

# Schedule of Applications

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

**Council Belfast**

**Date 07/06/2012**

<b>ITEM NO</b>	<b>1</b>		
<b>APPLIC NO</b>	Z/2009/0933/F	Full	<b>DATE VALID</b> 26/08/2009
<b>DOE OPINION</b>	<b>REFUSAL</b>		
<b>APPLICANT</b>	Red Sky Group C/O Agent	<b>AGENT</b>	2020 Chartered Architects Ltd Fortwilliam Business Park 37 Dargan Road Belfast BT3 9JU 02890 770 008

**LOCATION** Red Sky Group, Grove Street East, Belfast. BT5 5GH.

**PROPOSAL** Retention of and extension to existing waste recycling operation to create waste transfer station.

<b>REPRESENTATIONS</b>	<b>OBJ Letters</b>		<b>SUP Letters</b>		<b>OBJ Petitions</b>		<b>SUP Petitions</b>	
	3		0		1		0	
					<b>Addresses</b>	<b>Signatures</b>	<b>Addresses</b>	<b>Signatures</b>
					31	31	0	0

- 1 The development is contrary to Planning Policy Statement 1 (PPS1) General Principles in that the proposal, if permitted, would cause demonstrable harm to interests of acknowledged importance as it would be incompatible with the existing industry and businesses operating in the vicinity of the site.
- 2 The proposal is contrary to the Department's Planning Policy Statement 2: Planning and Nature Conservation, in that development would, if permitted, likely to have a detrimental impact on Belfast Lough Special Protected Area (SPA), which are protected under the Conservation (Natural Habitats, etc) Regulations (Northern Ireland) 1995 (as amended) and no information has been submitted to establish otherwise.
- 3 The development is contrary to Policy PED 8 and PED 9 of Planning Policy Statement 4 (PPS 4) Planning, and Economic Development in that the proposal, if permitted, would be incompatible with an existing use and would prejudice its future operation.
- 4 The development is contrary to Policy PED 9 of Planning Policy Statement 4 (PPS 4) Planning, and Economic Development in that in that it has not been demonstrated that the proposal will not have an adverse effect on natural heritage features.
- 5 The development is contrary to Policy PED 9 of Planning Policy Statement 4 (PPS 4) Planning, and Economic Development in that in that it has not been demonstrated that the proposal will not have an adverse effect on the amenities of nearby residents.
- 6 The development is contrary to Policy WM 1 of Planning Policy Statement 11 (PPS11) Planning and Waste Management in that the development, if permitted, would be incompatible with the adjacent land uses.

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- 7 The development is contrary to Policy WM 1 of Planning Policy Statement 11 (PPS11) Planning and Waste Management in that it has not been demonstrated that the proposal will not have an unacceptable adverse impact on nature conservation interests.
- 8 The development is contrary to Policy WM 2 of Planning Policy Statement 11 (PPS11) Planning and Waste Management in that it has not been demonstrated that part or all of the proposed operation can only be carried out in the open.

<b>ITEM NO</b>	<b>2</b>			
<b>APPLIC NO</b>	Z/2009/1737/F	Full	<b>DATE VALID</b>	21/12/2009
<b>DOE OPINION</b>	<b>APPROVAL</b>			
<b>APPLICANT</b>	Limetree Retirement Homes C/o Agent		<b>AGENT</b>	Harry Rolston Chartered Architect 49 Lisleen Road Belfast BT5 7SU 028 90449814
<b>LOCATION</b>	18 Denorrton Park, Strandtown, Belfast, Northern Ireland, BT04 1SF			
<b>PROPOSAL</b>	Demolition of 18 Denorrton Park and the proposed residential development of 12 'eco' apartments for the elderly (Revised Proposal)			
<b>REPRESENTATIONS</b>	<b>OBJ Letters</b>	<b>SUP Letters</b>	<b>OBJ Petitions</b>	<b>SUP Petitions</b>
	47	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>3</b>			
<b>APPLIC NO</b>	Z/2009/1743/F	Full	<b>DATE VALID</b>	22/12/2009
<b>DOE OPINION</b>	<b>APPROVAL</b>			
<b>APPLICANT</b>	CSE Projects PO Box 8000 London SE11 5EN		<b>AGENT</b>	HOK 90 Whitfield Street London WIT 4EZ 020 7636 2006
<b>LOCATION</b>	201 Airport Road West, Belfast, BT03 9ED.			
<b>PROPOSAL</b>	External 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>4</b>			
<b>APPLIC NO</b>	Z/2010/1715/F	Full	<b>DATE VALID</b>	22/12/2010
<b>DOE OPINION</b>	<b>APPROVAL</b>			
<b>APPLICANT</b>	Windsor Baptist church Malone Avenue Belfast BT9 6ET		<b>AGENT</b>	Hall Black Douglas 152 Albertbridge Road Belfast BT5 4OS 02890450681
<b>LOCATION</b>	No. 140-142 Malone Avenue and No.14-18 Windsor Avenue BT9 6ET			
<b>PROPOSAL</b>	Amendment to previously approved application Z/2007/2006/F - Reduction of apartment numbers and removal of underground car parking to surface parking.			
<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>5</b>			
<b>APPLIC NO</b>	Z/2011/0359/O	Outline	<b>DATE VALID</b>	21/03/2011
<b>DOE OPINION</b>	<b>APPROVAL</b>			
<b>APPLICANT</b>	Gilbert Ash NI Ltd		<b>AGENT</b>	Ostick and Williams Ltd 14 Edgewater Road Belfast BT3 9JQ 028 9077 8810

