

You are hereby requested to attend a Meeting of Coleraine Borough Council to be held in the Council Chamber, Cloonavin on TUESDAY the 26<sup>th</sup> day of August, 2008 following the Planning Committee Meeting.

D. WREATH,

Acting Town Clerk and Chief Executive.

Cloonavin,  
66 Portstewart Road,  
COLERAINE.

#### A G E N D A

1. Minutes (enclosed):
  - 1.1 Council Meeting – 22<sup>nd</sup> July, 2008
2. Committee Report (enclosed):
  - 2.1 Planning Committee – 22<sup>nd</sup> July, 2008
3. Technical Services Report
4. Leisure Services Report
5. Land and Property Report\*
6. The Coleraine-Zomba Connection Report
7. Freedom of the Borough Ceremonies Report
8. Correspondence, including inter alia:

Letter received 4<sup>th</sup> August, 2008 from Northern Ireland Housing Council regarding Travelling Allowances in the Light of Increased Fuel Costs
9. Documents for Sealing
10. Any other business

**For Information:**

- (1) Members' Information Bulletin - August 2008
- (2) Northern Ireland Bureau – Newslink – Issue 14 - Summer 2008

**\* Recommended for consideration “In Committee”.**

To: Each Member of Council.

22<sup>nd</sup> August, 2008.

## **COUNCIL MEETING**

Minutes of proceedings of Coleraine Borough Council held in the Council Chamber, Cloonavin, on Tuesday, 22<sup>nd</sup> July, 2008.

**Convened:** As per Notice attached

**Present:** The Mayor, Councillor D. D. Barbour, in the Chair

The Deputy Mayor, Alderman W. T. Creelman

### **Aldermen**

E. T. Black (Mrs.)  
M. T. Hickey (Mrs.)

W. J. McClure  
(Items 1.0 – 7.0)

### **Councillors**

C. S. Alexander (Ms.)  
(Items 2.4 – 15.3.2)  
J. M. Bradley  
J. J. Dallat  
(Items 1.0 - 7.0)  
T. J. Deans  
E. P. Fielding (Mrs.)  
B. Fitzpatrick

S. Gilkinson  
N. F. Hillis  
E. A. Johnston (Mrs.)  
(Items 1.0 – 15.3.2)  
W. A. King  
G. L. McLaughlin  
R. A. McPherson  
A. McQuillan

### **Officers in Attendance:**

Acting Town Clerk and Chief Executive, Director of Corporate Services, Director of Environmental Health, Director of Leisure Services, Head of Development Services, Head of Administrative Services, Leisure Services Officer (Facilities), Senior Technical Officer and Administrative Assistant

**Apologies:** Alderman McClarty and Councillor Mrs. Church

## **1.0 MINUTES**

The Minutes of the Council Meeting of 24<sup>th</sup> June, 2008 and the Special Meeting of 24<sup>th</sup> June, 2008 were confirmed and signed.

## **2.0 LEISURE SERVICES REPORT**

Consideration was given to the Report of the Director of Leisure Services.

Matters arising:

- 2.1 **Sam English Commemoration** Reported that August will mark the centenary of the birth of the late Sam English, a former football player for Glasgow Rangers who was born in Aghadowey. The local supporters have asked Council to erect a plaque at the English family home in Aghadowey to mark the occasion.

Agreed:

That a plaque be erected at the

English family home.

2.2 Select List – Peter Thompson Hall

Members noted information on this topic, as contained in the Report.

Agreed:

That Council adopt the recommendations of the Consultant on contractors to be placed on the select list for the total refurbishment of the Peter Thompson Hall, Castlerock.

In response to a member's query, the Acting Town Clerk and Chief Executive agreed to review this process for future contracts.

2.3 Arcadia, Portrush - Café Licence

Council noted that Mr. Colin Fletcher had given up the café licence at the Arcadia and it was agreed:

That Mr. Dominic Logue, current franchisee of Waterworld and Portrush Recreation Grounds, be invited to provide a temporary service at the Arcadia until the end of August 2008 following which award of licence will be subject to public advertisement.

2.4 Portrush Harbour – Licences - Commercial Gain Boats

The recommendation of the Director of Leisure Services that a small number of annual licences be issued at a nominal fee to those who wished to operate from Council facilities for commercial gain, was considered.

Discussion ensued during which various members reported that they had been contacted by members of the public on this matter. It was then proposed by Councillor Deans and seconded by Councillor Bradley:

That this issue be deferred to the August meeting of Council.

On being put to the meeting, the proposal was carried by nine votes to four.

2.5 Concert – East Strand, Portrush

Members noted a letter dated 21<sup>st</sup> July, 2008 from Coleraine Borough Chamber (previously supplied) relating the Chamber's views on this event.

A full report on this issue would be presented to the August meeting of Council, once all post event meetings and consultations with the 'trade' in Portrush had been completed.

