

# Document Pack

**Democratic Services Section  
Chief Executive's Department  
Belfast City Council  
City Hall  
Belfast  
BT1 5GS**



15 February 2013

## **MEETING OF TOWN PLANNING COMMITTEE**

Dear Alderman/Councillor,

The above-named Committee will meet in the Lavery Room (Room G05), City Hall on Thursday, 21st February, 2013 at 4.30 pm, for the transaction of the business noted below.

You are requested to attend.

Yours faithfully

PETER McNANEY

Chief Executive

### **AGENDA:**

1. **Routine Matters**
  - (a) Apologies
  - (b) Declarations of Interest
2. **Routine Correspondence**
3. **Request for Deputations**
  - (a) Deputation from the Inner North Campus Development Group - University of Ulster Planning Application
4. **Reports and Correspondence**
5. **Streamlined Planning Applications - Decisions Issued (Pages 1 - 10)**

6. **Appeal Dates Notified (Pages 11 - 12)**
7. **Deferred items still under consideration (Pages 13 - 18)**
8. **New Applications (Pages 19 - 34)**
9. **Reconsidered Items (Pages 35 - 40)**
10. **Schedule of Applications (Pages 41 - 52)**

## Streamlined Planning Applications Decisions Issued

Decision Issued From: 29/01/2013 To: 13/02/2013

### Belfast LGD

Reference Number	Proposal	Location	Date Decision Issued	Applicant	Agent
Z/2012/1086/A	Individual lettering to fascia level	6 Cromac Place Belfast BT7 2JB	31/01/2013	Apex Housing Association 10 Butchers Street Derry BT48 6HL	JCP Consulting Ltd 85-87 Holywood Road Belfast BT4 3BD
Z/2012/1218/F	Provision of new secure metal door adjacent ATM machine (minor works)	Northern Bank Donegall Square North Belfast BT61 6JS	31/01/2013	John Connaughton 8-9 Donegall Square North Belfast BT61 6JS	David Mc Keown 63 Malone Road Belfast BT9 6SA
Z/2012/1221/F	Change of use from retail to hot food bar - sit-in and takeaway	Unit 1: Tesco Mall: Cityside Shopping Centre 100-150 York Street Belfast BT15 1WA	31/01/2013	c/o agent	20 Mulroy Park Belfast BT11 9HY
Z/2012/1229/F	Provision of carparking (off street) at 9 Ulsterville Avenue for 3no apartments with access onto Dunluce Avenue at rear	9 Ulsterville Avenue Belfast BT9 7AS	31/01/2013	Mr And Mrs Cleland Beechlaw 55 Dublin Road Newry BT35 6DR	BB Consultants 60 Lisburn Road Belfast BT9 6AF

## Streamlined Planning Applications Decisions Issued

Decision Issued From: 29/01/2013 To: 13/02/2013

Reference Number	Proposal	Location	Date Decision Issued	Applicant	Agent
Z/2012/1349/F	Single-storey extension to side of dwelling.	3 Baden Powell Street Belfast BT13 1LR	31/01/2013	Mr & Mrs Johnston 3 Baden Powell Street Belfast BT13 1LR	Gerald O'Connor 20 Osborne Street Belfast BT9 6JN
Z/2012/1378/LBC	Provision of car parking (off street) at 9 Ulsterville Avenue for 3no existing apartments with access onto Dunluce Avenue to rear.	9 Ulsterville Avenue Belfast BT9 7AS	31/01/2013	Mr And Mrs Cleland Beechlaw 55 Dublin Road Newry BT35 6DR	B B Consultants 60 Lisburn Road Belfast BT9 6AF
Z/2012/1398/F	Installation of new playground to include rectangular shelter polycarbonate roof, soft surfacing and the utilisation of a previously abandoned section of the site.	Belmont Primary School 215 Belmont Road Belfast BT4 2AG	31/01/2013	Belfast Education & Library Board 40 Academy Street Belfast BT1 2NQ	Donal Ronayne 40 Academy Street Belfast BT1 2NQ

## Streamlined Planning Applications Decisions Issued

Decision Issued From: 29/01/2013 To: 13/02/2013

Reference Number	Proposal	Location	Date Decision Issued	Applicant	Agent
Z/2012/1177/F	Facade alteration	Donegall House 7 Donegall Square North Belfast BT1 5GB	04/02/2013	Trustees of Northern Bank, c/o Brett Armstrong Northern Bank LTD HR Services 4th Floor Donegall Square West Belfast BT1 6JS	Todd Architects and Planners 2nd Floor Titanic House 6 Queens Road Belfast BT3 9DT
Z/2012/1178/A	3D projecting stainless steel letters with 40mm return position onto fascia with hidden locators (external downlight to sign)	Donegall House 7 Donegall Square North Belfast BT1 5GB	04/02/2013	Trustees of Northern Bank HR Services c/o Brett Armstrong 4th Floor Donegall Square West Belfast BT1 6JS	Todd Architects & Planners 2nd Floor Titanic House 6 Queens Road Belfast BT3 9DT
Z/2012/1299/F	Single-storey extension to rear of dwelling.	75 Coolhasilla Park West Belfast BT11 8JT	04/02/2013	Mr A McCarthy 75 Coolhasilla Park West Belfast BT11 8JT	Ciaran Andrews 17 Drumfad Mill Millisle BT22 2GW

## Streamlined Planning Applications Decisions Issued

Decision Issued From: 29/01/2013 To: 13/02/2013

Reference Number	Proposal	Location	Date Decision Issued	Applicant	Agent
Z/2012/1317/F	Replacement of flat roof with new pitched roof to existing 2 storey rear return (Amended plans).	82 Rockview Street Belfast County Antrim	04/02/2013	Raymond McMaster Unit 7 81 Dromore Road Ballynahinch BT24 8HS	Barry Fletcher Architects The Comcrane Building Lower Square Castlewellan BT31 9DN
Z/2012/1335/F	Demolition of ground floor rear annex, erection of 2 storey extension to rear & refurbishment & internal alterations to existing dwelling	55 Empire Street Belfast	04/02/2013	BRM Properties Unit 7 81 Dromore Road Ballynahinch	Barry Fletcher Architects The Comcrane Building Lower Square Castlewellan BT31 9DN
Z/2012/1266/F	Conversion of a single vehicle attached garage to living space and shower room	73 Rushfield Avenue Belfast BT7 3FQ	05/02/2013	Mr & Mrs R O'Connor 73 Rushfield Avenue Belfast BT7 3FQ	Dimension Drawings 14 Rosedale Road Bangor BT19 6BE
Z/2012/0267/F	Change of use from 2 storey dwelling into 2 self contained apartments.	61-63 Andersonstown Road Belfast BT11	06/02/2013	Falls Bowling and Lawn Tennis Club LTD 61-63 Andersonstown Road Belfast BT11	

## Streamlined Planning Applications Decisions Issued

Decision Issued From: 29/01/2013 To: 13/02/2013

Reference Number	Proposal	Location	Date Decision Issued	Applicant	Agent
Z/2012/0456/F	Construction of 1 no new general needs dwelling.	Land adjacent to 2 Lawther Court Belfast BT15	06/02/2013	APEX Housing Limited 10 Butcher Road Londonderry BT48 6NL	Michael Whitley Architects Parkway Studios Belmont Business Park 232/240 Belmont Road Belfast BT4 2AW
Z/2012/0665/F	Erection of replacement dwelling with associated garage and stables.	30 Upper Springfield Road Belfast BT12 7QX	06/02/2013	Tony Clake c/o agent	Mullan Architects 32 Creeslough Park Belfast BT11 9HH
Z/2012/0884/F	Internal Alterations to both office buildings	16-18 Mount Charles Belfast BT7 1NZ	06/02/2013	Paul McKeever 63-65 Thomas Street Armagh BT61 7QB	Ian McGaw Architects 66 Kiln Lane Banbridge BT32 4DT
Z/2012/0941/LBC	Minor internal alterations to both buildings (amended description)	16 & 18 Mount Charles Belfast BT7 1NZ	06/02/2013	Paul McKeever 63-65 Thomas Street Armagh BT61 7	Ian McGaw Architect 66 Kiln Lane Banbridge BT32 4
Z/2012/1129/A	2 no advertising hoardings	Junction at Sydenham Road and Airport Road Belfast BT3 9DP	06/02/2013	CBS Outdoor LTD Glendinning House 6 Murray Street Belfast BT1 6DN	BGA Architects Ltd 50 Regent Street Newtownards BT23 4LP