**LOCATION** 47 Boucher Road  
Belfast  
BT12 6HR

**PROPOSAL** Proposed small format convenience foodstore with associated parking, service area, access and general 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>6</b>			
<b>APPLIC NO</b>	Z/2011/0560/F	Full	<b>DATE VALID</b>	27/04/2011
<b>DOE OPINION</b>	<b>APPROVAL</b>			
<b>APPLICANT</b>	Phillip and Maria McGarry 16 Dorchester Park Belfast BT9		<b>AGENT</b>	Eileen McCallion 9 Innisfayle Park Belfast BT15 5HS 028 9020 8067

**LOCATION** 16 Dorchester Park  
Belfast  
BT9

**PROPOSAL** Erection of two storey side extension and single storey front extension

<b>REPRESENTATIONS</b>	<b>OBJ Letters</b>	<b>SUP Letters</b>	<b>OBJ Petitions</b>	<b>SUP Petitions</b>
	6	0	0	0
			<b>Addresses</b>	<b>Signatures</b>
			0	0
			<b>Addresses</b>	<b>Signatures</b>
			0	0

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**ITEM NO** 7  
**APPLIC NO** Z/2011/0607/A      Advertiseme      **DATE VALID** 11/05/2011  
**DOE OPINION** **REFUSAL**  
**APPLICANT** Steve Cook    Mothercare      **AGENT** T2 Projects Ltd  
 Cherrytree Road      Unit 306  
 Watford      30 Great Guildford  
 WD2465h      Street  
    London  
    SE10HS  
    02076200509

**LOCATION** Mothercare Belfast  
 10-16 Castle Place  
 Belfast  
 BT11GB

**PROPOSAL** 2x fascia signs, 2x double sided projecting signs

<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 BH9 of the Department's Planning Policy Statement 6: Planning, Archaeology and the Built Heritage in that the building is listed under Article 42 of the Planning (NI) Order 1991 and the proposed signage would, if permitted, detract from its appearance and character by reason of:
  - a) Its inappropriate location which would cut into the architectural detailing of the building.
  - b) Its inappropriate location which is unduly prominent and obtrusive.
  - c) Its detailed design which is out of keeping with the architectural form and design of the building
  - d) Its inappropriate means of illumination
  - e) The creation of a proliferation of signs.
- 2 The proposed signage is contrary to Policy BH13 of the Department's Planning Policy Statement 6: Planning, Archaeology and the Built Heritage in that the site lies within the Belfast city centre conservation area and the signs would if permitted would adversely affect its character and appearance. The proposal would also detract from the host building on which they would be displayed by reason of their inappropriate location, design and means of illumination which will not respect the structural framework of host building.

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- 3 The proposal is contrary to Policy AD1 of Planning Policy Statement 17 "Control of Outdoor Advertisements" in that the proposed advertisements if permitted, would harm the visual amenity and the character and appearance of the area and the host building by reason of their location, illumination and detailed design which does not complement the listed building. The proposal would also set an undesirable precedent for further similar signage, resulting in further harm to the character of the conservation area.