2.6 Portrush Summer Theatre

A request for financial assistance had been

received from the organisers of Portrush Summer Theatre for promotion of the fifty second season of Theatre.

It was proposed by Alderman Mrs. Black, seconded by Alderman Mrs. Hickey and agreed:

That Council contribute £2,000 to Portrush Summer Theatre.

## 2.7 Portballintrae Lands

A proposal made by Councillor Ms. Alexander for this item to be discussed out of 'Committee' failed to find a seconder. It was then agreed that the item be considered 'In Committee' at the end of the meeting.

## 3.0 TECHNICAL SERVICES REPORT

The Report of the Director of Technical Services was considered (previously supplied).

Matters arising:

### 3.1 Entertainment Licences

#### 3.1.1 The Old Forge Inn 6 Newmarket Street, Coleraine

An application for grant of an Entertainment Licence had been received from Mr. E. Kneeland.

Days and times on which it is intended to provide entertainment:

Monday/Tuesday – Saturday/Sunday:  
9.00am – 1.00am.  
Sunday: 9.00pm – 11.30pm.

Agreed:

That an Entertainment Licence be granted subject to compliance with NI Fire and Rescue Service's recommendation and all other requirements required by Council's Licensing Department.  
With special condition: All door supervisors employed must be licensed with a scheme recognised by Coleraine Borough Council.

#### 3.1.2 Ballyclabber Reformed Presbyterian Church 35 Ballyrashane Road, Coleraine

An application for grant of an Entertainment Licence had been received from Mr. M. McCollum for a maximum of any fourteen unspecified days within the licence period of one year.

Days and times on which it is intended to provide entertainment:

Monday - Saturday: 7.00pm – 1.00am.

Agreed:

That an Entertainment Licence be granted subject to compliance with NI Fire and Rescue Service's recommendation and all other requirements required by Council's Licensing Department.

3.1.3 Articlave Orange Hall  
37 St. Paul's Road,  
Articlave

An application for transfer of an Entertainment Licence had been received from Mr. L. Graham.

Days and times on which it is intended to provide entertainment:

Monday – Saturday: 7.00pm – Midnight.

Agreed:

That a transfer of Entertainment Licence be granted subject to special condition: All door supervisors employed must be licensed with a scheme recognised by Coleraine Borough Council.

#### **4.0 DEVELOPMENT SERVICES REPORT**

The Report of the Director of Development Services was considered (previously supplied).

4.1 Local Community Fund

Members noted information on this topic, as contained in the Report.

Agreed:

That Council administer the Local Community Fund for the period April 08 – March 09 on the basis of 10% technical assistance for delivery and an indicative budget of £40,770.

4.2 Proposal for Funding Garvagh Development Trust

Members noted information on this topic, as contained in the Report.

Agreed:

That Council offer funding of £10,609 towards the operational costs of the centre to provide accessible community based activities for local voluntary/community groups and the wider community as a whole.

4.3 Community Hub for Coleraine

Members noted information on a request for support for the creation of a 'community hub', as detailed in the Report. In response to a member's question, it was noted that the hub would be rural proofed.

Agreed:

That Council support, in principle, the creation of the Community Hub in Coleraine.

4.4 Northern Ireland Tourist Board Corporate Plan 2008-11

Consideration was given to this draft Corporate Plan (previously supplied).

Members noted that any comments they wished to make could be included in a corporate response, or individual responses could be made.

## 5.0 ENVIRONMENTAL HEALTH REPORT

The Report of the Director of Environmental Health was considered (previously supplied).

5.1 Legal Proceedings Cigarette Test Purchase Exercise – 8<sup>th</sup> March, 2008

It was agreed that this item be considered 'In Committee' at the end of the meeting.

5.2 Tackling Suicide

Consideration was given to letters from Carrickfergus Borough Council and Lisburn City Council on this topic (circulated).

Agreed:

That Council support the Motion agreed by Carrickfergus Borough Council and note measures being taken to support this work in Coleraine, both within Council and in the wider community.

5.3 Safer Bonfire Campaign

The Director of Environmental Health updated Council on the successful outcome of this campaign which had been promoted by Council in partnership with PSNI, NIFRS and NIHE.

Members referred to the significant improvement in engagement between Council officers and members of the public during the year and the resultant progress in ensuring bonfires were safer and more friendly events to attend. However, it was noted that there were still instances of flags being burned on bonfires.

The Director of Environmental Health noted members' further comments and recorded his appreciation for the support of members and communities for the campaign.

## 6.0 LAND AND PROPERTY

It was agreed that this item be considered 'In Committee' at the end of the meeting.

## 7.0 LEGIONELLA

Consideration was given to the report of the Acting Town Clerk and Chief Executive on

legionella (previously supplied) and the contents noted.

