



Belfast City Council

Report to:	Strategic Policy and Resources Committee
Subject:	Connswater Community Greenway Update
Date:	19 March 2010
Reporting Officer:	Ronan Cregan, Improvement Manager
Contact Officer:	Celine Dunlop, Estates Surveyor, Property and Projects.

Relevant Background Information

Belfast City Council, as part of the City Investment Strategy, has agreed to coordinate the acquisition of lands to enable the Connswater Community Greenway Programme to proceed. The Council will secure rights over the land needed for the Greenway and shall be responsible for the management and maintenance of this land and any assets on the land. The Greenway must be accessible for 40 years to comply with the Big Lottery Fund letter of offer, although the intention is to secure rights for longer if possible.

Key Issues

The area of land at Elmgrove Manor outlined red on the attached plan at Appendix '1' consisting of 0.133 acres has been identified as being required for the Connswater Community Greenway. Council officials have agreed, subject to Committee approval, to acquire a 99 year lease of this area of land from the Trinity Housing subject to a peppercorn rent.

The area of land to the rear of Elim Pentecostal Church outlined red on the attached plan at Appendix '2' consisting of 0.756 acres has been identified as being required for the Connswater Community Greenway. There are two garages on the lands which have been occupied for over forty years. Agreement has been reached with the three parties involved on the following terms and subject to Committee approval;

- Purchase of the 0.756 acres from Elim Pentecostal Church for £50,000 subject to the Council obtaining vacant possession of the lands in sale.
- Garage Owner 1 to sign a declaration/affidavit disclaiming any interest in the land in exchange for a licence to occupy an alternative garage to be erected on a more suitable area of the site. Such right to be personal to the current occupant and to subsist for his lifetime only.

- Garage Owner 2 to sign a similar affidavit for a payment of £1000. The garage to be demolished and not replaced as part of the Connswater Community Greenway scheme.

Resource Implications

Financial

These proposals require expenditure of legal fees to acquire the lease for the land from Trinity Housing, the purchase of the lands from Elim Pentecostal Church and the termination of the two possessory titles for the garages required. Legal fees are included within the Connswater Community Greenway budget included in the City Investment Fund and there will be no additional cost to Council. The cost of relocating garage 1 and the demolition of garage 2 will be covered within the CCG project budget and there will be no additional cost to the Council.

Human Resources

No additional human resources required.

Asset and Other Implications

The additional land will form part of the Connswater Community Greenway which when complete will be managed and maintained by the Council.

Recommendations

It is recommended that the Committee grant approval to the purchase of the lands outlined red on the plans attached at Appendix '1' and Appendix '2'.

Key to Abbreviations

N/A.

Decision Tracking

Action by Celine Dunlop to be completed by June 2010.

Documents Attached

Plans at Appendix '1' and Appendix '2'.