

BALLYMONEY BOROUGH COUNCIL**Table of Contents**

48.1	Memorial Garden Transfer of Land – Castle Street	<i>Seal & agreed</i>
48.2	Planning for Places	<i>Nominations agreed</i>
48.3	Minutes – Meeting No 47 – 15 th February 2010	<i>Confirmed</i>
48.4	Strategic Planning Applications – Delays	<i>Noted</i>
48.5	Draft Regeneration and Housing Bill	<i>Noted</i>
48.6	Presentation - Public Protection Arrangements	<i>Presentation</i>
48.7	Planning Applications	<i>Response agreed</i>

BALLYMONEY BOROUGH COUNCIL

Minutes of Consultation Committee Meeting No 48, held in the Council Chamber, Riada House, Ballymoney on Monday 15th March 2010 at 2.02 pm.

IN THE CHAIR Alderman H Connolly

PRESENT

Aldermen
F Campbell, Mayor
C Cousley, MBE, Deputy Mayor
J Simpson

Councillors
A Cavlan
R Halliday
M McCamphill
T McKeown (Vice)
A Patterson
I Stevenson

APOLOGIES:

Councillors
J Finlay
E Robinson
M Storey, MLA

IN ATTENDANCE

Chief Executive
Head of Corporate & Development Services (**Item 7**)
Committee Clerk
Press x1

Public Protection Office (Item 6)
Dr W McAuley
Ms J Smith

DoE Planning Service (Item 7)
M McCrystal

48.1 MEMORIAL GARDEN TRANSFER OF LAND – CASTLE STREET

The Chief Executive informed members that the Housing Executive has agreed to the transfer of land on Castle Street, Ballymoney to Council for the Robert Dunlop Memorial Garden. It is **RECOMMENDED** that the seal of the Council be affixed to lease for lands at Castle Street/Seymour Street, Ballymoney, NI Housing Executive-to-Council and the Chief Executive be authorised to sign the memorandum of sale for said lands.

It was proposed by Alderman Campbell, seconded by Alderman Cousley and
AGREED:

that the seal of the Council be affixed to lease for lands at Castle Street/Seymour Street, Ballymoney, NI Housing Executive-to-Council and the Chief Executive be authorised to sign the memorandum of sale for said lands.

* Councillor McCamphill joined the meeting at 2.04pm.

48.2 PLANNING FOR PLACES

The Ministerial Advisory Group for Architecture and the Built Environment for Northern Ireland has invited the Chief Executive and Chair of the Planning Committee to a symposium "Planning for Places" which takes place on Wednesday 21st April 2010 at Navan Centre, Armagh.

It was proposed by Alderman Campbell, seconded by Alderman Cousley and
AGREED:

that Alderman Connolly, Chair of Consultation Committee and the Chief Executive or his nominee, represent Council at this event.

* Councillor Cavlan and Councillor McKeown joined the meeting at 2.05pm.

48.3 MINUTES – MEETING NO 47 – 15TH FEBRUARY 2010

It was proposed by Councillor Cavlan, seconded by Alderman Campbell and
AGREED:

that the minutes of Meeting No 47 – 15th February 2010 be confirmed as a correct record.

48.4 STRATEGIC PLANNING APPLICATIONS – DELAYS

At a recent meeting of the Assembly Environment Committee members discussed the issue of delays in strategic planning applications. A schedule of these applications combined with an summary analysis relating to the planning application delays has been provided so that Council can express an opinion or provide feedback on any delays in their region. There are no applications relating to Ballymoney on the schedule. This was noted by members.

48.5 DRAFT REGENERATION AND HOUSING BILL

The Department for Social Development is consulting on the Draft Regeneration & Housing Bill. The Draft Bill reflects the Department's policy

proposals for the transfer of some regeneration and housing functions under the Review of Public Administration.

Consultation will run from 1 March 2010 to 26 April 2010

The DSD functions proposed to be transferred are:

1. Work in tackling urban deprivation, primarily the Neighbourhood Renewal Programme;
2. Operational delivery of physical development projects under town and city regeneration, including comprehensive development, public realm and environmental improvement;
3. Local community development support.

The NIHE functions proposed to be transferred are:.

1. Houses in multiple occupation;
2. Housing unfitness
3. The Living over the Shops (LOTS) Initiative;
4. Local energy conservation

This was noted by members.

The Chief Executive responded to members' questions on funding requirements.