**8.0 LETTER DATED 7<sup>TH</sup> JULY, 2008**  
**FROM ARDS BOROUGH COUNCIL**

Read letter from Ards Borough Council regarding changes to the Belfast Telegraph home delivery service (previously supplied).

Council noted that this issue only applied to the Greater Belfast area.

**9.0 LETTER DATED 8<sup>TH</sup> JULY, 2008**  
**FROM NEWTOWNABBEY BOROUGH**  
**COUNCIL TO SAMMY WILSON,**  
**MINISTER OF THE ENVIRONMENT**

Consideration was given to this letter regarding Belfast Metropolitan Area Plan (previously supplied) and the contents noted.

**10.0 LETTER DATED 14<sup>TH</sup> JULY, 2008**  
**REGARDING WEST STRAND**  
**PROMENADE, PORTRUSH**

Read letter from a visitor to Portrush expressing concern at an incident which occurred at West Strand Promenade on 12<sup>th</sup> July, 2008.

Noted.

**11.0 DOCUMENTS FOR SEALING**

Resolved:

That the following documents be sealed:

1. Lease and Counterpart The Department for Regional Development to Council  
Bridge Street Car Park, Garvagh
2. Lease in Triplicate NIHE to Council  
Lands at Drumeen Drive, Garvagh
3. Cemetery Titles Grant of Right of Burial – Deeds Register Nos. 3433-3439 (inclusive):

Agherton	-
Ballywillan	-
Coleraine	3
Kilrea	-
Portstewart	4

Advanced Deed Register Nos. 0208-0209 (inclusive):

Agherton	1
Ballywillan	-
Coleraine	1
Portstewart	-



**12.0 'THE HERRING POND'  
PORTSTEWART**

In response to a member's request, the Director of Environmental Health agreed to provide an update to the member on the condition of the beach at this location.

**13.0 TWO DAY STRIKE BY PUBLIC SERVICE  
WORKERS**

In response to a member's query, the Acting Town Clerk and Chief Executive explained that the failure to inform members of this strike had been an oversight as the action had not been confirmed as taking place until just prior to the event.

**14.0 IMPROVEMENTS TO JUNIPER HILL  
CAR PARK, PORTRUSH**

In response to a member's query, the Leisure Services Officer updated Council on improvements to Juniper Hill Car Park and confirmed that no major problems had been reported since the upgrade. He would, however, evaluate the member's concern about the access layout, with the possibility of constructing an island to further guide traffic.

## PLANNING COMMITTEE

22<sup>nd</sup> July, 2008.

**Present:** Councillor W. A. King in the Chair  
  
The Mayor, Councillor D. D. Barbour  
(Items 2.7 – 7.0)  
  
The Deputy Mayor, Alderman W. T. Creelman

### **Aldermen**

E. T. Black (Mrs.) W. J. McClure  
M. T. Hickey (Mrs.)

### **Councillors**

C. S. Alexander (Ms.) B. Fitzpatrick  
J. M. Bradley S. Gilkinson  
(Items 2.19 – 7.0) N. F. Hillis  
A. S. Cole E. A. Johnston (Mrs.)  
J. J. Dallat G. L. McLaughlin  
T. J. Deans R. A. McPherson  
(Items 2.23 – 7.0) (Items 2.3 – 7.0)  
E. P. Fielding (Mrs.) A. McQuillan

**Also in Attendance:** Representatives from the Planning Service –  
Mr. P. Duffy and Mr. W. McIlmoyle

**Officers in Attendance:** Acting Town Clerk and Chief Executive, Administrative Officer, Waste and Recycling Officer and Administrative Assistant

**Apologies:** Alderman McClarty, Councillors Mrs. Church and Leonard

## **1.0 WELCOME**

The Chairman welcomed everyone present to the Meeting including visitors in the public gallery.

## **2.0 PLANNING APPLICATIONS**

A list of one hundred and twenty-six applications was presented for consideration (previously supplied).

### **Applications Deferred from Previous Meeting**

- |     |   |   |
|-----|---|---|
| 2.1 | <u>Application No. D1</u><br><u>C/2006/1033/F</u><br><u>Demolition of 2 no. dwellings to</u><br><u>provide 4 no. semi-detached</u><br><u>dwellings and 4 no. terraced</u> | The opinion of the Planning Service was to refuse.<br><br>It was agreed that the application be removed from the schedule in order to |
|-----|---|---|