<b>ITEM NO</b>	<b>8</b>			
<b>APPLIC NO</b>	Z/2011/1361/F	Full	<b>DATE VALID</b>	23/11/2011
<b>DOE OPINION</b>	<b>APPROVAL</b>			
<b>APPLICANT</b>	Ray Glengormley c/o agent		<b>AGENT</b>	McCann Moore Architects 715 Lisburn Road Belfast BT99 7GU NA
<b>LOCATION</b>	1a Kingsmere Avenue Belfast BT14 6ND			
<b>PROPOSAL</b>	Erection of 2 storey extension to provide additional facilities for disabled person			
<b>REPRESENTATIONS</b>	<b>OBJ Letters</b>	<b>SUP Letters</b>	<b>OBJ Petitions</b>	
	1	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>9</b>			
<b>APPLIC NO</b>	Z/2011/1414/F	Full	<b>DATE VALID</b>	06/12/2011
<b>DOE OPINION</b>	<b>REFUSAL</b>			
<b>APPLICANT</b>	Piney Developments Ltd c/o agent		<b>AGENT</b>	Dempsey Architects 677 Lisburn Road Belfast BT9 7GT 02890664086
<b>LOCATION</b>	143 Stranmillis Road Belfast			
<b>PROPOSAL</b>	Change of use to a restaurant including alterations and extension to the rear			
<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

- 1 The proposal is contrary to the Departments' Planning Policy Statement 5: Retailing and Town Centres and associated Development Guidance Note 5A: Control of Restaurants and Cafe's - Stranmillis Road in that it would, if permitted, result in a proliferation of such uses in the locality, thereby bringing about a detrimental change in the character and amenity of the area; and would undermine (cumulatively with other non-retail uses) the vitality and viability of the Stranmillis local centre.



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<b>ITEM NO</b>	<b>10</b>			
<b>APPLIC NO</b>	Z/2011/1429/F	Full	<b>DATE VALID</b>	08/12/2011
<b>DOE OPINION</b>	<b>APPROVAL</b>			
<b>APPLICANT</b>	Translink 3 Milewater Road Belfast BT3 9BG		<b>AGENT</b>	White Ink Architects 4th Floor 21 Talbot Street Belfast BT1 2LD 028 90319526
<b>LOCATION</b>	Adelaide Depot Falcon Road Belfast Co Antrim Northern Ireland BT12 6RD			
<b>PROPOSAL</b>	Changes to the oil storage tank configuration from the previous approval (Ref:Z/2009/1022/F).			
<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>11</b>			
<b>APPLIC NO</b>	Z/2011/1441/F	Full	<b>DATE VALID</b>	09/12/2011
<b>DOE OPINION</b>	<b>APPROVAL</b>			
<b>APPLICANT</b>	Hugh Maguire		<b>AGENT</b>	McAuley Rowan Design 2 Millreagh Dundonald BT16 1TJ 07759 485036
<b>LOCATION</b>	46 Shandon Park Belfast			
<b>PROPOSAL</b>	Demolition of existing dwelling and garage, erection of replacement dwelling, garage and ancillary garden room (Amended Proposal).			
<b>REPRESENTATIONS</b>	<b>OBJ Letters</b>	<b>SUP Letters</b>	<b>OBJ Petitions</b>	<b>SUP Petitions</b>
	16	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/2011/1468/A	Advertiseme	<b>DATE VALID</b>	15/12/2011
<b>DOE OPINION</b>	<b>REFUSAL</b>			
<b>APPLICANT</b>	Clear Channel N I Ltd Unit 2 Ashbank Channel Commercial Park Belfast BT3 9DT	<b>AGENT</b>		
<b>LOCATION</b>	Former PSNI station at 804 Shore Road Greenisland Belfast	NA		
<b>PROPOSAL</b>	One 96 sheet display panel			
<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 AD1 of the Department's Planning Policy Statement (PPS) 17, Control of Outdoor Advertisements, in that the size and scale of the sign is considered to dominate the host site and along with an existing number of panel signs within the vicinity of the site, is considered to constitute clutter and have a detrimental impact on the amenity of the surrounding area.

