

These applications are delegated and if a councillor feels that there is valid planning concerns in relation to one of them please fill in the attached pro forma and these applications will be brought to the next available briefing panel.

Reference Number: P/2012/0646/O

Applicant Name: Patrick Treanor

Site Location: 80 metres west of no 10a Newtown Road, Newry

Proposal: Site for dwelling

Recommendation: Refusal

Refusal Reasons:

1. The proposal is contrary to Policy CTY1 of Planning Policy Statement 21, Sustainable Development in the Countryside in that there are no overriding reasons why this development is essential in this rural location and could not be located within a settlement.
2. The proposal is contrary to Policy CTY8 of Planning Policy Statement 21, Sustainable Development in the Countryside in that the proposal would, if permitted, add to ribbon development along Newtown Road.
3. The proposal is contrary to Policy CTY13 of Planning Policy Statement 21, Sustainable Development in the Countryside, in that the proposed site lacks long established natural boundaries and is unable to provide a suitable degree of enclosure for the building to integrate into the landscape.
4. The proposal is contrary to Policy CTY14 of Planning Policy Statement 21, Sustainable Development in the Countryside in that the dwelling would, if permitted not respect the traditional pattern of settlement in the area, add to ribbon development along the Newtown Road and result in a suburban style build-up of development when viewed with existing and approved buildings and would therefore result in a detrimental change to further erode the rural character of the countryside.
5. The proposal is contrary to Policy CTY6 of Planning Policy Statement 21, Sustainable Development in the Countryside in that the applicant has not provided satisfactory long term evidence that a new dwelling is a necessary response to the particular circumstances of the case and that general hardship would be caused if planning permission were refused and it has not been demonstrated that there are no alternative solutions to meet the particular circumstances of this case.
6. The proposal is contrary to Policy CTY2a of Planning Policy Statement 21, New Dwellings in Existing Clusters in that:
 - the cluster is not associated with a focal point and is not located at a cross-roads;
 - the site does not provide a suitable degree of enclosure and is not bounded on at least two side with other development in the cluster; and
 - development of the site cannot be absorbed into the existing cluster through rounding off and consolidation and will significantly alter its existing character and visually intrude into the open countryside.

Reference Number: P/2013/0437/O

Applicant Name: Ms Patricia Farmer

Site Location: Site 100 metres south west of 10a Newtown Road, Newry

Proposal: Site for dwelling

Recommendation: Refusal

Refusal Reasons:

1. The proposal is contrary to Policy CTY1 of Planning Policy Statement 21, Sustainable Development in the Countryside in that there are no overriding reasons why this development is essential in this rural location and could not be located within a settlement.
2. The proposal is contrary to Policy CTY8 of Planning Policy Statement 21, Sustainable Development in the Countryside in that the proposal would, if permitted, add to ribbon development along Newtown Road.
3. The proposal is contrary to Policy CTY13 of Planning Policy Statement 21, Sustainable Development in the Countryside, in that the proposed site is unable to provide a suitable degree of enclosure for the building to integrate into the landscape
4. The proposal is contrary to Policy CTY14 of Planning Policy Statement 21, Sustainable Development in the Countryside in that the dwelling would, if permitted add to ribbon development along the Newtown Road and result in a suburban style build-up of development when viewed with existing and approved buildings and would therefore result in a detrimental change to further erode the rural character of the countryside.
5. The proposal is contrary to Policy CTY2a of Planning Policy Statement 21, New Dwellings in Existing Clusters in that:
 - the cluster is not associated with a focal point and is not located at a cross-roads;
 - the site does not provide a suitable degree of enclosure and is not bounded on at least two side with other development in the cluster; and
 - development of the site cannot be absorbed into the existing cluster through rounding off and consolidation and will significantly alter its existing character and visually intrude into the open countryside.

Reference Number: P/2014/0438/O

Applicant Name: Mr J Mc Creesh

Proposal: Proposed dwelling and garage.

Site Location: 140 metres North of 86 Benagh Road Newry Co Down.

Recommendation: Refusal

The proposal is contrary to Policy CTY 1 and CTY6 Personal and Domestic Circumstances of Planning Policy Statement 21, Sustainable Development in the Countryside in that the applicant has not provided satisfactory long term evidence that a new dwelling is a necessary response to the particular circumstances of the case and that genuine hardship

would be caused if planning permission were refused and it has not been demonstrated that there are no alternative solutions to meet the particular circumstances of this case.