- dwelling with associated landscaping and car parking at 6-8 Bushfoot Road, Portballintrae for Mr. S. Sweeney
- facilitate the assessment of amended plans by the Planning Service.
- 2.2 Application No. D2 C/2007/0012/O  
Outline planning application for housing development incorporating the infilling and re-use of the land on the pond at 78 Blackrock Road, Boveedy, Kilrea for Mr. and Mrs. Barret
- The opinion of the Planning Service was to approve.
- It was agreed that the application be approved.
- 2.3 Application No. D3 C/2007/0059/F  
Residential development comprising 15 units with associated access road and car parking (amended scheme) at Nos. 56 and 68 Ballywillan Road, Portrush for Drumeen Construction Ltd.
- The opinion of the Planning Service was to approve.
- The Administrative Officer read letter dated 9<sup>th</sup> July, 2008 from John J. Taylor, Solicitors for the applicant.
- Following discussion it was proposed by Councillor Ms. Alexander and seconded by Councillor Fitzpatrick:
- That the application be forwarded to the Planning Management Board.
- The Administrative Officer advised members that the Council's Planning Consultants' view was that this application should not be forwarded to the Planning Management Board as it did not pass the 'significant development' test.
- On being put to the Meeting the proposal was carried, eight members voting in favour and seven members voting against.
- 2.4 Application No. D4 C/2007/0244/F  
Development to include 2 no. semi-detached one and a half storey dwellings, a block of 3 terrace one and a half storey and a block of 6 terrace two storey dwellings. Two access points off Mussenden Gardens. Close ex. access from Mussenden Road at 244 Mussenden Road, Articlave for Dolsis Property Ltd.
- The opinion of the Planning Service was to approve.
- It was agreed that the application be approved.
- 2.5 Application No. D5 C/2007/0282/F  
Rejuvenation of derelict salmon
- The opinion of the Planning Service was to refuse.

	<u>cottage to provide new dwelling for O'Neill family at Berne Cottage, Berne Road, Portstewart for Mr. G. O'Neill</u>	It was agreed that the application be refused.
2.6	<u>Application No. D6 C/2007/0418/F Proposed variation of condition No. 6 of previously approved application C/2005/1293/O to enable an increase in floor area from 150m<sup>2</sup> to 180m<sup>2</sup>. 140m south of 84 Grove Road, Swatragh for Mr. B. McKeefry</u>	The opinion of the Planning Service was to approve.  It was agreed that the application be approved.
2.7	<u>Application No. D7 C/2007/0531/O Proposed extension to existing storage yard to provide builders' storage shed and associated access works 200m south west of St. Patrick's Primary School, Churchtown Road, Garvagh for Heaney Developments Ltd.</u>	The opinion of the Planning Service was to refuse.  It was agreed that the application be refused.
2.8	<u>Application No. D8 C/2007/0626/F Retrospective application for change of use from barn to dog grooming business at 25 Ballyhackett Road, Castlerock for Mr. J. Tosh</u>	The opinion of the Planning Service was to refuse.  It was agreed that the application be refused.
2.9	<u>Application No. D9 C/2007/0757/F Replacement of existing dwelling to provide a pair of semi-detached dwellings at No. 14 Ballaghmore Avenue, Portballintrae for Cloughorr Investments Ltd.</u>	The opinion of the Planning Service was to refuse.  Consideration was given to letter dated 17 <sup>th</sup> July, 2008 from Bell Architects Ltd.  It was agreed that the application be refused.
2.10	<u>Application No. D10 C/2007/0777/F Redevelopment of Nos. 8 and 10 Captain Street Upper, Coleraine to provide 5 no. apartments for G. O'Kane</u>	The opinion of the Planning Service was to approve.  It was agreed that the application be approved.
2.11	<u>Application No. D11 C/2007/0895/F Demolish existing property and re-develop with 8 no. apartments with incurtilage parking at 4, 6 and 8 Church Street, Kilrea for Mr. P. McNeill</u>	The opinion of the Planning Service was to refuse. The application had now been withdrawn.

- |      |   |   |
|------|---|---|
| 2.12 | <u>Application No. D12</u><br><u>C/2007/1019/F</u><br><u>Erection of 3 no. apartments for residential purposes at 88 Causeway Street, Portrush for Mr. P. Gordon</u>  | <p>The opinion of the Planning Service was to approve.</p> <p>It was agreed that the application be approved.</p>                   |
| 2.13 | <u>Application No. D13</u><br><u>C/2007/1026/F</u><br><u>Two storey extension with sunroom to north west elevation and demolition of existing garage at 30 Leeke Road, Portrush for Mr. J. Richardson</u>                           | <p>The opinion of the Planning Service was to approve.</p> <p>It was agreed that the application be approved.</p>                   |
| 2.14 | <u>Application No. D14</u><br><u>C/2007/1061/O</u><br><u>Redevelopment of lands to provide apartment development consisting of one, two and three bedroom apartments at 18-36 Captain Street Lower, Coleraine for Mr. J. Hughes</u> | <p>The opinion of the Planning Service was to approve.</p> <p>It was agreed that the application be approved.</p>                   |
| 2.15 | <u>Application No. D15</u><br><u>C/2008/0095/F</u><br><u>Change of access to approved site approximately 170m north of Killeague crossroads, Coleraine for Mr. J. E. Adams</u>  | <p>The opinion of the Planning Service was to approve.</p> <p>It was agreed that the application be approved.</p>                   |
| 2.16 | <u>Application No. D16</u><br><u>C/2008/0114/A</u><br><u>Free standing sign 30m south east of Movanagher Road junction, Kilrea for Mr. P. McIntyre</u>  | <p>The opinion of the Planning Service was to refuse both applications.</p> <p>It was agreed that both applications be refused.</p> |
|      | <u>Application No. D17</u><br><u>C/2008/0115/A</u><br><u>Free standing sign 15m north of entrance to No. 35 Moneygran Road, Kilrea for Mr. P. McIntyre</u>  |   |