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<b>ITEM NO</b>	<b>13</b>			
<b>APPLIC NO</b>	Z/2011/1473/F	Full	<b>DATE VALID</b>	16/12/2011
<b>DOE OPINION</b>	<b>APPROVAL</b>			
<b>APPLICANT</b>	Acheson Homes Ltd c/o agent		<b>AGENT</b>	M C Logan Architects 49 Belmont Road Belfast BT4 2AA 90226600
<b>LOCATION</b>	Lands at 38 & 40 Station Road and adjoining 37 Victoria Avenue Strandtown Belfast BT4 1RF			
<b>PROPOSAL</b>	Amendments to existing planning approval ref Z/2008/0971/F for 15no apartments - reconfiguration of internal layouts and redesign of rear return along with minor elevational changes (entrance to site and parking arrangements)			
<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/2011/1478/A	Advertiseme	<b>DATE VALID</b>	19/12/2011
<b>DOE OPINION</b>	<b>REFUSAL</b>			
<b>APPLICANT</b>	Jacobs and Turner 149 Vermont Street Glasgow G41 1LU	<b>AGENT</b>	Michelle Atkinson Surveying Ltd Arthur House 41 Arthur Street Belfast BT1 4GB 07593994396	
<b>LOCATION</b>	Unit 4 1-3 Donegall Place and 2-16 Castle Street Belfast			
<b>PROPOSAL</b>	Projecting sign.			
<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 BH9 of the Department's Planning Policy Statement 6: Planning, Archaeology and the Built Heritage in that the building is listed under Article 42 of the Planning (NI) Order 1991 and the projecting sign would, if permitted, detract from its appearance and character by reason of:
  - a) Its inappropriate location which would cut into the architectural detailing of the red granite pilasters of the building.
  - b) Its inappropriate location which is unduly prominent and obtrusive.
  - c) Its detailed design which is out of keeping with the architectural form and design of the building
  - d) The creation of a proliferation of signs.
- 2 The proposal is contrary to Policy BH13 of the Department's Planning Policy Statement 6: Planning, Archaeology and the Built Heritage in that the site lies within the Belfast City Centre Conservation Area and the signage would, if permitted, adversely affect its appearance and character by reason of its inappropriate location, illumination and scale. The signage would set an undesirable precedent for similar signage which would be to the further detriment to the character of the conservation area.
- 3 The proposal is contrary to Policy AD1 of Planning Policy Statement 17 "Control of Outdoor Advertisements" in that the proposed advertisement if permitted, would harm the visual amenity and the character and appearance of the area by reason of its location, illumination and scale. The proposal would also set an undesirable precedent for further similar signage, resulting in further harm to the character of the area.

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<b>ITEM NO</b>	<b>15</b>			
<b>APPLIC NO</b>	Z/2012/0042/F	Full	<b>DATE VALID</b>	11/01/2012
<b>DOE OPINION</b>	<b>APPROVAL</b>			
<b>APPLICANT</b>	Positive Future C/O agent		<b>AGENT</b>	John Williamson Architects 127 Ballylesson Road Belfast BT88JU 028 9082 6886
<b>LOCATION</b>	1 Wheatfield Gardens Belfast BT14 7HU			
<b>PROPOSAL</b>	Demolition of the existing house and redevelopment of the west corner of the site with a residential development comprising 3 2bed supported respite flats.			
<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>16</b>			
<b>APPLIC NO</b>	Z/2012/0062/F	Full	<b>DATE VALID</b>	20/01/2012
<b>DOE OPINION</b>	<b>APPROVAL</b>			
<b>APPLICANT</b>	Tracey Barr 25 Lansdowne Park Belfast BT15 4AF		<b>AGENT</b>	CA:AD The Old Throne Hospital 244 Whitewell Road Belfast BT36 7EN 028 90776 859
<b>LOCATION</b>	13 Ashley Gardens Belfast BT15 4DN			
<b>PROPOSAL</b>	Erection of 2 storey extension to rear of property, new door and windows to front [amended plans received].			
<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

