

Automatic Briefing Panel

Application Ref: P/2013/0855/F

Applicant Name: Mr C Meehan

Proposal: Erection of housing development consisting of 30 no dwellings (4 detached and 26 semi-detached dwellings)

Site Location: Adjacent and east of no 18 Derramore Crescent and north of Woodvale, Derrymore Road, Bessbrook

Recommendation: Approval

These applications below 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.

Application Ref: P/2007/0061/F

Applicant Name: Messrs Maytone Construction

Proposal: Completion of housing development at Woodlands including extension to existing road and building of 8 new semi-detached townhouses with associated facilities

Site Location: Land to the rear of Woodlands, North East to Daisy Hill Road, Hospital Road, Newry

Recommendation: Approval

Application Ref: R/2014/0350/F

Applicant Name: NIW

Proposal: Annacloy replacement WwTW to include inlet works, settlement tanks, rotating biological contractors, sludge tank and control building

Site Location: Annacloy WwTW 59 Annacloy Road, Annacloy

Recommendation: Approval

Application Ref: P/2014/0693/O

Applicant Name: Orla McGenity

Proposal: Site for 2No. dwellings and garages (infill development)

Site Location: Lands adjacent and northwest of No.9 Carrickbroad Road Drumintee Co. Armagh (Between Nos. 7 & 9)

Recommendation: Approval

Application Ref: P/2014/0742/F

Applicant Name: Mr F McKay

Proposal: Demolition of existing dwelling and erection 3 No. apartments

Site Location: 10 Great Georges Street, Warrenpoint

Recommendation: Approval

Application Ref: P/2014/1032/F

Applicant Name: Mr Gabriel McEvoy

Proposal: Proposed erection of 2 dwelling houses in infill site

Site Location: Adjacent and north of 50 Newtown Road, Killeen, Newry

Recommendation: Refusal

Refusal Reasons:

1. The proposal is contrary to the Strategic Planning Policy Statement for Northern Ireland (SPPS) and 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 the Strategic Planning Policy Statement for Northern Ireland (SPPS) and Policy CTY8 of Planning Policy Statement 21, Sustainable Development in the Countryside in that the proposal would, if permitted, result in the creation of ribbon development along the Newtown Road
3. The proposal is contrary to the Strategic Planning Policy Statement for Northern Ireland (SPPS) and 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 and the proposed building relies primarily on

the use of new landscaping for integration and therefore would not visually integrate into the surrounding landscape.

4. The proposal is contrary to the Strategic Planning Policy Statement for Northern Ireland (SPPS) and Policy CTY14 of Planning Policy Statement 21, Sustainable Development in the Countryside in that the dwellings 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 the rural character of the countryside.
5. The proposal is contrary to the Strategic Planning Policy Statement for Northern Ireland (SPPS) and Policy NH6 of Planning Policy Statement 2, Natural Heritage in that the siting and scale of the proposal is unsympathetic to the special character of the Ring of Gullion Area of Outstanding Natural Beauty in general and of the particular locality.

Applicant Ref: P/2015/0022/F

Applicant Name: Mr Brian Fearon

Proposal: Proposed change of house type and repositioning of proposed dwelling on site from that previously approved under P/2009/1604/F

Site Location: 23 Foughillotra Road, Jonesborough, Newry

Recommendation: Approval

Application Ref: P/2015/0045/O

Applicant Name: Mr Gerard Sloan

Proposal: Site for replacement of single storey dwelling with one and a half storey dwelling

Site Location: 111 Killowen Road, Rostrevor

Recommendation: Approval

Application Ref: P/2015/0052/F

Applicant Name: Mr F Annett

Proposal: Off-site replacement dwelling and garage

Site Location: Approximately 260m East North East of 79 Carrigenagh Road, Ballymartin, Killeel

Recommendation: Approval

Application Ref: P/2015/0056/F

Applicant Name: Colin McManus

Proposal: Change of House Type to include increased ridge height, garage incorporated into main dwelling and associated works.

Site Location: 360m north-east of No 37 Shaughan Road, Belleeks, Newry

Recommendation: Refusal

Refusal Reasons:

1. The proposal is contrary to the Strategic Planning Policy Statement for Northern Ireland (SPPS) and 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 as the previous application P/2007/1437/RM has expired.
2. The proposal is contrary to the Strategic Planning Policy Statement for Northern Ireland (SPPS) and Policy CTY13 of Planning Policy Statement 21, Sustainable Development in the Countryside, in that the proposed building is a prominent feature in the landscape and the design of the proposed building is inappropriate for the site and its locality and therefore would not visually integrate into the surrounding landscape.
3. The proposal is contrary to the Strategic Planning Policy Statement for Northern Ireland (SPPS) and to Policy NH6 of Planning Policy Statement 2, Natural Heritage, in that the scale of the proposed dwelling is unsympathetic to the special character of the Area of Outstanding Natural Beauty of the particular locality.

