2, 8 Lawrence Street	Mr John Lynch	CENTRAL	HOLYLAND HMA 2/22	Renewal Application
123 Shore Road	Genova Properties Limited	DUNCAIRN	NONE	New Application
Flat 2, 150 University Street	Mr Richard Smyth	CENTRAL	HOLYLAND HMA 2/22	Renewal Application
134 Agincourt Avenue	Mr James McGovern	CENTRAL	HOLYLAND HMA 2/22	Renewal Application
Flat 4, 110 Fitzroy Avenue Belfast Antrim BT7 1HX	Mr Dairmid Laird	CENTRAL	HOLYLAND HMA 2/22	Renewal Application
34 Eblana Street	Newtown Holdings Limited	CENTRAL	HOLYLAND HMA 2/22	New Application
29 St Aubyn Street	Genova Properties Limited	DUNCAIRN	NONE	New Application
209 New Lodge Road	Genova Properties Limited	NEW LODGE	NONE	New Application
24 Rathcool Street	Mr Richard Smyth	WINDSOR	ADELAIDE HMA 2/01	Renewal Application
47 Damascus Street	Mr Alastair Clerkin	CENTRAL	HOLYLAND HMA 2/22	Renewal Application

74 Alexandra Park Avenue	Genova Properties Limited	DUNCAIRN	NONE	New Application
Flat 4, 83 Eglantine Avenue	Genova Properties Limited	WINDSOR	EGLANTINE HMA 2/09	New Application
Flat 2, 83 Eglantine Avenue	Genova Properties Limited	WINDSOR	EGLANTINE HMA 2/09	New Application
Flat 1, 83 Eglantine Avenue	Genova Properties Limited	WINDSOR	EGLANTINE HMA 2/09	New Application
Flat 3, 81 Eglantine Avenue	Genova Properties Limited	WINDSOR	EGLANTINE HMA 2/09	New Application
Flat 2, 81 Eglantine Avenue	Genova Properties Limited	WINDSOR	EGLANTINE HMA 2/09	New Application
Flat 3, 83 Eglantine Avenue	Genova Properties Limited	WINDSOR	EGLANTINE HMA 2/09	New Application
19 Agincourt Avenue	Ms Frances McGovern	CENTRAL	HOLYLAND HMA 2/22	Renewal Application
5 Elaine Street	Mrs Anne Foreman	CENTRAL	STRANMILLIS HMA 2/19	Renewal Application
1 Harrow Street	Genova Properties Limited	CENTRAL	HOLYLAND HMA 2/22	New Application
Flat 1, 150 University Street	Mr Richard Smyth	CENTRAL	HOLYLAND HMA 2/22	Renewal Application
Flat 1, 142 Agincourt Avenue	Mr James McGovern	CENTRAL	HOLYLAND HMA 2/22	Renewal Application
28 Stranmillis Street	O'Hare Properties Limited	STRANMILLIS	STRANMILLIS HMA 2/19	Renewal Application
3 Rugby Parade	Mr John Connolly	CENTRAL	HOLYLAND HMA 2/22	Renewal Application
37 Claremont Street	Mr Gareth Purvis	WINDSOR	FITZWILLIAM HMA 2/10	Renewal Application
143b University Avenue	MCK Property Management Limited	CENTRAL	HOLYLAND HMA 2/22	New Application
70 Malone Avenue	Mr Peter Collins	WINDSOR	EGLANTINE HMA 2/09	Renewal Application
43 Claremont Street	Ms Karen O'Hare	WINDSOR	FITZWILLIAM HMA 2/10	Renewal Application
8 Rugby Parade	Mrs Mary Stewart	CENTRAL	HOLYLAND HMA 2/22	Renewal Application
Apartment 2, 25 Stranmillis Gardens	Mr Bernard Fitzpatrick	CENTRAL	STRANMILLIS HMA 2/19	Renewal Application
22 Rathcool Street	Mrs Noreen Taggart	WINDSOR	ADELAIDE HMA 2/01	Renewal Application
Flat 2, 15 Landseer Street	Mr Bernard Fitzpatrick	CENTRAL	STRANMILLIS HMA 2/19	Renewal Application
2 Ulsterville Gardens	Ms Mary Fegan	WINDSOR	ULSTERVILLE HMO 2/21	Renewal Application
27 Colenso Parade	Mr John Martin	CENTRAL	STRANMILLIS HMA 2/19	New Application
30 Stranmillis Gardens	Mr Neil Rafferty	CENTRAL	STRANMILLIS HMA 2/19	Renewal Application
Flat 2, 28 Canterbury Street	Mr Desmond McAuley	CENTRAL	HOLYLAND HMA 2/22	Renewal Application

	Flat 2, 97 Wellesley Avenue	Mr Stephen McNulty	WINDSOR	EGLANTINE HMA 2/09	Renewal Application
	48 Melrose Street	Silk Swallow Limited	WINDSOR	EDINBURGH ST HMA 2/08	Renewal Application
	2 Elaine Street	Mrs Marion Hood	CENTRAL	STRANMILLIS HMA 2/19	Renewal Application
	85 Dunluce Avenue	Mr Swee Kiang Fong	WINDSOR	ULSTERVILLE HMO 2/21	Renewal Application
	<u>Financial & Resource Implications</u>				
3.2	None				
	<u>Equality or Good Relations Implications/Rural Needs Assessment</u>				
3.3	There are no issues associated with this report.				