The proposal is contrary to Policy CTY14 of Planning Policy Statement 21, Sustainable Development in the Countryside in that the building would, if permitted result in a suburban style build-up of development when viewed with existing and approved buildings and would therefore result in a detrimental change to and further erode the rural character of the countryside.

Application Ref: P/2015/0036/F
Applicant Name: Florence Fegan
Site Location: 44 Carmeen Road Mayobridge BT34 2RZ
Proposal 1 & 1/2 storey extension to rear to provide kitchen/dining/living with 2 bedrooms above
Recommendation Approval

Application Reference P/2015/0054/F
Applicant Name Allison Poland Doyle
Site Location 130 metres North East of No 23 New Line Barnmeen Rathfriland
Proposal Change of house type and garage approved by P/2012/0950/RM
Recommendation Approval

Reference Number: R/2015/0092/O
Applicant Name: Mr M Doherty
Proposal: Demolition of existing building and erection of 4 apartments
Site Location: 77 South Promenade, Newcastle
Recommendation: Approval

Reference Number: R/2015/0132/F
Applicant Name: Mr and Mrs L Venney
Proposal: Dwelling and garage
Site Location: Lands contained between 33 and 37 Lisoid Road, Downpatrick, BT30 8LP
Recommendation: Approval

Application Reference P/2015/0206/F
Applicant Name Mary & Paul Larkin
Site Location 15 Greenan Lough Road Newry
Proposal Bedroom with ensuite extension to dwelling
Recommendation Approval

Reference Number: LA07/2015/0025/F
Applicant Name: Desmond Brennan
Proposal: Detached garage/store-room
Site Location: 4 2 Drumnaconagher Road, Crossgar
Recommendation : Approval

Application Reference LA07/2015/0038/F
Applicant Name Stuart and Jane Lecornu
Site Location 27 Rostrevor Road Warrenpoint Co Down
Proposal Solar Panel array comprising 48no photovoltaic panels
Recommendation Approval

Reference Number: LA07/2015/0080/RM
Applicant Name: Mark Jones and Simran Babra
Proposal: Proposed infill site for dwelling
Site Location: Between nos 47 and 49 Cahard Road
Recommendation: Approval

Reference Number: LA07/2015/0113/F
Applicant Name: Mrs M Mullan
Proposal: Change of use of existing building to form ancillary unit of accommodation for dependant relative.
Site Location: 86 Crawfordstown Road, Drumaness
Recommendation: Approval

Reference Number: LA07/2015/0193/F
Applicant Name: Mr Kieran Quinn
Proposal: Garage
Site Location: 18 Fofanny School Road, Cabra
Recommendation: Approval

Application Reference LA07/2015/0177/F
Applicant Name Michael Rogan
Site Location 18 Lagan Court Burren Warrenpoint BT34 3SX
Proposal Alterations and extension to dwelling
Recommendation Approval

Reference Number: LA07/2015/0258/F
Applicant Name: Michael Savage
Proposal: Proposed replacement dwelling - change of house type to previously approved replacement dwelling application
Site Location: 104 Drumaness Road
Recommendation: Approval

Ref. Number: LA07/2015/0466/LDE
Applicant Name: Marcus McHardy
Proposal: Garage
Site Location: 10 Grove Crescent, Ballynahinch
Recommendation: Approval

Application Reference LA07/2015/0603/LDP
Applicant Name Newry, Mourne and Down District Council
Site Location The Square Hilltown Newry BT34 5UH
Proposal The proposal is for the erection of a free-standing public art sculpture on the plinth which is located in Hilltown Square. The piece will be made from metal sheets on 50mm box sections and will comprise of two 'L' shaped sections. From these 'L' shapes there will be cut out the shape of a pony and two men. The highest finished point will be 2m.
Recommendation Granted

Application Reference LA07/2015/0723/NMC
Applicant Name Mr Patrick McKeown
Site Location 1 Magennis Villas Newry
Proposal Extension and alterations to dwelling including conversion of existing garage to shower room and store
Recommendation Refusal
Refusal Reasons **The proposal is contrary to Section 67 of the Planning Act (Northern Ireland) 2011 in that the extent of the proposed works does not constitute a non-material consideration.**