### **New applications**

- |      |   |   |
|------|---|---|
| 2.17 | <u>Application No. 6</u><br><u>C/2007/0491/O</u><br><u>Demolition of existing building and construction of a mixed use development comprising of shop unit, terrace townhouses and apartments to the rear of 3, 5, 7, 9 and 11 Main Street, Garvagh for Westbury Properties</u> | <p>The opinion of the Planning Service was to refuse.</p> <p>It was proposed by Councillor McPherson, seconded by Councillor McQuillan and agreed:</p> <p style="padding-left: 40px;">That the application be deferred for one month to facilitate an office meeting on the grounds</p> |
|------|---|---|

that all material planning considerations had not been assessed.

2.18 Application No. 8  
C/2007/0543/O  
1 no. detached dwelling in rear  
garden of 1 Ashbrook Court,  
Churchland, Coleraine for  
Mr. and Mrs. Sloan

The opinion of the Planning Service was to refuse.

It was proposed by Alderman Mrs. Hickey, seconded by Councillor Dallat and agreed:

That the application be deferred for one month to facilitate an office meeting on the grounds that all material planning considerations had not been assessed.

2.19 Application No. 10  
C/2007/0621/F  
Provision of temporary  
hangarage and clubhouse and  
retention of existing runways at  
Causeway Airfield, Rhee Lane,  
Aghadowey for Ulster Seaplane  
Association Ltd.

The opinion of the Planning Service was to approve.

Councillor King declared an interest as a member of Lower Bann Partnership Ltd.

Councillors Cole and McLaughlin declared an interest as members of Lower Bann Advisory Committee.

It was proposed by Councillor McPherson and seconded by Councillor McQuillan:

That the application be deferred for one month to facilitate an office meeting on the grounds that all material planning considerations had not been assessed.

As an amendment it was proposed by Councillor Hillis and seconded by the Deputy Mayor:

That Standing Orders be suspended for this item in order to enable the objectors and the applicant to address the Committee.

Councillor McPherson subsequently withdrew his proposal.

On being put to the Meeting the amendment was unanimously carried.

Mr. David Hull and Mr. Victor Hamill addressed Committee on behalf of the

objectors and expressed concerns regarding the environment, safety, livestock, storage of fuel/pontoons, provision of toilets, etc.

Mr. Mark Holmes addressed Committee on behalf of Ulster Seaplane Association Ltd. and elaborated on the situation to date.

During a full discussion various members' questions were answered by the speakers.

It was proposed by Alderman McClure and seconded by Councillor Fitzpatrick:

That the application be approved.

On being put to the meeting the proposal was carried, eleven members voting in favour and two members voting against.

2.20 Application No. 12  
C/2007/0853/F  
Demolition of existing Masonic  
Hall and redevelopment and  
relocation of proposed new  
Masonic Hall and associated site  
and access works at Nos. 1-7  
Church Street, 1-5 Enfield Street  
and No. 1 Upper Heathmount,  
Portstewart for Amalgam  
Properties Ltd.

The opinion of the Planning Service was to refuse.

It was proposed by Councillor McPherson, seconded by Councillor Mrs. Johnston and agreed:

That the application be deferred for one month to facilitate an office meeting on the grounds that all material planning considerations had not been assessed.

2.21 Application No. 16  
C/2007/1056/F  
Proposed residential  
development comprising of 23  
no. apartments and 7 no.  
townhouses with associated car  
parking and communal private  
and public open space at Laurel  
Lodge, Nursery Avenue,  
Coleraine for Tara Homes

The opinion of the Planning Service was to refuse.

It was proposed by Councillor Bradley and seconded by Councillor Ms. Alexander:

That Council support the refusal.

As an amendment it was proposed by Councillor Mrs. Johnston and seconded by Alderman Mrs. Black:

That the application be deferred for one month to facilitate an office meeting on the grounds that all material planning considerations had not been assessed.

On being put to the Meeting the amendment was carried, eleven members voting in favour and two members voting against.

Councillors Ms. Alexander and Bradley asked to be recorded as being in support of the refusal.