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<b>ITEM NO</b>	<b>17</b>			
<b>APPLIC NO</b>	Z/2012/0109/F	Full	<b>DATE VALID</b>	30/01/2012
<b>DOE OPINION</b>	<b>APPROVAL</b>			
<b>APPLICANT</b>	Telefonica (UK) Ltd 260 Bath Road Slough SL1 4DX	<b>AGENT</b>	Taylor Patterson Building A First Floor 89 Hollywood Road Belfast BT4 3BD 028 9065 9555	
<b>LOCATION</b>	O2 Radio base station at footpath 200m south of Garnerville Drive Parkway Belfast BT4 2PD			
<b>PROPOSAL</b>	Additional combiner unit measuring 1130mm high x 750mm long 360mm 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>18</b>			
<b>APPLIC NO</b>	Z/2012/0116/F	Full	<b>DATE VALID</b>	01/02/2012
<b>DOE OPINION</b>	<b>APPROVAL</b>			
<b>APPLICANT</b>	Telefonica (UK) Limited 260 Bath Road Belfast SL1 4DX		<b>AGENT</b>	Taylor Patterson Building A First Floor 89 Holywood Road Belfast BT4 3BD 028 9065 9555
<b>LOCATION</b>	O2 Radio Base Station at footpath to the front of invest NI 703-705 Springfield Road Belfast BT12 7FP			
<b>PROPOSAL</b>	Existing motorola H6F street furniture cabinet to be replaced with O2 2G TFL Type B street furniture cabinet measuring 1650mm high x 1898mm long x 798 mm 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>19</b>			
<b>APPLIC NO</b>	Z/2012/0145/A	Advertiseme	<b>DATE VALID</b>	09/02/2012
<b>DOE OPINION</b>	<b>REFUSAL</b>			
<b>APPLICANT</b>	Brunswick Co-Ownership c/o Travelodge 15 Brunswick Street Belfast BT2 7GE	<b>AGENT</b>	Design Planning Project Management Kilree Street Bagenalstown Co Carlow  +353 599723008	
<b>LOCATION</b>	15 Brunswick St Belfast BT2 7GE			
<b>PROPOSAL</b>	3no. high level internally illuminated signs.			
<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>1</b>	The proposal is contrary to Policy BH 12 of the Departments Planning Policy Statement 6: Planning, Archaeology and the Built Heritage in that the site is within Belfast City Centre Conservation Area and the proposed shopfront would, if permitted, detract from the architectural style of the building and the character and appearance of the Conservation Area through form and materials.			
<b>2</b>	The proposal is contrary to Policy BH13 of the Department's Planning Policy Statement 6: Planning, Archaeology and the Built Heritage in that the site lies within the Belfast city centre conservation area and the advertisements would if permitted, adversely affect its appearance and detract from the character of the building upon which they will be displayed by reason of: The introduction of an inappropriate means of internal illumination.			
<b>3</b>	The proposal is contrary to Policy AD1 of Planning Policy Statement 17 "Control of Outdoor Advertisements" in that the proposed advertisements if permitted, would harm the visual amenity and the character and appearance of the area by reason of their size, location, illumination and scale. The proposal would also set an undesirable precedent for further similar signage, resulting in further harm to the character of the area.			

**DEPARTMENT OF ENVIRONMENT**  
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**APPLICATIONS FOR PLANNING PERMISSION**

<b>ITEM NO</b>	<b>20</b>			
<b>APPLIC NO</b>	Z/2012/0148/A	Advertiseme	<b>DATE VALID</b>	13/02/2012
<b>DOE OPINION</b>	<b>REFUSAL</b>			
<b>APPLICANT</b>	Fernhill Properties (NI) Ltd 12 Wellington Place Belfast BT1 6GE	<b>AGENT</b>	Like Architects 34 Bedford Street Belfast BT2 7FF 028 90278000	
<b>LOCATION</b>	College Court King Street Belfast BT1 6BF			
<b>PROPOSAL</b>	PVC Mesh Banner			
<b>REPRESENTATIONS</b>	<b>OBJ Letters</b>	<b>SUP Letters</b>	<b>OBJ Petitions</b>	<b>SUP Petitions</b>
	0	1	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 AD1 of Planning Policy Statement 17 - Control of Outdoor Advertisements and Policy BH13 of Planning Policy Statement 6 - Planning, Archaeology and the Built Heritage in that it would, if permitted, be unduly prominent on the host building by virtue of its size, appearance and form and will adversely affect the character, appearance and setting of Belfast City Centre Conservation Area, creating an unduly prominent and intrusive feature in the streetscene, thus harming the visual character of the area. It would also set an undesirable precedent for further similar displays, resulting in a change to the character of the area.