## Streamlined Planning Applications Decisions Issued

Decision Issued From: 29/01/2013 To: 13/02/2013

Reference Number	Proposal	Location	Date Decision Issued	Applicant	Agent
Z/2012/1268/F	Erection of single storey kitchen extension and alterations to rear elevation	3 Fortwilliam Gardens Belfast BT15 4BS	06/02/2013	JFJ McKenna 3 Fortwilliam Gardens Belfast BT15 4BS	mc guinness architects 2 Fortwilliam Gardens Belfast BT15 4BS
Z/2012/1314/F	Demolition of sun room, single storey extension to rear, internal reorganisation ground floor	1 Ravensdene Mews Belfast BT6 0BG	06/02/2013	Mr & Mrs Phelan 1 Ravensdene Mews Belfast BT6 0BG	Julie White 10 Craigs Hill Lane Ballynahinch BT24 8JX
Z/2012/1051/F	Erection of 2 storey extension to rear of dwelling (amended plans)	33 Duncoole Park Belfast (Amended Address)	07/02/2013	Roisin and David Quinn and Leitch 33 Duncoole Park Belfast	B Dinsmore RIBA 24a Duke Street Warrenpoint BT34 3JY
Z/2012/1313/F	Change of use from telephone repair to daycare centre class D1 with no internal alterations	126 Albertbridge Road Belfast BT5 4GS	07/02/2013	East Belfast Sure Start 134 Albertbridge Road Belfast BT5 4GS	Premier Building Design 1st Floor Unit 3 Wallace Studios Lisburn BT27 4AE
Z/2012/1390/F	Erection of fence to internal face of rear boundary behind existing boundary perimeter fence.	139 Stewartstown Road Belfast BT11 9NB	07/02/2013	Amey Built Environment 3rd Floor Lesley Buildings 61 Fountain Street Belfast BT1 5EX	The FCM Partnership 431-441 Newtownards Road Belfast BT4 1AQ



## Streamlined Planning Applications Decisions Issued

Decision Issued From: 29/01/2013 To: 13/02/2013

Reference Number	Proposal	Location	Date Decision Issued	Applicant	Agent
Z/2012/1391/F	Erection of two storey extension, conversion of garage to living space and alterations to dwelling.	9 Barnetts Crescent Belfast BT5 7BQ	07/02/2013	Mr and Mrs Harkin 9 Barnetts Crescent Belfast BT5 7BQ	
Z/2012/0530/LBC	Demolition of derelict Principals House and reinstatement of the land to complement the existing landscaping within the Stranmillis University Campus	Principals House (located approx 30m east of the Henry Garrett Building) Stranmillis University College Stranmillis Road Belfast BT9 5AD	08/02/2013	Stranmillis University ollege Stranmillis Road Belfast	URS Beechill House Beechill Road Belfast BT8 7RP
Z/2012/1065/F	Single storey sun lounge extension to rear with additional dormer to rear of dwelling and two storey side extension	80 Orchardville Crescent Belfast BT10 0JT	08/02/2013	Carlo & Paula Forte 80 Orchardville Crescent Belfast BT10 0JT	Mullan Architects 32 Creeslough Park Belfast BT11 9HH
Z/2012/1009/F	Erection of two storey rear extension with alterations and detached single storey garden pavillion.	37 Cadogan Park Malone Lower Belfast BT9 6HH	11/02/2013	Mr John Glover	RFR Architects 250 Ravenhill Road Belfast BT6 8GJ
Z/2012/1160/A	1 No. 96 sheet advertising hoarding	Land at Junction opposite 2-18 Ormeau Road Belfast BT7 1BG	11/02/2013	CBS Outdoor LTD Glenninning House 6 Murray STreet Belfast BT1 6DN	BGA Architects LTD 50 Regent Street Newtownards BT23 4LP

## Streamlined Planning Applications Decisions Issued

Decision Issued From: 29/01/2013 To: 13/02/2013

Reference Number	Proposal	Location	Date Decision Issued	Applicant	Agent
Z/2012/1163/F	Erection of a 1m high perforated steel boundary fence with local historic images attached.	Clifton Street Service Station 38-34 Clifton Street Belfast BT13 1AA	11/02/2013	Belfast Regeneration Office James House 2-4 Cromac Avenue Gaswork Business Park Belfast BT7 2JA	The Paul Hogarth Company Unit 3 Potters Quay 5 Ravenhill Road Belfast BT6 8DN
Z/2012/1269/A	Shop sign and individual lettering to sign board	36-40 Ann Street Belfast BT1 4EG	11/02/2013	Specsavers Optical Superstores Ltd Forum 6 Solent Business park Fareham PO157PA	Hamilton Architects 20 Queen Street Derry BT487EQ
Z/2012/1273/F	Erection of single storey rear/side extension to dwelling.	41 Belmont Park Belfast BT4 3DU	11/02/2013	P Skeggs 41 Belmont Park Belfast BT4 3DU	Brian Small Design 79 Rosetta Raod Belfast BT6 0LR
Z/2012/1278/LBC	Shop sign and individual lettering to sign board	36-40 Ann Street Belfast BT1 4EG	11/02/2013	Specsavers Optical Superstores Ltd Forum 6 Solent Business Park Fareham PO15	Hamilton Architects 20 Queen Street Derry BT487EQ

## Streamlined Planning Applications Decisions Issued

Decision Issued From: 29/01/2013 To: 13/02/2013

Reference Number	Proposal	Location	Date Decision Issued	Applicant	Agent
Z/2012/1284/F	Two storey side extension to dwelling to provide living room and bedroom above	13 Greenhill Grove Belfast BT14	11/02/2013	Mr D Gorman	Robert Bryson 18 Gransha Park Belfast BT11 8AU
Z/2012/1289/F	Kitchen extension	3 Knockhill Park Ballycloghan Belfast BT4 6HX	11/02/2013	J & H Carson	Lavery Architecture 63a Churchfield Road Ballycastle BT5 4 6PX
Z/2012/1307/F	Single storey rear extension	23 Hillside Drive Stranmillis Belfast BT9 5EJ	11/02/2013	Mr Mark Hazelton 23 Hillside Drive Stranmillis Belfast BT9 5EJ	JP McGeough Apt 2 The Ross Building Ross's Mill Odessa Street Belfast BT12 3QS
Z/2012/1343/F	Demolition of existing rear single storey extension and yard boundary wall and replacement with new single storey extension and boundary wall.	93 Tavanagh Street Belfast BT12 6JP	11/02/2013	Ruth Doherty Fold Housing Association Fold House 3 Redburn Square Holywood BT18 9HZ	Blamphin and Associates 80 Malone Avenue Belfast BT9 6ES
Z/2012/1364/A	Shop signs and projecting sign	28 Donegall Place Belfast	11/02/2013	Barratts Trading BPL House Harrogate Road Bradford BD10 0NW	

## Streamlined Planning Applications Decisions Issued

Decision Issued From: 29/01/2013 To: 13/02/2013

Reference Number	Proposal	Location	Date Decision Issued	Applicant	Agent
Z/2012/1404/F	Two storey and attic rear extension and replacement of existing rear windows	1 Sandymount Street Belfast BT9 5DP	11/02/2013	Peter O'Hare Ryan Road Mayobridge Newry BT34 2HZ	Doherty Architects 6 Kinnard Street Belfast BT14 6BE
Z/2012/1415/F	Change of use from a dry cleaners to opticians	384 Upper Newtownards Road Belfast BT4 3EY	11/02/2013	Yorsipp Ltd Eadie House 74 Kirkintilloch Road Bishopbriggs Glasgow E64 2AH	Johnston Houston 2-12 Montgomery Street Belfast BT1 4NX
Z/2012/0613/F	Combine existing pitch platforms into single large platform with 12m high ballstop fencing, 8m high floodlights to dedicated training area and 22m high floodlights to main playing area.	Queens University Belfast Sports Complex Malone Road Belfast BT9 5NB	12/02/2013	Queens University Belfast Estates Directorate Administration Building University Road Belfast BT7 1NN	Kennedy Fitzgerald Architects LLP 3 Eglantine Place Belfast BT9 6EY
Z/2011/0040/F	Erection of 3 storey extension to the existing building with an additional plant / storage level. Additional space is to be used by existing occupants (TYCO/CEM) for design and admin HQ.	195 Airport Road West Site 4 Sydenham Business Park Belfast BT3 9ED	13/02/2013	Tyco/Cem Systems 195 Airport Road West Belfast BT3 9ED	Johnston Houston 2-12 Montgomery Street Belfast BT1 4NX



## Appeal Dates Notified

Date From: 29/01/2013 00:00:00 and Date To: 13/02/2013 00:00:00

**COUNCIL**      **Belfast**

<b>ITEM NO</b>	<b>1</b>		
<b>Planning Ref:</b>	Z/2012/0045/F	<b>PAC Ref:</b>	2012/A0243

**APPLICANT**      **Dr Chris McGimpsey**

**LOCATION**

Lands At 33 Kings Road  
 Ballycloghan  
 Belfast  
 Co Antrim  
 BT5 6.JG

**PROPOSAL**      Proposed dwelling with associated siteworks

**PROCEDURE**      Informal Hearing

**DATE DUE TO PAC**      22/03/2013

**DATE OF HEARING**      16/04/2013

**DATE OF SITE VISIT**

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**Council Deferred items still under consideration  
Area :- Belfast**

1

**Application Ref** Z/2008/0824/F

**Applicant** Big Picture Developments Ltd C/O **Agent**  
RPP Architects Ltd  
Clarence Gallery RPP Architects Ltd 155-157  
Linenhall Street Donegall Pass  
Belfast Belfast  
BT2 8BG BT7 1DT

**Location** Site bounded by Little York Street, Great George Street and Nelson Street, Belfast.

**Proposal** Construction of 238 No. 1bed and 2 bed apartments with 200 No. parking spaces on ground and first floor levels with elevated landscaped central courtyard.(Amended Plans)

- 1 The proposal is unacceptable as it is contrary to the Joint Ministerial Statement of 31 January 2005 as the proposal is considered to be premature in terms of the development plan process as an approval at this stage would prejudice and undermine a key element of the draft Belfast Metropolitan Area Plan, namely the Belfast City Centre Character Areas both individually (due to the scale of the proposal and its visual impact) and cumulatively (through setting a precedent for other sites).
- 2 The proposal is unacceptable as it is contrary to the Draft Belfast Metropolitan Area Plan in that the site is subject to a zoning for social housing and the proposal fails to provide an acceptable design, density and mix of social housing to fulfil the identified social housing need in this area.
- 3 The proposal is unacceptable as it is contrary to UE1 and Designation CC 018 of the Draft Belfast Metropolitan Area Plan and Policy QD1 (a) of Planning Policy Statement 7 in that it fails to respect the surrounding context and is inappropriate to the character and topography of the site in terms of layout, scale, proportions, massing and appearance of buildings, structures and landscaped and hardsurfaced areas.
- 4 The proposal is unacceptable as it is contrary to Policy UE6 of the Draft Belfast Metropolitan Area Plan and Policy QD1 (f) and (i) of Planning Policy Statement 7 in that inappropriate provision is made for car parking providing an unacceptable inactive frontage to the public streets, which results in a development which fails to deter crime and promote personal safety.