- 2.22      Application No. 17  
C/2007/1074/F  
Replacement dwelling at 2 Upper  
Heathmount, Portstewart for Mr.  
M. O’Kane
- The opinion of the Planning Service was to refuse.
- It was proposed by Councillor Dallat, seconded by Councillor McLaughlin and agreed:
- That the application be deferred for one month to facilitate an office meeting on the grounds that all material planning considerations had not been assessed.
- 2.23      Application No. 21  
C/2007/1191/F  
Replacement of existing dwelling  
to provide 2 no. semi-detached  
dwellings designed to reflect one  
dwelling at 28 Bushfoot Road,  
Portballintrae for Mr. S. Wright
- The opinion of the Planning Service was to refuse.
- It was proposed by Councillor Gilkinson, seconded by Councillor Mrs. Johnston and agreed:
- That the application be deferred for one month to facilitate an office meeting on the grounds that all material planning considerations had not been assessed.
- 2.24      Application No. 23  
C/2007/1201/F  
Demolition of existing 4 no.  
apartment building and erection  
of new 6 no. apartment building  
including reconstruction of  
facade and detailing at 10 Mount  
Royal, Eglinton Street, Portrush  
for Avant Garde Homes Ltd.
- The opinion of the Planning Service was to refuse.
- The application had now been withdrawn.
- 2.25      Application No. 26  
C/2008/0045/F  
Construction of one and a half  
storey dwelling house and re-use  
of existing outbuilding to be  
refurbished in its original location  
to be used as a garage at 126  
Carrowreagh Road, Garvagh for
- The opinion of the Planning Service was to refuse.
- It was agreed that the application be removed from the schedule in order to facilitate the assessment of amended plans by the Planning Service.



Mr. D. Penny

- 2.26      Application No. 29  
C/2008/0060/O  
Proposed two storey dwelling  
and garage adjacent to  
18 Carthall Manor, Coleraine for  
Mr. R. Martin
- The opinion of the Planning Service was to refuse.
- It was proposed by Councillor Dallat, seconded by Alderman Mrs. Hickey and agreed:
- That the application be deferred for one month to facilitate an office meeting on the grounds that all material planning considerations had not been assessed.
- 2.27      Application No. 30  
C/2008/0068/F  
Proposed storage unit, office and  
yard for hire of tools and plant  
equipment 150m north east of  
143 Edenbane Road, Kilrea for  
Scott Hire Ltd.
- The opinion of the Planning Service was to refuse.
- It was proposed by Councillor McQuillan, seconded by Councillor Dallat and agreed:
- That the application be deferred for one month to facilitate an office meeting on the grounds that all material planning considerations had not been assessed.
- 2.28      Application No. 31  
C/2008/0075/F  
Redevelopment of 40-42 Kerr  
Street, Portrush to provide 9 no.  
apartments with associated  
parking and garden for Gemini  
Homes
- The opinion of the Planning Service was to refuse.
- It was proposed by Alderman Mrs. Black, seconded by Councillor Gilkinson and agreed:
- That the application be deferred for one month to facilitate an office meeting on the grounds that all material planning considerations had not been assessed.
- 2.29      Application No. 32  
C/2008/0096/F  
Proposed replacement  
residential home with 24 no. two  
bedroom apartments over two  
and a half storey with sub  
basement carparking and  
associated amenity space, bin  
stores, etc. at 41 Castlerock  
Road, Coleraine for Edenmore  
Residential Home
- The opinion of the Planning Service was to refuse.
- It was proposed by Councillor Mrs. Fielding, seconded by Alderman McClure and agreed:
- That the application be deferred for one month to facilitate an office meeting on the grounds that all material planning

considerations had not been assessed.

- 2.30      Application No. 34  
C/2008/0102/F  
Extension to rear of dwelling to  
provide living and bedroom  
accommodation and construction  
of bay window to front at 7  
Harryville, Portstewart for Mr. C.  
Dickinson
- The opinion of the Planning Service was to approve.
- It was proposed by Alderman Mrs. Hickey, seconded by Councillor Dallat and agreed:
- That the application be deferred for one month to facilitate an office meeting on the grounds that all material planning considerations had not been assessed.
- 2.31      Application No. 35  
C/2008/0119/F  
Residential development  
comprising 4 no. townhouses,  
1 no. duplex apartment and 2 no.  
apartments together with  
communal car parking and  
landscaping at the corner of  
Ballywillan and Crocknamack  
Road, Portrush for Mr. J. Hill
- The opinion of the Planning Service was to refuse.
- It was agreed that the application be deferred for one month to facilitate the submission of amended plans.
- 2.32      Application No. 36  
C/2008/0123/F  
Demolition of existing dwelling  
and construction of 3 no. two  
storey townhouses at 87A  
Mountsandel Road, Coleraine for  
Tara Homes
- The opinion of the Planning Service was to refuse.
- It was proposed by Councillor Bradley and seconded by Councillor Ms. Alexander:
- That Council support the refusal.
- As an amendment it was proposed by Councillor Mrs. Johnston and seconded by Councillor McPherson:
- That the application be deferred for one month to facilitate an office meeting on the grounds that all material planning considerations had not been assessed.
- On being put to the meeting the amendment was lost, six members voting in favour and eight members voting against.
- The substantive motion was then put to the meeting and was carried, seven members voting in favour and no one voting against.

