



Belfast City Council

Report to:	Development Committee
Subject:	Economic Initiatives – Markets Unit
Date:	11 November 2009
Reporting Officer:	Shirley McCay/Tim Husbands Interim Co-Directors of Development
Contact Officer:	Ian Carmichael, Markets Development Officer, ext 3522

Relevant Background Information

This report covers the following issues:

1. Name change of Oxford Exchange and proposal for erection of new signage
2. Two replacement markets in St George's

1. Name change of Oxford Exchange and proposal for erection of new signage

There are plans to rename the Oxford Exchange restaurant in St George's Market to the St George's Market Bar & Grill. The owners also wish to erect some additional signage. Most of this signage will be within the restaurant area, looking out onto the road or the market floor through glass panels. Some exterior signage will also be required.

2. Two replacement markets in St George's

St George's weekly markets are on Friday and Saturday. This year's Christmas Holidays fall on Friday 25 December, Saturday 26 December and Friday 1 January 2010. The three days market closure will result in a loss of approx £5000 in stall rental and impact upon the income of the traders.

Key Issues

1. Name change and proposal for erection of new signage

The Oxford Exchange restaurant in St George's Market is currently going through a major refit and has been closed since 11 July 2009. The restaurant hopes to reopen in mid-November under the new name of St George's Market Bar & Grill. The restaurant has been working closely with the Market's management and traders with a view to expanding its involvement with the Market.

This involvement includes the supply and procurement of various products for the restaurant direct from the Market traders. Over the past twelve months, most of the restaurant's food has been supplied by St George's Market traders.

On the matter of new signage, discussions are on-going between Markets Officers and the Estates Surveyor and the NIEA Historical Buildings Unit. If required, discussions will also take place with the DOE Planning Office, the proposed signage is presently with NIEA Historical Buildings Unit. A copy of the proposed signage is attached for information, see Appendix 1.

#### 2.Replacement Markets in St George's

Due to the Christmas and New Year Holidays falling on Fridays and Saturdays this year, St George's Market will be closed on three of its usual operating dates. The Markets management have been in discussion with NMTF representatives to look at ways to compensate for loss of revenue generated by the closures. This loss will be approx £5000 in stall rental and impact upon the income of the independent traders.

As a means of compensation for the losses incurred, it is suggested that St George's operate extracurricular markets on Tuesday 22 December and Wednesday 23 December 2009. Stallage would be charged at Friday and Saturday rates and include the present discount rates for multiple stallage.

#### Recommendations

1. Further to permission being granted by the NIEA Historical Buildings Unit, it is recommended that Committee approve the additional signage for St. George's Market Bar and Grill.

2. It is recommended that Committee agree to operating two extracurricular markets at St. George's on 22 and 23 December to compensate for the loss of revenue incurred by the Christmas closures and to charging the regular Friday and Saturday stallage rates.

#### Decision Tracking

1. Following approval by Committee, the Markets Management and Estates Surveyor will await approval from NIEA Historical Unit.

Time Frame: November 2009. Reporting Officer: Ian Carmichael

2. Following approval by Committee the Markets Management will arrange to operate markets on the days recommended.

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#### Documents Attached

Appendix 1: Copy of proposals for exterior and interior signage