2

**Application Ref** Z/2011/0537/O

**Applicant** CNJP c/o agent **Agent** Donnelly O Neill Architects Ltd  
Throne  
244 Whitewell Road  
Belfast  
BT36 7EN

**Location** 804 Shore Road  
Greencastle

**Proposal** Demolition of redundant Police Station and erection of 2 no Business/retail units and 23 no 2 bedroom apartments and parking (Amended scheme).

3

**Application Ref** Z/2011/0712/F

**Applicant** NMC Lands Acquisition LTD **Agent** TSA Planning 29 Linenhall Street  
Belfast  
BT2 8AB

**Location** Lands to the rear of 34-66 Onslow Parade

**Proposal** Erection of 14 no. social housing units with access from Mount Merrion Avenue, landscaping and all associated works. (Amended Scheme)



**Council Deferred items still under consideration  
Area :- Belfast**

4

**Application Ref** Z/2011/1362/F

**Applicant** West Belfast Sports and Social Club      **Agent**  
 c/o John Hughes  
 370 Falls Road  
 Belfast  
 BT12 6DG  
 David Smyth 131 Alderley Place  
 Mallusk  
 Newtownabbey  
 BT36 7SJ

**Location** 370 Falls Road  
 Belfast  
 Co Antrim  
 BT12 6DG

**Proposal** Alterations and extension to form single storey restaurant, links to existing lounge and existing kitchen, renovation of existing lounge. (Amended Plans)

5

**Application Ref** Z/2012/0235/F

**Applicant** Robert Thompson 52 Edentrillick      **Agent**  
 Hill  
 Hillsborough  
 BT26 6PQ  
 Consarc Design Group The Gas  
 Office  
 4 Cromac Quay  
 Belfast  
 BT7 2JD

**Location** Site adjacent to 117 and 119 Stockman's Lane  
 Belfast  
 BT9 7JE

**Proposal** Car sales business with workshop for associated car valet and repair including forecourt parking (additional information).

- 1 The proposed development would, if permitted, harm the character and appearance of the immediate area and the living conditions of the residents of dwellings located at 117 and 119 Stockmans Lane by reason of overshadowing, overlooking, noise, nuisance and general disturbance.
- 2 The Department has insufficient information to fully assess the risk of flooding to the site and the impact of the proposed development on flooding elsewhere.

6

**Application Ref** Z/2012/0409/F

**Applicant** Limelight Belfast Ltd 1 Bankmore      **Agent**  
 Square  
 Belfast  
 BT2 1DH  
 O'Donnell O'Neill Design Associates  
 5 Stranmillis Road  
 Belfast  
 BT9 5AF

**Location** 17-21 Ormeau Avenue  
 Town Parks  
 Belfast  
 BT2 8HD

**Proposal** Provision of outside area of licensed premises at first floor level with facilities for smokers (Amended Plans).







**Council Deferred items still under consideration  
Area :- Belfast**

9

**Application Ref** Z/2012/0817/F

**Applicant** Mr D Rooney 20 Sommerton Close **Agent** R Stokes 17 Moreland Avenue  
Belfast Newtownabbey  
BT36 7RQ

**Location** First floor above 163-165 Oldpark Road  
Town Parks  
Belfast  
BT14 6QP

**Proposal** Change of use to 1 no apartment

1 The proposal is contrary to Planning Policy Statement 1: 'General Principles' in that if approved it would not provide a suitable living environment as potential residents would be adversely affected by noise, vibrations and odours from the two hot food bars at ground floor level and the adjacent adjoining public house.

2 The proposal is contrary to Policy QD 1, Quality in New Residential Development, of Planning Policy Statement 7 (PPS 7) 'Quality Residential Environments' in that the applicant has failed to demonstrate that the proposal will not create conflict with adjacent land uses and no provision has been made for private open space in accordance with the guidance contained in the Department's Creating Places document.

10

**Application Ref** Z/2012/0827/F

**Applicant** James Hunsdale 162 Barnetts **Agent**  
Road  
Belfast  
BT5 7BG

**Location** 162 Barnetts Road  
Belfast  
BT5 7BG

**Proposal** Erection of carport to side of house

1 The proposal is contrary to Planning Policy EXT 1 of the Addendum to PPS 7 'Residential Extensions and Alterations' in that it would harm the established character of the surrounding area and streetscape due to inappropriate massing and design and as it results in development forward of the building line.

11

**Application Ref** Z/2012/0917/F

**Applicant** Arshad Rasool c/o agent **Agent** Patrick McVarnock 16 Finaghy  
Road north  
Belfast  
BT10 0JA

**Location** 1-3 Woodbourne Crescent  
Suffolk Road  
Belfast  
BT11 9PH

**Proposal** Construction of six apartments in three storey development, to include amenity spaces.  
(Additional Plans)



**Council Deferred items still under consideration  
Area :- Belfast**

12

**Application Ref** Z/2012/1016/F

**Applicant** John Comerford Main Street **Agent**  
Mountrath  
Co Laois

**Location** 32 Brookvale Avenue  
Towns Park  
Belfast  
BT14 6BW

**Proposal** Change of use to house in multiple occupation (Retrospective) (Amended Description).

13

**Application Ref** Z/2012/1122/F

**Applicant** Briege McAllister 119 Old Coach **Agent**  
Road  
Portstewart  
BT55 7HW

**Location** 27 The Boulevard  
Wellington Square  
Belfast  
BT7 3LN

**Proposal** Change of use from dwelling to house in multiple occupancy

14

**Application Ref** Z/2012/1318/F

**Applicant** Mr Donald Murray 41 Sydenham **Agent**  
Avenue  
Belfast  
BT4 2DJ

**Agent** John Palmer- Chartered Architects  
The Mount Business & Conference  
CTR  
2 Woodstock Link  
Belfast  
BT6 8DD

**Location** 41 Sydenham Avenue  
Belfast  
BT4 2DJ

**Proposal** Erection of two storey porch/bedroom front extension, and single storey front extension

- 1 The proposal is contrary to Policy EXT 1 of the Addendum to Planning Policy Statement 7 "Residential Extensions and Alterations" in that it would, if permitted, significantly detract from the character and appearance of the area due to development forward of the building line and would set an undesirable precedent for similar extensions to the further detriment of the area's character.



**Council Deferred items still under consideration  
Area :- Belfast**

15

<b>Application Ref</b>	Z/2012/1322/A		
<b>Applicant</b>	Cregagh Congregational Church 2 Graham Gardens Belfast BT6 9FB	<b>Agent</b>	Richmond Reproductions Ltd Balloo Avenue Balloo Ind Est Bangor BT19 7QT
<b>Location</b>	Cregagh Congregational Church 2 Graham Gardens Belfast BT6 9FB		
<b>Proposal</b>	Mesh wire framed banner with printed digital image		

- 1 The proposal is contrary to Policy AD 1 of PPS 17 "Control of Outdoor Advertisements" in that it would if permitted, be detrimental to the visual amenity of the immediate area, by reason of its design, location, size and obtrusive nature, which would lead to an undesirable precedent for other similar signs within the locality.