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<b>ITEM NO</b>	<b>21</b>			
<b>APPLIC NO</b>	Z/2012/0262/A	Advertiseme	<b>DATE VALID</b>	07/03/2012
<b>DOE OPINION</b>	<b>CONSENT</b>			
<b>APPLICANT</b>	McDonalds Restaurant LTD 11-59 High Road East Finchley London N2 8AW	<b>AGENT</b>	Planware LTD The Granary 37 Walnut Tree Lane Sudbury CO10 1B 01787 468500	
<b>LOCATION</b>	McDonalds Restaurant LTD Westwood Centre Kennedy Way Belfast BT11 9BQ			
<b>PROPOSAL</b>	1 No. height restrictor and 6 no freestanding signs			
<b>REPRESENTATIONS</b>	<b>OBJ Letters</b>	<b>SUP Letters</b>	<b>OBJ Petitions</b>	
	1	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>22</b>			
<b>APPLIC NO</b>	Z/2012/0273/F	Full	<b>DATE VALID</b>	07/03/2012
<b>DOE OPINION</b>	<b>REFUSAL</b>			
<b>APPLICANT</b>	Michael McMahon MMM Property Services LTD 2b Dudley Street Belfast BT7 1GW	<b>AGENT</b>	Rosetta Design Services LTD 354 Ormeau Road Belfast BT7 3HW	
<b>LOCATION</b>	2b Dudley Street Belfast BT7 1GW			
<b>PROPOSAL</b>	Retrospective change of use from offices on first floor to 2No. apartments			
<b>REPRESENTATIONS</b>	<b>OBJ Letters</b>	<b>SUP Letters</b>	<b>OBJ Petitions</b>	<b>SUP Petitions</b>
	27	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 QD1 of the Department's Planning Policy Statement 7: Quality residential environments and LC 2 of the 2nd Addendum of Planning Policy Statement 7: Safeguarding the Character of Established Residential Areas in that in that it would if permitted cause unacceptable damage to residential amenity which would harm the living conditions of prospective residents through poor outlook and lack of amenity space.

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<b>ITEM NO</b>	<b>23</b>			
<b>APPLIC NO</b>	Z/2012/0397/A	Advertiseme	<b>DATE VALID</b>	11/04/2012
<b>DOE OPINION</b>	<b>REFUSAL</b>			
<b>APPLICANT</b>	Grant Thornton 2 Clarence Street West Belfast BT2 7GP	<b>AGENT</b>	Wayfinding and Sign Solutions B3 South City Business Park Dublin 24 00353 879730400	
<b>LOCATION</b>	Grant Thornton 2 Clarence Street West Belfast BT2 7GP			
<b>PROPOSAL</b>	Erection of high level vinyl graphics			
<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 BH13 of the Department's Planning Policy Statement 6: Planning, Archaeology and the Built Heritage in that the site lies within the Linen Conservation Area and the signage would, if permitted, adversely affect its appearance and character by reason of its inappropriate location which is at a high level and scale. The signage would set an undesirable precedent for similar signage which would be to the further detriment to the character of the conservation area.
- 2 The proposal is contrary to Policy AD1 of Planning Policy Statement 17 "Control of Outdoor Advertisements" in that the proposed advertisement if permitted, would harm the visual amenity and the character and appearance of the area by reason of its location and scale. The proposal would also set an undesirable precedent for further similar signage, resulting in further harm to the character of the area.

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<b>ITEM NO</b>	<b>24</b>			
<b>APPLIC NO</b>	Z/2012/0403/A	Advertiseme	<b>DATE VALID</b>	12/04/2012
<b>DOE OPINION</b>	<b>REFUSAL</b>			
<b>APPLICANT</b>	CBS Outdoor Ltd House 6 Murray Street Belfast BT1 6DN	Glenning	<b>AGENT</b>	BGA Architects Ltd 50 Regent Street Newtownards BT23 4LP 028 9181 5736
<b>LOCATION</b>	70 metres West of Conn's Water River Sydenham-By-Pass BT3 9JH			
<b>PROPOSAL</b>	Lightbox Advertising Hoarding			
<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 proposed signage is contrary Policy AD1 of Planning Policy Statement 17 'Control of Outdoor Advertisements' in that the proposed signage if permitted, would be visually dominant, which would 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.