



Belfast City Council

Report to: Strategic Policy and Resources Committee

Subject: **Disposal of Land at 702 Antrim Road, Belfast**

Date: 21st August, 2009

Reporting Officer: Gerry Millar, Director of Improvement, Ext. 6217.

Contact Officer: Ken Anderson, Estates Surveyor, Core Improvement, Ext. 3496.

Relevant Background Information

At its meeting on 12 February 2009 the Parks and Leisure Committee received a report entitled "Interim Policy on Land Disposal". Among other things the report recommended that the Council should progress with three enquiries already received from members of the public to purchase portions of park at different locations across the city. An extract from the Committee minute is attached as Appendix 1 to this report.

Officers have been in contact with all three prospective purchasers and in respect of the land adjoining 702 Antrim Road, can now report agreement on terms of disposal in accordance with the above mentioned Parks and Leisure Committee decision. Agreed outline terms are:

- i) Area for disposal comprises approximately 131 square metres as outlined with a heavy black line on the attached map (Appendix 2)
- ii) Use of the land will be restricted to open space and to garden use in particular
- iii) Disposal price agreed at £11,250.
- iv) Purchasers will re-locate boundary fence at their own expense.

Key Issues

- Disposal of land in accordance with Parks and Leisure Committee decision of 12 February 2009.
- Terms of Disposal now agreed with prospective purchasers Mr & Mrs Curran.
- Approval of the Department of the Environment required in order to ensure disposal complies with the Local Government Act (NI) 1972.

Resource Implications

Financial

Small capital receipt, no additional revenue or capital costs to Council.

Human Resources

No additional human resources required. Resources in Estates Management Unit and Legal Services Department required to bring the disposal to a conclusion.

Asset and Other Implications

Loss of a small portion of Council land at boundary of Cavehill Country Park. The land has some tree cover and associated woodland undergrowth. It is of benefit to the owner of the dwelling at 702 Antrim Road by enlarging their limited garden amenity area and thus making the property more attractive. The proposed restriction on use to open space guards against redevelopment of this portion of the site for housing or other commercial purposes and helps retain a buffer between the park and neighbouring buildings.

Recommendations

Disposal of 131 square metres shown outlined with a heavy black line on the attached map (Appendix 2) at the price of £11,250 is recommended on the basis of the terms outlined in this report, to Mr & Mrs Curran, subject to a suitable legal agreement to be prepared by the Director of Legal Services and the approval of the disposal by the Department of the Environment.

Decision Tracking

Director of Improvement to arrange application to DOE by 30 November 2009 and completion of disposal by 31 March 2010.

Key to Abbreviations

DOE – Department of the Environment for Northern Ireland

Documents Attached

Appendix 1 – Extract from minute of the Parks and Leisure Committee of 12 February 2009.

Appendix 2 – Map showing the land for disposal outlined with a heavy black line.