**Town Planning Committee**  
**Thursday 21 February 2013**



**List of planning applications received by the  
Divisional Planning Manager  
for the period from 29 January until 11 February**

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**Planning Applications deemed valid  
For the Period:-29/01/2013 to 04/02/2013**

**Count : 21**

**Belfast**

Reference Number	Proposal	Location	Application Type	Date Application Received	Date Valid	Date Validated	Applicant	Agent
Z/2013/0048/F	Development of a new community facility along with associated parking and site infrastructure.	Site at former Girdwood Army Barracks Cliftonpark Avenue/ Brucefield Park/Kinnard Street Belfast BT14	Full	11/01/2013	11/01/2013	30/01/2013	Dir of Property and Projects Dpt Belfast City Council 1st Floor Adelaide Exchange 24/26 Adelaide Street Belfast BT2 8GD	Michael Whitley Architects Parkway Studios Belmont Business Park 232-240 Belmont Road Belfast BT4 2AW
Z/2013/0074/F	Change of use from vacant office to cafe	Unit 2 9-11 Botanic Avenue Belfast BT7 11G	Full	21/01/2013	21/01/2013	04/02/2013	Ali Jaafar 62 Channing Street Belfast BT5 5GP	Reality Architects 16 Demesne Park Holywood BT18 9NE
Z/2013/0080/A	Shop sign	Unit 10.11 The Arc Queens Road Belfast	Advertisem ent	24/01/2013	24/01/2013	29/01/2013	Graham Johnston Mace Ballynure 3 Larne Road Ballynure BT39 9UA	

**Planning Applications deemed valid  
For the Period:-29/01/2013 to 04/02/2013**

**Count : 21**

Reference Number	Proposal	Location	Application Type	Date Application Received	Date Valid	Date Validated	Applicant	Agent
Z/2013/0086/F	Construction of single storey external link corridor from modular building to main building.	Diageo Northern Ireland 58 Boucher Road Belfast BT12 6HR	Full	24/01/2013	24/01/2013	29/01/2013	David Elder, Diageo Northern Ireland 58 Boucher Road Belfast BT12 6HR	Todd Architects 6 Queens Road Belfast BT3 9DT
Z/2013/0089/A	1no Freestanding Sign	Maplin Electronics Unit 55 Boucher Road Belfast BT12 6HR	Advertisement	25/01/2013	25/01/2013	29/01/2013	Maplin Electronics Brookfields Way Manvers Wath Upon Dearne S63 5DL	Spencer Signs Ltd 70 Scarborough Street Hull HU3 4TG
Z/2013/0090/F	New extension (transition zone) adjacent to existing lecture theatre	David Keir Building Stranmillis Road Belfast BT9 5AG	Full	25/01/2013	25/01/2013	30/01/2013	Estates Dept Queen's University Belfast Level 5 Admin Building Belfast BT7 1NN	Fleming Mountstephen Planning The Gasworks 5 Cromac Avenue Belfast BT7 2JA
Z/2013/0091/A	Wall mounted advertising panel (6.54m x 3.52m)	Magnet House 81-93 York Street Town parks Belfast BT15 1SS	Advertisement	28/01/2013	28/01/2013	31/01/2013	JC Decaux Unit 15 Kilwee Business Park Upper Dunmurry lane Belfast BT17 0HD	Streams Architectural Design The Courtyard 38 Scotch Quarter Carrickfergus BT38 7DP



**Planning Applications deemed valid  
For the Period:-29/01/2013 to 04/02/2013**

**Count : 21**

Reference Number	Proposal	Location	Application Type	Date Application Received	Date Valid	Date Validated	Applicant	Agent
Z/2013/0092/LBC	Remove existing New Look signage and replace with new in accordance with advertisement application ref: Z/2012/0978/A	New Look Fountain House Donegall Place Belfast County Antrim Northern Ireland BT1 5AB	Listed Building Consent	28/01/2013	29/01/2013	29/01/2013	New Look Group PLC Mercery Road Weymouth BT3 5HD	Eiscott Signs Ltd 378 Princesway Team Valley Gateshead NE11 0TU
Z/2013/0093/F	Proposed 2 storey rear extension and single storey side extension	75 Maryville Park Belfast BT9 6LQ	Full	29/01/2013	29/01/2013	01/02/2013	Ann McBrien 75 Maryville Park Belfast BT9 6LQ	Pepper Architectural 48 Kinallen Road Dromara Dromore BT25 2NW
Z/2013/0094/F	Entrance ramp and steps to provide disabled access to the front entrance.	62 Larkfield Road Sydenham Belfast BT4 1QE	Full	29/01/2013	29/01/2013	01/02/2013	St Brendan'a Parish Church 62 Larkfield Road Sydenham Belfast BT4 1QE	Clem McKee Architect 140 Comber Road Dundonald Belfast BT16 2BP
Z/2013/0095/F	Proposed residential development at 730-760 Shore Road, Belfast for St Mary's Parish Greencastle. Development consists of 38no dwelling houses and 8no apartments.	730-760 Shore Road Belfast BT15 4HL	Full	29/01/2013	29/01/2013	31/01/2013	St Mary's Parish Church Greencastle 824 Shore Road Newtownabbey BT36 7DG	The Boyd Partnership LLP 1 River's Edge 73 Ravenhill Road Belfast BT6 8DN



**Planning Applications deemed valid  
For the Period:-29/01/2013 to 04/02/2013**

**Count : 21**

Reference Number	Proposal	Location	Application Type	Date Application Received	Date Valid	Date Validated	Applicant	Agent
Z/2013/0096/LDP	Change of use from previously existing coffee restaurant to proposed restaurant and hot food carry out.	Ground Floor of premises at 26 Botanic Avenue Belfast	LD Certificate Proposed	29/01/2013	29/01/2013	04/02/2013	Sabastian Fechette 26 Botanic Avenue Belfast	Rosetta Design Services Ltd 354 Ormeau Road Belfast BT7 3HW
Z/2013/0097/A	Internally illuminated pole sign	Kwik Fit 257-259 Ormeau Road Belfast BT7 3GG	Advertisement	30/01/2013	30/01/2013	01/02/2013	Kwik Fit Properties Ltd c/o agent	DGG Planning Ltd Mulberry House Inhurst Lane Baughurst Tadley RG26 5JS
Z/2013/0098/F	Single-storey extension to side of dwelling	12 Chichester Park North Belfast BT15 5DR	Full	30/01/2013	30/01/2013	31/01/2013	Sharon Courtney 12 Chichester Park North Belfast BT15 5DR	Architectural Design Partnership 12a Hibernia street Holywood BT18 9JE
Z/2013/0099/F	Two storey side extension with internal alterations and widened vehicular access	25 Glencolin Manor Belfast BT11 8QN	Full	31/01/2013	31/01/2013	04/02/2013	C Traynor 25 Glencolin Manor Belfast BT11 8QN	MB Architecture (Ireland) Limited 6 Woodland Avenue Lambeg Lisburn BT27 4PJ



**Planning Applications deemed valid  
For the Period:-29/01/2013 to 04/02/2013**

**Count : 21**

Reference Number	Proposal	Location	Application Type	Date Application Received	Date Valid	Date Validated	Applicant	Agent
Z/2013/0100/F	Single storey extension to rear	41 Downview Park West Belfast BT15 5HP	Full	31/01/2013	31/01/2013	04/02/2013	Mr C Gruhn 41 Downview Park West Belfast BT15 5HP	Magill Contracts - Design & Build 96 Circular Road Belfast BT4 2GE
Z/2013/0101/F	Erection of a two storey extension to the rear of dwelling and garage	64 Greystown Avenue Belfast BT9 6UJ	Full	31/01/2013	31/01/2013	04/02/2013	Mr A Dunne c/ o Agent	Mr Marcus Bingham 9 Tullyquilly Road Rathfriland BT34 5LR
Z/2013/0104/F	Demolition of existing houses and erection of 4 residential units and associated carparking	140-144 Finaghy Road South Belfast	Full	31/01/2013	31/01/2013	01/02/2013	DMC Developments c/o agent	Coogan and Co Architects Ltd Glengall Exchange 3 Glengall Street Belfast BT12 5AB
Z/2013/0110/F	Single storey bathroom & kitchen extension to rear of existing dwelling	13 Mountainview Park Belfast BT14 7GT	Full	01/02/2013	01/02/2013	04/02/2013	Mr A Thompson c/o Agent	Robert Bryson 18 Gransha Park Belfast BT11 8AU

**Planning Applications deemed valid  
For the Period:-29/01/2013 to 04/02/2013**

**Count : 21**

Reference Number	Proposal	Location	Application Type	Date Application Received	Date Valid	Date Validated	Applicant	Agent
Z/2013/0117/F	2 storey extension to rear and side of dwelling (with demolition of detached garage)	46 Cheltenham Park Belfast BT6 0HR	Full	01/02/2013	01/02/2013	04/02/2013	Dermot and Mairead Murphy 46 Cheltenham Park Belfast BT6 0HR	Jim Morrison Architect 31 Cricklewood Park Belfast BT9 5GW
Z/2013/0119/A	1 no. freestanding advertising unit, 1.8m x 1.2m	Outside 23 Howard Street Belfast BT1 6NB	Advertisem ent	01/02/2013	01/02/2013	04/02/2013	BT Northern Ireland Lisburn Telephone Exchange Lisburn BT28 1XP	Clear Channel Northern Ireland U2 Channel Commercial Park Queens Road Belfast BT3 9DT

**Planning Applications deemed valid  
For the Period:-05/02/2013 to 11/02/2013**

**Count : 26**

**Belfast**

Reference Number	Proposal	Location	Application Type	Date Application Received	Date Valid	Date Validated	Applicant	Agent
Z/2013/0070/F	Environmental improvements to include re-paving footpaths and provision of landscaping at the Sandy Row/Linfield Road and Hope Street.	Lands from Durham Street to the junction of Sandy Row Linfield Road and Hope Street Belfast	Full	22/01/2013	22/01/2013	06/02/2013	Department for Social Development James House 2-4 Cromac Avenue Belfast BT7 2JA	URS Beechill House Beechill Road Belfast BT8 7RP
Z/2013/0077/F	Single storey extension to rear and access ramp to front	7 Beechmount Gardens Belfast BT12 7RW	Full	23/01/2013	23/01/2013	05/02/2013	Murray 7 Beechmount Gardens Belfast BT12 7RW	Paul Jenkins 40 Mount Merrion park Belfast BT6 0GB
Z/2013/0088/F	Enclosure of existing front canopy to create new foyer / amusement arcade to relocate existing arcade.	Westway Bingo Ltd 577-591 Falls Road Belfast BT11 9AB	Full	25/01/2013	25/01/2013	08/02/2013	Westway Bingo Ltd 577 -591 Falls Road Belfast BT11 9AB	Paddy Byrne Architects 108 Appleton Park Belfast BT11 9JF