* **Councillor Stevenson joined the meeting at 2.08pm.**

48.6 PRESENTATION - PUBLIC PROTECTION ARRANGEMENTS

The Chairman welcomed representatives from Public Protection Arrangements Northern Ireland and the Probation Board for Northern Ireland to the meeting to inform members on public protection arrangements in Northern Ireland (presentation attached as Appendix 1). Dr McAuley gave a presentation and he and Ms Smith responded to questions from members on:

1. The effect 'red tape' has on implementing strategies
2. Allocating sex offenders after a custodial sentence has been served
3. Whether there is adequate resources to monitor offenders
4. Whether multi-agencies are fully informed
5. The accuracy of risk assessments
6. The definition and proportion of offenders the public are protected from

The Chairman thanked the representatives for their presentation which concluded at 2.40 pm. The representatives left the meeting at this time.

48.7 PLANNING APPLICATIONS

Planning applications 1-21 and 1-5 (deferred) were considered and the opinion of the Planning Department accepted except where stated otherwise. Full details of applications can be viewed at:

http://apps.planningni.gov.uk/council_schedules/ballymoney.aspx

Item 1 - D/2008/0239/F – Approval with Objections

Proposed housing development – lands between rear of 23-27 Main Street and Shiels Court and rears of 16-24 Charlotte Street, Ballymoney for Fairview Developments.

Objections letters (1): Overlook potential.

Councillor Stevenson questioned the number of apartments being built in Ballymoney area with some remaining unfilled.

Item 2 – D/2008/0404/F – Refusal

Erection of wind turbine at 583m North of 42 Reservoir Road, Corkey, Co/ Agent.

The Planning Officer advised that this application has been withdrawn. Another planning application has been submitted and will be presented to Council in due course.

Item 8 – D/2009/0338/F – Refusal

Erection of two detached houses and detached garages at Kilraughts Road between 2 Kilraughts Road and 8 Ballymena Road for P Trolan.

It was **AGREED:** That an office meeting be held (Alderman Connolly)

Item 12 – D/2009/0387/O – Refusal

Single farm dwelling at 75m SE of 82 Toberdoney Road, Dervock for Mr J Surgenor.

It was **AGREED:** That an office meeting be held (Councillor McCamphill).

Item 16 – D/2010/0006/O – Refusal

Proposed replacement with detached double garage at 17 Shanaghy Road, Ballymoney for Mr U Hutchinson.

It was **AGREED:** That an office meeting be held (Alderman Connolly).

Item 18 – D/2010/0017/F – Refusal

Proposed redevelopment of site at 12 Kirk Road, Ballymoney for Armoy Homes Limited.

(Objection letters 1): Density and character of area, location from town centre, reduced privacy, not a quality residential environment.

It was **AGREED:** That an office meeting be held (Alderman Campbell on behalf of Councillor Finlay).

Item 19 – D/2010/0021/F – Refusal

Proposed new retirement dwelling and garage at 63m East from 69 Benvardin Road, Ballymoney for Mr W Calvin.

It was **AGREED:** That an office meeting be held (Alderman Connolly).

Item 20 – D/2010/0022/F – Refusal

Off site replacement bungalow with detached double garage at 270m South East of 241 Kilraughts Road, Ballymoney for Mr I Buick.

It was **AGREED:** That an office meeting be held (Alderman Campbell).

Item 21 – D/2010/0029/F – Refusal

Proposed dwelling adjacent to 36 Princess Gardens, Cloughmills for Mr D Smyth.

It was **AGREED:** That an office meeting be held (Councillor Cavlan).

A schedule of planning decisions issued by the Department for the period 01/02/10 to 28/02/10 was circulated to members for their information. The schedule indicated that 28 decisions had been issued.

* **Councillor Patterson joined the meeting at 2.55pm during discussions.**

Applications deferred from Previous Meeting

Item 1 – D/2007/0623/F – Approval

The amended scheme has been reduced to 49 mainly 2 storey dwellings.

Item 2 – D/2008/0183/F – Deferral

Further land has been acquired for additional landscaping.

Members' raised a letter of objection from a neighbouring resident stating the proposed new chicken house would be detrimental to their property. Discussions followed and as the letter was unfamiliar to the Department of the Environment, Planning Service it was **AGREED:**

to defer the decision for 2 weeks for further consideration by Planning Service.

Item 3 – D/2009/0056/F – Approval

Additional information provided.

Item 4 – D/2009/0188/F – Approval

Amended plans submitted.

Objections included use as unauthorised vehicle repair business with associated health & safety issues.

Item 5 – D/2009/0239/F – Approval

Distance as far away as possible.

Date of Office Meetings: 12th April 2010 at 1.30pm, Lanyon Room, Riada House

The meeting closed at 3.15pm.

APPENDIX 1



Public Protection
Arrangements Preser