- 2.33 Application No. 37  
C/2008/0147/F  
Proposed redevelopment of existing premises to provide lands for the development of 24 no. dwellings consisting of 8 no. semi-detached and 16 no. detached dwellings for residential purposes at No. 114 Grove Road, Swatragh for Mr. B. McKeefry
- The opinion of the Planning Service was to refuse.
- It was proposed by Councillor Dallat, seconded by Alderman Mrs. Hickey and agreed:
- That the application be deferred for one month to facilitate an office meeting on the grounds that all material planning considerations had not been assessed.
- 2.34 Application No. 38  
C/2008/0153/F  
Change of house type to supersede previous approval C/2006/1108/RM, to include the extension of the curtilage, relocation of dwelling and position of the access 240m south east of 3 Boveedy Road, Kilrea for Mr. and Mrs. R. McKinney
- The opinion of the Planning Service was to refuse.
- It was proposed by Alderman McClure, seconded by Councillor McPherson and agreed:
- That the application be deferred for one month to facilitate an office meeting on the grounds that all material planning considerations had not been assessed.
- 2.35 Application No. 39  
C/2008/0155/F  
Proposed redevelopment of site to 3 no. townhouses and associated car parking at No. 11 Lissadell Avenue, Portstewart for Gillen Developments Ltd.
- The opinion of the Planning Service was to refuse.
- It was proposed by Councillor Ms. Alexander, seconded by Councillor Bradley and agreed:
- That Council support the refusal.
- 2.36 Application No. 40  
C/2008/0170/O  
Replacement of 1 no. detached dwelling with 2 no. detached three bedroom dwellings (one with attached garage) and 2 no. semi-detached three bedroom dwellings (total 4 units) at 44 Glenkeen Road, Aghadowey for Mr. R. McCook
- The opinion of the Planning Service was to refuse.
- It was proposed by Councillor Dallat, seconded by Councillor McPherson and agreed:
- That the application be deferred for one month to facilitate an office meeting on the grounds that all material planning considerations had not been assessed.
- 2.37 Application No. 41  
C/2008/0171/F
- The opinion of the Planning Service was to refuse.

	<u>Proposed stables, exercise area and tack store for domestic use at 40 Isle Road, Coleraine for Ms. K. Houston</u>	It was proposed by Councillor McPherson, seconded by Councillor Mrs. Johnston and agreed:  That the application be deferred for one month to facilitate an office meeting on the grounds that all material planning considerations had not been assessed.
2.38	<u>Application No. 42</u> <u>C/2008/0177/O</u> <u>Replacement of 2 no. detached dwellings with 7 no. two and a half storey three bed townhouses and 4 no. two storey four bed semi-detached dwellings all with integral garages and private amenity space total of 11 units at 150 and 152 Coleraine Road, Portstewart for Mr. P. Herald</u>	The opinion of the Planning Service was to refuse.  It was proposed by Councillor Fitzpatrick, seconded by Alderman McClure and agreed:  That the application be deferred for one month to facilitate an office meeting on the grounds that all material planning considerations had not been assessed.
2.39	<u>Application No. 43</u> <u>C/2008/0189/O</u> <u>Site for two storey farm retirement dwelling adjacent to 54 Coolnasillagh Road, Garvagh for Mrs. J. Mullan</u>	The opinion of the Planning Service was to refuse.  It was proposed by Councillor Dallat, seconded by Councillor Deans and agreed:  That the application be deferred for one month to facilitate an office meeting on the grounds that all material planning considerations had not been assessed.
2.40	<u>Application No. 44</u> <u>C/2008/0193/F</u> <u>Proposed flat and garage at rear yard of 35 Princess Street, Portrush for Mr. K. Devlin</u>	The opinion of the Planning Service was to refuse.  It was proposed by Councillor Ms. Alexander, seconded by Alderman Mrs. Hickey and agreed:  That the application be deferred for one month to facilitate an office meeting on the grounds that all material planning considerations had not been assessed.
2.41	<u>Application No. 54</u>	The opinion of the Planning Service was to