**Planning Applications deemed valid  
For the Period:-05/02/2013 to 11/02/2013**

**Count : 26**

Reference Number	Proposal	Location	Application Type	Date Application Received	Date Valid	Date Validated	Applicant	Agent
Z/2013/0118/F	Installation of 1 no 0.6 metres diameter transmission dish onto existing 30 metres high mast	Existing telecommunications mast at Bretland House Northern Ireland Water 115-121 Duncrue Street Belfast County Antrim BT3 9JS	Full	01/02/2013	01/02/2013	05/02/2013	Arqiva Ltd Black Hill Transmitting Station Salsburgh  Shotts North Lanarkshire ML7 4NZ	Pragma Planning Scottish Provident Building 7 Donegall Square West Belfast BT1 6JH
Z/2013/0120/F	Proposed housing development comprising of 10 semi detached dwellings and 36 townhouses	Land adjacent to former Ford Visteon Plant Finaghy Road North Belfast BT11	Full	01/02/2013	01/02/2013	05/02/2013	McBride Construction Ltd c/o agent	Mullan Architects 32 Creeslough Park Belfast BT11 9HH
Z/2013/0122/F	Erection of 2 storey extension to rear of dwelling with additional storey above garage to side elevation	6 Shrewsbury Gardens Belfast BT9 6PJ	Full	04/02/2013	04/02/2013	06/02/2013	Edward Laverty 6 Shrewsbury Gardens Belfast BT9 6PJ	



**Planning Applications deemed valid  
For the Period:-05/02/2013 to 11/02/2013**

**Count : 26**

Reference Number	Proposal	Location	Application Type	Date Application Received	Date Valid	Date Validated	Applicant	Agent
Z/2013/0123/F	Proposed alterations to existing service station to allow for the demolition of existing forecourt building. Removal of existing lance wash. Reduction in overall canopy size, but the raising of the canopy covering the forecourt area by 1.4 metres. The provision of replacement pumps and pump islands new control kiosk building, and new wall in position of existing rear wall of building. To provide unmanned station at 17 Holywood Road, Belfast.	117 Holywood Road Belfast	Full	31/01/2013	31/01/2013	07/02/2013	Maxol Oil Ltd 48 Trench Road Mallusk Newtownabbey	Clarman Ltd Unit 1 33 Dungannon Road Coalisland BT71 4HP
Z/2013/0124/F	Change of use from garage to living room in dwelling (retrospective)	19b Sandhill Park Belfast BT5 6DR	Full	04/02/2013	04/02/2013	06/02/2013	Christopher McDonnell 8 Rochester Avenue Belfast BT6 9JU	

**Planning Applications deemed valid  
For the Period:-05/02/2013 to 11/02/2013**

**Count : 26**

Reference Number	Proposal	Location	Application Type	Date Application Received	Date Valid	Date Validated	Applicant	Agent
Z/2013/0125/F	Erection of single storey rear extension.	62 Campbell Park Avenue Belfast BT4 3FL	Full	04/02/2013	05/02/2013	05/02/2013	Mrs S Dane 62 Campbell Park Avenue Belfast BT4 3FL	Architectural Design & Planning 48 Kirkliston Park Belfast BT5 6ED
Z/2013/0126/F	Proposed demolition of existing warehouses and the construction of 2no detached dwellings	4a b and c Locksley Drive Upper Lisburn Road Belfast BT9	Full	04/02/2013	04/02/2013	06/02/2013	Stephen McCormick c/ o agent	Peter J Morgan 17 Glengoland Crescent Dunmurry BT17 0JG
Z/2013/0127/F	Change of use of an existing retail/office unit into a ground floor one bedroomed apartment	223 Albertbridge Road Belfast BT5 4PU	Full	04/02/2013	04/02/2013	07/02/2013	Louisa Lynn Orr c/o agent	Big Design Architecture 12 Novara park Off Belfast Road Belfast BT41 1PA
Z/2013/0128/F	Proposed change of use from office block to 5 no apartments	20 Stranmillis Road Belfast Northern Ireland BT9 5AA	Full	04/02/2013	04/02/2013	07/02/2013	Andrew Wong 107 Sharman Road Belfast BT9 5HE	Daryl Wong 72 Sharman Road Belfast BT9 6LY
Z/2013/0129/LDP	Erection of a rear single storey extension.	26 Ardenlee Gardens Belfast BT6 8QG	LD Certificate Proposed	05/02/2013	05/02/2013	06/02/2013	Janet Uhlemann 26 Ardenlee Gardens Belfast BT6 8QG	AT Designs 19 Ardevanagh Road Conlig BT23 7XA



## Planning Applications deemed valid For the Period:-05/02/2013 to 11/02/2013

**Count : 26**

Reference Number	Proposal	Location	Application Type	Date Application Received	Date Valid	Date Validated	Applicant	Agent
Z/2013/0130/F	Single storey rear extension, reinstatement of entrance canopy and hard landscaping	42 Knockhill Park Belfast BT5 6HY	Full	05/02/2013	05/02/2013	07/02/2013	Mr & Mrs Alistair Massey 42 Knockhill park Belfast BT5 6HY	Address Architecture 66 Dunlady Manor Dundonald BT16 1YR
Z/2013/0131/F	Change of use from office to church "Sui Generis"	Unit 1 Lesley Office Park 393 Holywood Road Belfast BT4 2LS	Full	05/02/2013	05/02/2013	07/02/2013	First Church Of Christ Scientist 2-4 University Avenue Belfast BT1 1BH	Jayne McFaul Architect 14 Aberfoyle Gardens Belfast BT10 0DZ
Z/2013/0132/F	Demolition of rear store, erection of new kitchen extension and dormer roof conversion	18 Ava Gardens Belfast BT7 3BW	Full	06/02/2013	06/02/2013	08/02/2013	Collette Finnegan 18 Ava Gardnes Belfast BT7 3BW	Conor mcKenna 16 Loughbeg Park Carrduff BT8 8PE
Z/2013/0133/F	Single storey extension to rear of dwelling	94 Priory Park Belfast BT10 0AG	Full	06/02/2013	06/02/2013	11/02/2013	Robert Ferris 94 Priory park Belfast BT10 0AG	Affordable Plans Online 22 DHU Vairren Crescent Belfast BT13 3FL
Z/2013/0135/F	Installation of 4.9m high security fence with associated combined vehicular/pedestrian access gate.	1a Mica Street Belfast BT12 7BQ	Full	05/02/2013	05/02/2013	08/02/2013	Belfast Helath and Social Care Trust Trust HQ A Floor Belfast City Hospital Belfast BT9 7AB	Hall Black Douglas Architects 52 Alberbridge Road Belfast BT5 4GS

**Planning Applications deemed valid  
For the Period:-05/02/2013 to 11/02/2013**

**Count : 26**

Reference Number	Proposal	Location	Application Type	Date Application Received	Date Valid	Date Validated	Applicant	Agent
Z/2013/0136/F	Part change of use from wardrobe assembly (light industrial), distribution and showroom uses to research and development, showroom, call centre, distribution and ancillary uses with minor alterations	Sliderobes 61 Boucher Crescent Belfast	Full	05/02/2013	05/02/2013	08/02/2013	Sliderobes Group (NI) Ltd c/o agent	Turley Associates 29-31 Montgomery Street Belfast BT1 4NX
Z/2013/0138/F	Amendments to previous approval Z/2006/2479/F. Demolition of existing dwelling and erection of 1no block of 2.5 storey apts. Consisting of 12 no 2 bed units with incurtilage secure car parking to front.	5-7 Inverary Drive Belfast BT4 1RB	Full	06/02/2013	06/02/2013	11/02/2013	Tealrock Properties 39 Kirliston Park Belfast BT5 6EB	Mullan Architects 32 Creeslough Park Belfast BT11 9HH
Z/2013/0140/LBC	Restoration of front railings and stone plinth	The Old Museum 7 College Square North Belfast BT1 6AR	Listed Building Consent	07/02/2013	07/02/2013	11/02/2013	Belfast City Centre Management Sinclair House 89 Royal Avenue Belfast BT1 1FE	Hearth Housing Association 66 Donegal Pass Belfast BT7 1BU

**Planning Applications deemed valid  
For the Period:-05/02/2013 to 11/02/2013**

**Count : 26**

Reference Number	Proposal	Location	Application Type	Date Application Received	Date Valid	Date Validated	Applicant	Agent
Z/2013/0141/A	3 no shop signs 1no illuminated	Unit 3 & \$ Duncrue Industrial Estate Duncrue Crescent Belfast BT3 9BN	Advertisement	07/02/2013	07/02/2013	11/02/2013	Yess Electrical Mount Business Centre 2 Woodstock link Belfast BT6 8DD	3D Interior 322a Ormeau Road Belfast
Z/2013/0142/A	Advertising on right-hand side of telephone kiosk	Telephone kiosk outside 19 Donegall Square East Belfast BT1 5HE	Advertisement	07/02/2013	07/02/2013	11/02/2013	Euro Payphone Ltd 59 Royal Lodge Road Belfast BT8 7UL	
Z/2013/0143/F	Single storey rear extension to provide ground floor bedroom and ensuite shower room.	139 Henderson Avenue Belfast BT15 5FP	Full	07/02/2013	07/02/2013	08/02/2013	Patrick Quigley c/o agent	M C Logan Architects 49 Belmont Road Belfast BT4 2AA
Z/2013/0144/F	Change of use from charity shop to milkshake and waffle bar.	1 Woodvale Road Belfast BT13 3B	Full	06/02/2013	06/02/2013	11/02/2013	Nick Richmond 14 Health Lodge Avenue Belfast BT13 3WH	
Z/2013/0145/LDP	Pet care and treatment facility	Unit 5 Balmoral Plaza Boucher Road Belfast BT12 6HF	LD Certificate Proposed	07/02/2013	07/02/2013	11/02/2013	Companion Care (Services) Ltd c/o Agent	Savills UK 20 Grovesnor Hill London W1K 3HQ

