



## Belfast City Council

<b>Report to:</b>	Development Committee
<b>Subject:</b>	Royal Exchange Regeneration Project
<b>Date:</b>	9 March 2010
<b>Reporting Officer:</b>	John Mcgrillen Director of Development ext 3470 Shirley McCay Head of Economic Initiatives ext 3459
<b>Contact Officer:</b>	Pamela Davison, Estates Surveyor, ext 3506

### Relevant Background Information

Members received a presentation from William Ewart Properties Limited on 16 November 2009. On 2 December 2009, Margaret Ritchie MLA, Minister for Social Development announced the timetable for submitting the planning application to take forward the Royal Exchange Regeneration Project. The developer of the project a consortium known as Royal Exchange (Belfast) Ltd comprising William Ewart Properties Ltd, Snoddon's Construction Ltd and ING are to submit a planning application, approved by DSD, to the Department of Environment's Planning Service by 31 October 2010.

Officers met with Nick Reid of William Ewart Properties Ltd on 14 January 2010 who proposed that a site visit for Members be arranged to continue the engagement between Council and the developers for this project.

### Key Issues

Members requested a meeting with Minister Ritchie following the December announcement. Two meetings have been cancelled by Minister Ritchie and BCC are currently waiting for a new meeting date. Officers have requested representation on any steering groups DSD organises to take forward this project. However no clarification has been received of BCC's involvement's in any formal way on this major city centre mixed use regeneration project.

Key statistics available on the project include:

- Private Sector Involvement estimated at £360 million.
- Anchor Store – 8300 m<sup>2</sup>.

- Retail commercial units for catering and leisure minimum area of 4083 m<sup>2</sup>.
- 200 residential units minimum, including 40 units for affordable housing, for every 20 units above minimum 200, 1 unit is to be allocated for affordable housing.
- 700 car parking spaces.
- Potentially 2000 construction jobs.
- 1000 jobs in retail and leisure when completed.

### **Resource Implications**

There are no major resource implications regarding this report.

### **Recommendation**

It is recommended that members agree to a site visit to the Royal Exchange Regeneration Project.

### **Decision Tracking**

Further to agreement on a site visit, a date for the visit is to be set by the Chair of the Development Committee and notified to Members.

Timeline: May 2010

Reporting Officer: Shirley McCay

### **Key to Abbreviations**

DSD – Department for Social Development  
BCC - Belfast City Council