

**Democratic Services Section
Legal and Civic Services Department
Belfast City Council
City Hall
Belfast
BT1 5GS**



**Belfast
City Council**

10th April, 2024

PLANNING COMMITTEE

Dear Alderman/Councillor,

The above-named Committee will meet in the Lavery Room, City Hall on Tuesday, 16th April, 2024 at 5.00 pm, for the transaction of the business noted below.

You are requested to attend.

Yours faithfully,

John Walsh

Chief Executive

AGENDA:

1. **Routine Matters**

- (a) Apologies
- (b) Minutes
- (c) Declarations of Interest

2. **Notification of Provision/Removal of Accessible Parking Bay**

- (a) Removal of 28 St Judes Parade (Pages 1 - 4)
- (b) Removal of 60 Nevis Avenue (Pages 5 - 8)
- (c) Provision of 14 North Hill Street (Pages 9 - 12)
- (d) Provision of 38 Marlborough Park North (Pages 13 - 16)
- (e) Provision of 41 Lichfield Avenue (Pages 17 - 20)
- (f) Provision of Flat 21, Block 13 Queen Victoria Gardens (Pages 21 - 24)
- (g) Provision of 13 Eglantine Avenue (Pages 25 - 28)

- (h) Provision of 5 Jubilee Avenue (Pages 29 - 32)
- 3. **Notifications from Statutory Bodies, Abandonment and Extinguishment**
 - (a) Abandonment at The Back Street at Botanic Avenue and Donegall Pass (Pages 33 - 38)
- 4. **Notifications from Statutory Bodies, Traffic Calming Measures**
 - (a) Provision of McClure Street (Pages 39 - 46)
 - (b) Provision of Third Street (Pages 47 - 50)
- 5. **Planning Appeals Notified (Pages 51 - 52)**
- 6. **Planning Decisions Issued (Pages 53 - 84)**
- 7. **Miscellaneous Reports**
 - (a) Council attendance at Goldmine Public Inquiry (report to follow)
 - (b) Consultation on Local Development Plan for Lisburn and Castlereagh City Council - Revised Timetable (Pages 85 - 98)
 - (c) Confirmation of Listed Buildings - Colenso Parade, Botanic Gardens and University Road/Stranmillis Road
- 8. **Planning Applications previously considered**
 - (a) LA04/2023/4208/F - Change of use from Dwelling to HMO (6 Beds). 24 Orient Gardens (report to follow)
- 9. **New Planning Applications**
 - (a) LA04/2023/4366/F - Proposed 14 storey (plus basement) purpose-Built Grade A Office premises with retail/restaurant unit at ground floor, including external landscaped terrace areas, public realm works, and all associated site works. 14 Dublin Road (Pages 99 - 122)
 - (b) LA04/2023/4373/F - Erection of 17 storey Purpose Built Managed Student Accommodation (PBMSA) with additional use of accommodation outside term time comprising 459 no. units with communal facilities, internal and external communal amenity space and ancillary accommodation. 14 Dublin Road (report to follow)
 - (c) LA04/2023/3635/RM - Redevelopment of existing surface level car park for erection of residential development comprising of 205 No. units, car parking, landscaping and all associated site works. Lands bound by Glenalpin Street, Wellwood Street and Norwood Street (report to follow)

- (d) LA04/2022/1083/F - Residential development comprising 115 units (apartments and duplexes including 27 social housing units) with associated private and communal amenity space, landscaping, parking provision, access, relocation of existing sub station and site works (amended description and scheme). Lands at London Road/Lismore Street (report to follow)
- (e) LA04/2023/4397/F - Variation of Condition 3 of LA04/2020/1211/F relating to the submission of a Verification Report for Phase 4 of the approved development. No 46 Montgomery Road (former Hughes Christensen site, now Lidl), vacant site between nos 44 and 46, Montgomery Road, and no 41 Montgomery Road (former Lidl) (report to follow)
- (f) LA04/2022/0930/F - Retrospective: Change of Use from Class A1 & D2 to a Gymnasium on Ground Floor. 47 Ravenhill Road (Pages 123 - 130)
- (g) LA04/2023/4162/F - Change of use from retail unit to amusement arcade and adult gaming centre. 51 Rosemary Street (Pages 131 - 140)
- (h) LA04/2024/0055/F - New kiosks and associated canopy structure. Existing open public space along river edge at Queens Quay (Pages 141 - 152)
- (i) LA04/2024/0334/F - Renewal of planning permission LA04/2021/2804/F - shipping container for bikes and equipment. Land adjacent to Connswater Community Centre (Pages 153 - 160)
- (j) LA04/2023/2849/F - Renewal of planning permission LA04/2021/0791/F for temporary single storey timber structure. 402 Newtownards Road (Pages 161 - 166)

10. **Restricted Items**

- (a) Update on LA05/2023/1001/O - Proposed extension to Sprucefield Park comprising new retail units, 1 no. hotel, 1 no. restaurant and 1 no. cafe/restaurant pod (report to follow)