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**DEPARTMENT OF ENVIRONMENT**  
**PLANNING (NI) ORDER 1991**  
**APPLICATIONS FOR PLANNING PERMISSION**

Council Belfast

Date 21/02/2013

<b>ITEM NO</b>	<b>D1</b>			
<b>APPLIC NO</b>	Z/2011/0037/F	Full	<b>DATE VALID</b>	14/01/2011
<b>DOE OPINION</b>	<b>APPROVAL</b>			
<b>APPLICANT</b>	Orchard House Nursing Home 2 Cherryvalley Park BT5 6PL		<b>AGENT</b>	MBArchitecture Ltd 6 Woodland Avenue Lisburn BT2 02892583912
<b>LOCATION</b>	Orchard House Nursing Home 2 Cherryvalley Park Belfast BT5 6PL			
<b>PROPOSAL</b>	Extensions and alterations to nursing home to increase occupancy from 36 bedrooms to 52 bedrooms and ancillary accommodation with external car parking and landscaping. Temporary opening of former access onto road for use during construction.			
<b>REPRESENTATIONS</b>	<b>OBJ Letters</b>	<b>SUP Letters</b>	<b>OBJ Petitions</b>	<b>SUP Petitions</b>
	8	0	0	0
			<b>Addresses</b>	<b>Signatures</b>
			0	0
			<b>Addresses</b>	<b>Signatures</b>
			0	0

[Deferred by Councillor McNamee]



**DEPARTMENT OF ENVIRONMENT**  
**PLANNING (NI) ORDER 1991**  
**APPLICATIONS FOR PLANNING PERMISSION**

<b>ITEM NO</b>	<b>D2</b>			
<b>APPLIC NO</b>	Z/2011/0902/F	Full	<b>DATE VALID</b>	21/07/2011
<b>DOE OPINION</b>	<b>APPROVAL</b>			
<b>APPLICANT</b>	T Reynolds 14 Upper Lisburn Road Belfast BT10 0AA		<b>AGENT</b>	James McKernan Chartered Architect 31 Beechill Road Belfast BT8 7PT 07976688160
<b>LOCATION</b>	46 Sicilly Park Belfast BT10 0AL			
<b>PROPOSAL</b>	Erection of two storey garage with new access from Priory Gardens			
<b>REPRESENTATIONS</b>	<b>OBJ Letters</b>	<b>SUP Letters</b>	<b>OBJ Petitions</b>	<b>SUP Petitions</b>
	15	0	0	0
			<b>Addresses</b>	<b>Signatures</b>
			0	0
			<b>Addresses</b>	<b>Signatures</b>
			0	0

[Deferred by Councillors Hanna and Kelly 20.9.12]



**DEPARTMENT OF ENVIRONMENT**  
**PLANNING (NI) ORDER 1991**  
**APPLICATIONS FOR PLANNING PERMISSION**

<b>ITEM NO</b>	<b>D3</b>			
<b>APPLIC NO</b>	Z/2012/0019/F	Full	<b>DATE VALID</b>	21/12/2011
<b>DOE OPINION</b>	<b>APPROVAL</b>			
<b>APPLICANT</b>	Afrim Karrabecaj Unit 3 Enterprise House Boucher Crescent Boucher Road Belfast BT12 6HU		<b>AGENT</b>	Kevin H Ramsey 14 Cranmore Gardens Belfast BT9 6JL  028 90 201749
<b>LOCATION</b>	Unit 3 Enterprise House Boucher Crescent Boucher Road Belfast BT12 6HU			
<b>PROPOSAL</b>	Hand washing of vehicles within a fenced compound comprising a small office, storage building and partially covered forecourt (retrospective) [Amended Description]			
<b>REPRESENTATIONS</b>	<b>OBJ Letters</b>	<b>SUP Letters</b>	<b>OBJ Petitions</b>	<b>SUP Petitions</b>
	5	0	0	0
			<b>Addresses</b>	<b>Signatures</b>
			0	0
			<b>Addresses</b>	<b>Signatures</b>
			0	0

[Deferred by Councillor Attwood 17.1.13]



**DEPARTMENT OF ENVIRONMENT**  
**PLANNING (NI) ORDER 1991**  
**APPLICATIONS FOR PLANNING PERMISSION**

<b>ITEM NO</b>	<b>D4</b>			
<b>APPLIC NO</b>	Z/2012/0165/F	Full	<b>DATE VALID</b>	14/02/2012
<b>DOE OPINION</b>	<b>APPROVAL</b>			
<b>APPLICANT</b>	Belfast Education and Library Board 40 Academy Street Belfast BT1 2NQ		<b>AGENT</b>	
<b>LOCATION</b>	Forge Integrated Primary School. 40 Carolan Road Belfast BT7 3HE			
<b>PROPOSAL</b>	Alterations to existing car park and installation of a pedestrian gate incorporated into the boundary fence			
<b>REPRESENTATIONS</b>	<b>OBJ Letters</b>	<b>SUP Letters</b>	<b>OBJ Petitions</b>	<b>SUP Petitions</b>
	11	0	0	0
			<b>Addresses</b>	<b>Signatures</b>
			0	0
			<b>Addresses</b>	<b>Signatures</b>
			0	0
	[Deferred by Councillor Mullan 2.8.12]			

<b>ITEM NO</b>	<b>D5</b>			
<b>APPLIC NO</b>	Z/2012/0418/O	Outline	<b>DATE VALID</b>	12/04/2012
<b>DOE OPINION</b>	<b>APPROVAL</b>			
<b>APPLICANT</b>	Mr S Magee 146 Finaghy Road North Belfast BT10 0JE		<b>AGENT</b>	John McElroy RIBA 72 Osborne Drive Belfast BT9 6LJ 07738 515098
<b>LOCATION</b>	144 and 146 Finaghy Road North Belfast BT10 0JE			
<b>PROPOSAL</b>	Site for 24 bed residential care home with associated carparking and landscaping			
<b>REPRESENTATIONS</b>	<b>OBJ Letters</b>	<b>SUP Letters</b>	<b>OBJ Petitions</b>	<b>SUP Petitions</b>
	15	0	0	0
			<b>Addresses</b>	<b>Signatures</b>
			0	0
			<b>Addresses</b>	<b>Signatures</b>
			0	0

[Deferred by Councillor Hanna 13.12.12]





**DEPARTMENT OF ENVIRONMENT**  
**PLANNING (NI) ORDER 1991**  
**APPLICATIONS FOR PLANNING PERMISSION**

<b>ITEM NO</b>	<b>D6</b>			
<b>APPLIC NO</b>	Z/2012/0806/F	Full	<b>DATE VALID</b>	06/07/2012
<b>DOE OPINION</b>	<b>APPROVAL</b>			
<b>APPLICANT</b>	Charles Kyles 85 Cluan Mor Drive Belfast BT12 7UA		<b>AGENT</b>	Paddy Byrne Architects 108 Appleton Park Belfast BT11 9JF 0771 8741 773
<b>LOCATION</b>	114 Springfield Road Belfast			
<b>PROPOSAL</b>	Change of use of ground floor to amusement arcade			
<b>REPRESENTATIONS</b>	<b>OBJ Letters</b>	<b>SUP Letters</b>	<b>OBJ Petitions</b>	<b>SUP Petitions</b>
	2	0	0	0
			<b>Addresses</b>	<b>Signatures</b>
			0	0
			<b>Addresses</b>	<b>Signatures</b>
			0	0
	[Deferred by Councillors Hartley and Keenan 18.10.12]			

<b>ITEM NO</b>	<b>D7</b>			
<b>APPLIC NO</b>	Z/2012/0896/A	Advertiseme	<b>DATE VALID</b>	30/07/2012
<b>DOE OPINION</b>	<b>CONSENT</b>			
<b>APPLICANT</b>	Jurys Inn 245 Broad Street Birmingham B1 2QH		<b>AGENT</b>	1759 Signs Ltd Unit 5 Shibdon Business Park Blayhon On Tyne NE21 5TX 0191 414 6609
<b>LOCATION</b>	Jurys Inn Great Victoria St Belfast BT2 7AP			
<b>PROPOSAL</b>	Erection of two high level signs, two ground floor buildings signs and upgrade of existing signage on corner elevation.			
<b>REPRESENTATIONS</b>	<b>OBJ Letters</b>	<b>SUP Letters</b>	<b>OBJ Petitions</b>	<b>SUP Petitions</b>
	0	0	0	0
			<b>Addresses</b>	<b>Signatures</b>
			0	0
			<b>Addresses</b>	<b>Signatures</b>
			0	0