Application Ref: P/2015/0142/F

Applicant Name: Elaine Kane

Proposal: Proposed rear extension

Site Location: 271 Barcroft Park, Newry

Recommendation: Approval

Application Ref: P/2015/0143/F

Applicant Name: Mr & Mrs P O'Hare

Proposal: Proposed rear extension and alterations

Site Location: 27 Tobar Blinne, Chapel Road, Meigh

Recommendation: Approval

Application Ref: LA07/2015/0028/F
Applicant Name: Patrick Lennon
Site Location: 16 Belfast Road, Dundrum
Proposal: Wooden structure garden shed (retrospective)
Recommendation: Approval

Application Ref.: LA07/2015/0032/F
Applicant Name: Mr Barry Spiers
Proposal: Dwelling and detached garage
Site Location: Lands to the rear of 69 & 69a Spa Road, Spa
Recommendation: Approval

Application Ref: LA07/2015/0194/F
Applicant Name: Dale Kane
Proposal: Proposed replacement dwelling and detached garage
Site Location: 70m SW of 22 Backaderry Road, Leitrim
Recommendation: Approval

Application Ref: LA07/2015/0243/F
Applicant Name: Mr Des Campbell
Proposal: Detached garage
Site Location: 240m south west of 10 Knocksticken Road, Clough
Recommendation: Approval

Application Ref: LA07/2015/0312/F
Applicant Name: Mr CJ Bryan
Site Location: 30M SW of 111a Derryboye Road, Derryboye
Proposal: Proposed new two storey dwelling
Recommendation: Approval

Application Ref: LA07/2015/0350/F

Applicant Name: Mr & Mrs R. Spence

Proposal: Proposed single storey extension with balcony over, conversion of existing garage to living accommodation, retrospective new stable extension, detached garage and site works

Site Location: 1 Old Saintfield Road, Creevyarnon, Crossgar

Recommendation: Approval

Application Ref: LA07/2015/0396/F

Applicant Name: Mr Ciaran Hanna

Proposal: Proposed front porch, internal refurbishment incorporating minor rear elevational treatment and rear external balcony

Site Location: 7 Rath Cuan Heights, Downpatrick

Recommendation: Approval

Application Ref;LA07/2015/0482/F

Applicant Name:Gealscoil Na Mbeann

Site Location: St Columban's College 127 Newcastle Road Killeel Construction of two double prefabricated classroom buildings and associated site works

Proposal: Construction of two double prefabricated classroom buildings and associated site works

Recommendation: Approval

Application Ref: LA07/2015/0749/F

Applicant Name: Eamonn George

Proposal: Single storey extension to side/rear and loft conversion

Site Location: 56 School Road, Killough

Recommendation: Approval

Application Ref: LA07/2015/0792/F

Applicant Name: B & C McKeown

Proposal: Replacement covered unit for storage of parts

Site Location: 5 Cloonagh Road, Downpatrick,

Recommendation: Approval

Application Ref: LA07/2015/0795/F

Applicant Name: Mr Robert Conway

Proposal: single storey rear extension to form bedroom and ensuite for disabled person

Site Location: 37 Cloughreagh Park, Bessbrook, Newry

Recommendation: Approval

Application Ref: LA07/2015/0855/RM

Applicant Name: Mr and Mrs Andrew McKinley

Proposal: Proposed farm dwelling

Site Location: Land South of 99 Lisbane Road, Lisbane, Saintfield

Recommendation: Approval

Application Ref: LA07/2015/1004/NMC

Applicant Name: HBKarchitects

Proposal: Housing development

Site Location: 3 Drakesbridge Road, Crossgar

Recommendation: Refusal

Refusal Reason:

1. The proposal is contrary to Section 67 of the Planning Act (Northern Ireland) 2011 in that the culmination of the works proposed do not constitute a non material consideration.

Application Ref: LA07/2015/1200/LBC

Applicant Name: Gary Green

Proposal: Relocation of existing stone pier behind proposed visibility splay

Site Location: 10 Tyrone Ditches, Cullentragh, Poyntzpass, Armagh

Recommendation: Approval

Application Ref: LA07/2015/1207/NMC

Applicant Name: O'Connor Bros Ltd

Site Location: Lands adjacent 67 St Patrick's Road

Proposal: Minor amendment to the front elevation of house type E as approved under extant planning permission R/2014/0445/F to a more traditional design to include a hipped roof with a reduction in ridge level to 8m.

Recommendation: Refusal

Refusal Reason:

1. The proposal is contrary to Section 67 of the Planning Act (Northern Ireland) 2011 in that the culmination of the works proposed do not constitute a non material consideration.

Application Ref: LA07/2015/1329/NMC

Applicant Name: Beverley Johnston

Site Location: 1 McRory's Road, Newtownhamilton

Proposal: Non material change to replacement dwelling previously approved under planning ref P/2007/1021 to include reduction in house size and minor internal changes

Recommendation: Approval