[Deferred by Alderman Rodgers and Councillors Lavery and Newton 17.1.13]



**DEPARTMENT OF ENVIRONMENT**  
**PLANNING (NI) ORDER 1991**  
**APPLICATIONS FOR PLANNING PERMISSION**

<b>ITEM NO</b>	<b>D8</b>			
<b>APPLIC NO</b>	Z/2012/1108/F	Full	<b>DATE VALID</b>	27/09/2012
<b>DOE OPINION</b>	<b>APPROVAL</b>			
<b>APPLICANT</b>	L Davison c/o		<b>AGENT</b>	Peter J Morgan 17 Glengoland Crescent Belfast BT17 0JG 90 625962
<b>LOCATION</b>	No 2 Oceanic Avenue Belfast BT15 2HS			
<b>PROPOSAL</b>	Change of use and sub division from vacant office unit to a taxi booking office			
<b>REPRESENTATIONS</b>	<b>OBJ Letters</b>	<b>SUP Letters</b>	<b>OBJ Petitions</b>	
	3	4	2	
			<b>Addresses</b>	<b>Signatures</b>
			28	39
			<b>Addresses</b>	<b>Signatures</b>
			12	22

[Deferred by Councillor Lavery 13.12.12]

# Schedule of Applications

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**DEPARTMENT OF ENVIRONMENT**  
**PLANNING (NI) ORDER 1991**  
**APPLICATIONS FOR PLANNING PERMISSION**

Council Belfast

Date 21/02/2013

<b>ITEM NO</b>	<b>1</b>			
<b>APPLIC NO</b>	Z/2011/0426/F	Full	<b>DATE VALID</b>	30/03/2011
<b>DOE OPINION</b>	<b>APPROVAL</b>			
<b>APPLICANT</b>	Henderson Retail Ltd		<b>AGENT</b>	BDP 2 Bruce Street Belfast BT2 7JD 028 9024 3394
<b>LOCATION</b>	150 Knock Road Belfast BT5			
<b>PROPOSAL</b>	Demolition of petrol filling station. Development of residential scheme comprising 2 No. apartment buildings containing 52 No. units, basement and surface car parking, and landscaping			
<b>REPRESENTATIONS</b>	<b>OBJ Letters</b>	<b>SUP Letters</b>	<b>OBJ Petitions</b>	<b>SUP Petitions</b>
	0	0	0	0
			<b>Addresses</b>	<b>Signatures</b>
			0	0
			<b>Addresses</b>	<b>Signatures</b>
			0	0

<b>ITEM NO</b>	<b>2</b>			
<b>APPLIC NO</b>	Z/2011/0917/O	Outline	<b>DATE VALID</b>	22/07/2011
<b>DOE OPINION</b>	<b>APPROVAL</b>			
<b>APPLICANT</b>	Knock Bowling Club		<b>AGENT</b>	Turley Associates 29-31 Montgomery Street Belfast BT1 4NX 028 9089 7400
<b>LOCATION</b>	Lands at 24 Knockdene Park South Belfast BT5 7AB			
<b>PROPOSAL</b>	Residential Development			
<b>REPRESENTATIONS</b>	<b>OBJ Letters</b>	<b>SUP Letters</b>	<b>OBJ Petitions</b>	<b>SUP Petitions</b>
	3	0	0	0
			<b>Addresses</b>	<b>Signatures</b>
			0	0
			<b>Addresses</b>	<b>Signatures</b>
			0	0



**DEPARTMENT OF ENVIRONMENT**  
**PLANNING (NI) ORDER 1991**  
**APPLICATIONS FOR PLANNING PERMISSION**

<b>ITEM NO</b>	<b>3</b>			
<b>APPLIC NO</b>	Z/2011/1341/F	Full	<b>DATE VALID</b>	09/11/2011
<b>DOE OPINION</b>	<b>REFUSAL</b>			
<b>APPLICANT</b>	Michael Shaw 21 Wellington Park Belfast BT9 6DL		<b>AGENT</b>	
				NA
<b>LOCATION</b>	21 Wellington Park Belfast County Antrim BT9 6DL			
<b>PROPOSAL</b>	New brick pillars and sliding gate to new entrance			
<b>REPRESENTATIONS</b>	<b>OBJ Letters</b>	<b>SUP Letters</b>	<b>OBJ Petitions</b>	<b>SUP Petitions</b>
	0	0	0	0
			<b>Addresses</b>	<b>Signatures</b>
			0	0
			<b>Addresses</b>	<b>Signatures</b>
			0	0

- 1 The proposal is contrary to Policy BH12 of PPS 6 "Planning, Archaeology and the Built Heritage", "A design guide for the Malone Conservation Area" and Policy EXT 1 of the Addendum to PPS 7 "Residential Extensions and Alterations" in that it would, if permitted, harm the character and appearance of the Malone Conservation Area through its inappropriate design and materials and result in the loss of soft landscaping.



**DEPARTMENT OF ENVIRONMENT**  
**PLANNING (NI) ORDER 1991**  
**APPLICATIONS FOR PLANNING PERMISSION**

<b>ITEM NO</b>	<b>4</b>			
<b>APPLIC NO</b>	Z/2012/0425/F	Full	<b>DATE VALID</b>	13/04/2012
<b>DOE OPINION</b>	<b>APPROVAL</b>			
<b>APPLICANT</b>	Belfast Regeneration Office James House 2-4 Cromac Avenue Gaswork Business Park Belfast BT7 2JA		<b>AGENT</b>	The Paul Hogarth Company Unit 3 Potters Quay 5 Ravenhill Road Belfast BT6 8DN 028 9073 6690
<b>LOCATION</b>	Undefined footpath between Denmark Street and Northboundary Street BT13 1FD			
<b>PROPOSAL</b>	Roadway construction, footpath paving, kerbs, street lighting, street trees			
<b>REPRESENTATIONS</b>	<b>OBJ Letters</b>	<b>SUP Letters</b>	<b>OBJ Petitions</b>	<b>SUP Petitions</b>
	0	0	0	0
			<b>Addresses</b>	<b>Signatures</b>
			0	0
			<b>Addresses</b>	<b>Signatures</b>
			0	0

<b>ITEM NO</b>	<b>5</b>			
<b>APPLIC NO</b>	Z/2012/0514/F	Full	<b>DATE VALID</b>	01/05/2012
<b>DOE OPINION</b>	<b>APPROVAL</b>			
<b>APPLICANT</b>	Patrick Boal 12 Kilcross Road Nutts Corner Crumlin BT29 4TA		<b>AGENT</b>	James Anderson 202 Belfast Road Ballynahinch BT24 8UR 07515283355
<b>LOCATION</b>	Ikea Holywood Exchange 306 Airport Road West Co Antrim BT3 9EJ			
<b>PROPOSAL</b>	Change of use from retail car park to commercial			
<b>REPRESENTATIONS</b>	<b>OBJ Letters</b>	<b>SUP Letters</b>	<b>OBJ Petitions</b>	<b>SUP Petitions</b>
	1	0	0	0
			<b>Addresses</b>	<b>Signatures</b>
			0	0
			<b>Addresses</b>	<b>Signatures</b>
			0	0



**DEPARTMENT OF ENVIRONMENT**  
**PLANNING (NI) ORDER 1991**  
**APPLICATIONS FOR PLANNING PERMISSION**

<b>ITEM NO</b>	<b>6</b>			
<b>APPLIC NO</b>	Z/2012/0565/F	Full	<b>DATE VALID</b>	14/05/2012
<b>DOE OPINION</b>	<b>APPROVAL</b>			
<b>APPLICANT</b>	SERE Ltd 11-13 Boucher Road Belfast BT12 6HR		<b>AGENT</b>	Clem McKee 140 Comber Road Dundonald Belfast BT9 5BT 90489185
<b>LOCATION</b>	11-13 Boucher Road Belfast BT12 6HR			
<b>PROPOSAL</b>	New car showroom, vehicles workshop and offices with associated site works			
<b>REPRESENTATIONS</b>	<b>OBJ Letters</b>	<b>SUP Letters</b>	<b>OBJ Petitions</b>	<b>SUP Petitions</b>
	0	0	0	0
			<b>Addresses</b>	<b>Signatures</b>
			0	0
			<b>Addresses</b>	<b>Signatures</b>
			0	0

<b>ITEM NO</b>	<b>7</b>			
<b>APPLIC NO</b>	Z/2012/0955/F	Full	<b>DATE VALID</b>	13/08/2012
<b>DOE OPINION</b>	<b>APPROVAL</b>			
<b>APPLICANT</b>	Trinity Housing Association Beechill Business Park 96 Beechill Road Belfast BT8 7QN		<b>AGENT</b>	McAdam Design 1c Montgomery House 478 Castlereagh Road Belfast BT5 6BQ 028 9040 2000
<b>LOCATION</b>	Queen Victoria Gardens Belfast BT15 3LW			
<b>PROPOSAL</b>	Erection of 22 no dwellings to provide new social housing.			
<b>REPRESENTATIONS</b>	<b>OBJ Letters</b>	<b>SUP Letters</b>	<b>OBJ Petitions</b>	<b>SUP Petitions</b>
	0	0	0	0
			<b>Addresses</b>	<b>Signatures</b>
			0	0
			<b>Addresses</b>	<b>Signatures</b>
			0	0





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**APPLICATIONS FOR PLANNING PERMISSION**

<b>ITEM NO</b>	<b>8</b>			
<b>APPLIC NO</b>	Z/2012/1061/F	Full	<b>DATE VALID</b>	19/09/2012
<b>DOE OPINION</b>	<b>REFUSAL</b>			
<b>APPLICANT</b>	J Bates 1080 Crumlin Road Belfast BT14		<b>AGENT</b>	A L D A Architects 537 Antrim Road Belfast BT15 3BU 07769225997
<b>LOCATION</b>	Site located to the south and west of 1085 Crumlin Road Belfast BT14			
<b>PROPOSAL</b>	Change of use to allotments including entrance road, paths and toilets			
<b>REPRESENTATIONS</b>	<b>OBJ Letters</b>	<b>SUP Letters</b>	<b>OBJ Petitions</b>	<b>SUP Petitions</b>
	5	0	0	0
			<b>Addresses</b>	<b>Signatures</b>
			0	0
			<b>Addresses</b>	<b>Signatures</b>
			0	0

- 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 Planning Policy Statement 3, Access, Movement and Parking, Policy AMP 3, in that it would, if permitted, result in the creation of a new vehicular access onto a Protected Route, thereby prejudicing the free flow of traffic and conditions of general safety.



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<b>ITEM NO</b>	<b>9</b>			
<b>APPLIC NO</b>	Z/2012/1103/F	Full	<b>DATE VALID</b>	26/09/2012
<b>DOE OPINION</b>	<b>APPROVAL</b>			
<b>APPLICANT</b>	P Cosgrove c/o agent		<b>AGENT</b>	Fleming Mountstephen Planning Ltd The Gasworks 5 Cromac Avenue Belfast BT7 2JA 9044 7613
<b>LOCATION</b>	90-94 Great Victoria Street BT2 7BD			
<b>PROPOSAL</b>	Retention of site hoarding around the cleared, vacant site (retrospective application)			
<b>REPRESENTATIONS</b>	<b>OBJ Letters</b>	<b>SUP Letters</b>	<b>OBJ Petitions</b>	<b>SUP Petitions</b>
	0	0	0	0
			<b>Addresses</b>	<b>Signatures</b>
			0	0
			<b>Addresses</b>	<b>Signatures</b>
			0	0
<b>ITEM NO</b>	<b>10</b>			
<b>APPLIC NO</b>	Z/2012/1176/F	Full	<b>DATE VALID</b>	19/10/2012
<b>DOE OPINION</b>	<b>APPROVAL</b>			
<b>APPLICANT</b>	Gavyn Rodgers 2 Richmond Park Stranmillis Belfast BT9 5EF		<b>AGENT</b>	Design 2Architects 28 Shore Road Holywood BT18 9HX  90428878
<b>LOCATION</b>	2 Richmond Park Stranmillis Belfast BT9 5EF			
<b>PROPOSAL</b>	Proposed timber garage and loft - amendment to approval no Z/2009/0693/F			
<b>REPRESENTATIONS</b>	<b>OBJ Letters</b>	<b>SUP Letters</b>	<b>OBJ Petitions</b>	<b>SUP Petitions</b>
	1	0	0	0
			<b>Addresses</b>	<b>Signatures</b>
			0	0
			<b>Addresses</b>	<b>Signatures</b>
			0	0



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<b>ITEM NO</b>	<b>11</b>			
<b>APPLIC NO</b>	Z/2012/1208/F	Full	<b>DATE VALID</b>	30/10/2012
<b>DOE OPINION</b>	<b>APPROVAL</b>			
<b>APPLICANT</b>	Estate Services Business Unit Knock Road Ballycloughan Belfast BT5 6LA		<b>AGENT</b>	JMPC Mallusk Enterprise Park Newtownabbey BT36 4GN  077 2701 8805
<b>LOCATION</b>	Lislea Drive PSNI 18 Lislea Drive Lisburn Road Belfast BT9 7JG			
<b>PROPOSAL</b>	Provision of new 2 storey office building and associated site works.			
<b>REPRESENTATIONS</b>	<b>OBJ Letters</b>	<b>SUP Letters</b>	<b>OBJ Petitions</b>	<b>SUP Petitions</b>
	0	0	0	0
			<b>Addresses</b>	<b>Signatures</b>
			0	0
			<b>Addresses</b>	<b>Signatures</b>
			0	0



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<b>ITEM NO</b>	<b>12</b>			
<b>APPLIC NO</b>	Z/2012/1281/F	Full	<b>DATE VALID</b>	15/11/2012
<b>DOE OPINION</b>	<b>APPROVAL</b>			
<b>APPLICANT</b>	Mr & Mrs Joe McVeigh		<b>AGENT</b>	Gerry hamill Chartered Architect Studio 2 2 Bingham Street Bangor BT20 5DW 028 9127 4791
<b>LOCATION</b>	29 Ormonde Park Belfast BT10 0LS			
<b>PROPOSAL</b>	Retention of existing 1st floor window in master bedroom on rear elevation			
<b>REPRESENTATIONS</b>	<b>OBJ Letters</b>	<b>SUP Letters</b>	<b>OBJ Petitions</b>	<b>SUP Petitions</b>
	1	0	0	0
			<b>Addresses</b>	<b>Signatures</b>
			0	0
			<b>Addresses</b>	<b>Signatures</b>
			0	0
<b>ITEM NO</b>	<b>13</b>			
<b>APPLIC NO</b>	Z/2012/1303/F	Full	<b>DATE VALID</b>	20/11/2012
<b>DOE OPINION</b>	<b>APPROVAL</b>			
<b>APPLICANT</b>	British Telecom PLC Telephone House (TH05.09) 45-75 May Street Belfast BT1 4NB		<b>AGENT</b>	NA
<b>LOCATION</b>	Set at front of footpath o/s 47/49 Chichester Street Belfast BT1 4JA			
<b>PROPOSAL</b>	Erection of a new BT street cabinet to facilitate provision of new Fibre Optic infrastructure across BT Network. Cabinet dimensions approx. 1128mm high, 780mm wide and 407mm deep.			
<b>REPRESENTATIONS</b>	<b>OBJ Letters</b>	<b>SUP Letters</b>	<b>OBJ Petitions</b>	<b>SUP Petitions</b>
	0	0	0	0
			<b>Addresses</b>	<b>Signatures</b>
			0	0
			<b>Addresses</b>	<b>Signatures</b>
			0	0



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<b>ITEM NO</b>	<b>14</b>			
<b>APPLIC NO</b>	Z/2012/1344/F	Full	<b>DATE VALID</b>	04/12/2012
<b>DOE OPINION</b>	<b>APPROVAL</b>			
<b>APPLICANT</b>	ESBU 8th Floor River House 48 High Street Belfast BT1 2RU		<b>AGENT</b>	Amey 3rd Floor Lesly Building Fountain Street Belfast BT1 5EX 9090 5945
<b>LOCATION</b>	Woodbourne PSNI 139 Stewartstown Road BT11 9NB			
<b>PROPOSAL</b>	Erection of murals on exterior walls at front and rear (17 no on front and 4 no on rear.)			
<b>REPRESENTATIONS</b>	<b>OBJ Letters</b>	<b>SUP Letters</b>	<b>OBJ Petitions</b>	
	0	0	0	
			<b>Addresses</b>	<b>Signatures</b>
			0	0
			<b>Addresses</b>	<b>Signatures</b>
			0	0

<b>ITEM NO</b>	<b>15</b>			
<b>APPLIC NO</b>	Z/2012/1389/F	Full	<b>DATE VALID</b>	12/12/2012
<b>DOE OPINION</b>	<b>APPROVAL</b>			
<b>APPLICANT</b>	Clive Richardson Ltd 54 Derrycoose Road Annaghmore Portadown BT26 1LY		<b>AGENT</b>	Daly O'Neill and Associates Ltd 23 William Street Portadown BT62 3NX 028 3833 3323
<b>LOCATION</b>	Woodvale Park Woodvale Road Belfast			
<b>PROPOSAL</b>	Proposed allotment store and teapoint (amended proposal from approved plan under application (Z/2011/0428/F))			
<b>REPRESENTATIONS</b>	<b>OBJ Letters</b>	<b>SUP Letters</b>	<b>OBJ Petitions</b>	
	0	0	0	
			<b>Addresses</b>	<b>Signatures</b>
			0	0
			<b>Addresses</b>	<b>Signatures</b>
			0	0



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<b>ITEM NO</b>	<b>16</b>			
<b>APPLIC NO</b>	Z/2012/1426/F	Full	<b>DATE VALID</b>	21/12/2012
<b>DOE OPINION</b>	<b>APPROVAL</b>			
<b>APPLICANT</b>	Boucher Enterprises Ltd c/o agent		<b>AGENT</b>	Like Architects 34 Bedford Street Belfast BT2 7FF 02890278000
<b>LOCATION</b>	Lands opposite No.1 Boucher Crescent at the junction of Boucher Road and Boucher Crescent Belfast.			
<b>PROPOSAL</b>	Proposed food retail unit with hot food counter, and associated site and access works.			
<b>REPRESENTATIONS</b>	<b>OBJ Letters</b>	<b>SUP Letters</b>	<b>OBJ Petitions</b>	<b>SUP Petitions</b>
	0	0	0	0
			<b>Addresses</b>	<b>Signatures</b>
			0	0
			<b>Addresses</b>	<b>Signatures</b>
			0	0