	<u>C/2008/0243/F</u> <u>Proposed demolition of existing bed and breakfast to provide 3 no. apartments at 53 Kerr Street, Portrush for Mrs. A. Chambers</u>	refuse.  It was proposed by Councillor Mrs. Johnston, seconded by Alderman Mrs. Black and agreed:  That the application be deferred for one month to facilitate an office meeting on the grounds that all material planning considerations had not been assessed.
2.42	<u>Application No. 55</u> <u>C/2008/0248/F</u> <u>Two storey extension to front and dormer to rear at 7 Bushfoot Drive, Portballintrae for Mr. K. Jess</u>	The opinion of the Planning Service was to refuse.  It was proposed by Alderman Mrs. Black, seconded by Councillor McPherson and agreed:  That the application be deferred for one month to facilitate an office meeting on the grounds that all material planning considerations had not been assessed.
2.43	<u>Application No. 56</u> <u>C/2008/0258/F</u> <u>4 no. semi-detached split level dwellings at 2 Ardbeg Drive, Coleraine with access via shared driveway off Ardbeg Drive for Mr. A. Adams</u>	The opinion of the Planning Service was to refuse.  It was proposed by Councillor Deans, seconded by Alderman McClure and agreed:  That the application be deferred for one month to facilitate an office meeting on the grounds that all material planning considerations had not been assessed.
2.44	<u>Application No. 60</u> <u>C/2008/0274/F</u> <u>Retention of change of use of garage to hairdressing salon and store at 2 Ashfield Drive, Portstewart for Mr. and Mrs. R. Cahoon</u>	The opinion of the Planning Service was to refuse.  It was proposed by Councillor Ms. Alexander, seconded by Alderman Mrs. Hickey and agreed:  That the application be deferred for one month to facilitate an office meeting on the grounds that all material planning considerations had not

- been assessed.
- 2.45      Application No. 62  
C/2008/0287/A  
Signage at private house – 35  
Captain Street Upper, Coleraine  
for W. Hunter
- The opinion of the Planning Service was to refuse.
- It was proposed by Councillor McPherson, seconded by Councillor Ms. Alexander and agreed:
- That the application be deferred for one month to facilitate an office meeting on the grounds that all material planning considerations had not been assessed.
- 2.46      Application No. 64  
C/2008/0302/F  
Change of use – computer room  
to hairdressing salon at 11  
Clintonville Gardens, Garvagh  
for Miss C. Mullan
- The opinion of the Planning Service was to refuse.
- It was proposed by Councillor Dallat, seconded by Councillor McPherson and agreed:
- That the application be deferred for one month to facilitate an office meeting on the grounds that all material planning considerations had not been assessed.
- 2.47      Application No. 65  
C/2008/0305/F  
Change of house type on  
previously approved site  
C/2005/0858/RM to provide  
single storey dwelling with  
mezzanine floor, sedum grass  
roof and detached store 70m  
east of 36 Ballyhackett Road,  
Castlerock for Mrs. R. Irvine
- The opinion of the Planning Service was to refuse.
- It was proposed by Councillor Gilkinson, seconded by Councillor Mrs. Johnston and agreed:
- That the application be deferred for one month to facilitate an office meeting on the grounds that all material planning considerations had not been assessed.
- 2.48      Application No. 70  
C/2008/0323/F  
Extension to provide first floor  
accommodation on top of  
existing ground floor side  
extension at 111 Dunluce Road,  
Portrush for Mr. R. Henry
- The opinion of the Planning Service was to refuse.
- It was proposed by Councillor Ms. Alexander, seconded by Alderman McClure and agreed:
- That the application be deferred for one month to facilitate an office

meeting on the grounds that all material planning considerations had not been assessed.

- 2.49      Application No. 87  
C/2008/0368/O  
Site for storey and a half dwelling  
and garage (farm house)  
adjacent to 1 Blagh Road, Blagh  
TD, Coleraine for  
Mr. J. McCollum
- The opinion of the Planning Service was to refuse.
- It was agreed that the application be deferred for one month to facilitate further discussions with the applicant.
- 2.50      Application No. 100  
C/2008/0406/F  
Retention of existing dwelling  
(log cabin) single storey and  
associated hardstanding 40m  
north east of 10 and 12  
Movanagher Road, Kilrea for  
Ms. Quigg
- The opinion of the Planning Service was to refuse.
- It was agreed that the application be deferred for one month to facilitate the submission of a 'case of need'.

### **3.0 GENERAL PLANNING ISSUES**

- 3.1      C/2008/0047  
7 Royal Avenue, Portstewart
- Reported that this application had been listed on the current schedule.
- 3.2      Enterprise Avenue, Portstewart
- Reported that this matter would be considered at the next meeting of the Enforcement Section.
- It was noted that the Enforcement Section was of the opinion that there was no breach in respect of planning and that the case would be closed.

### **4.0 OFFICE MEETINGS**

It was noted that the office meetings would be held on Friday, 8<sup>th</sup> August, 2008

### **5.0 CRAIGMORE LANDFILL/RECYCLING**

Read letter from the Minister of the Environment in reply to Council's correspondence with regard to the Craigmores Landfill site (previously supplied).

The Minister noted Council's concerns but stated that it would not be appropriate for him to intervene and also regretted that he was unable to facilitate a meeting on the matter at this time.

Following discussion it was agreed:

That Council write to the Minister expressing dissatisfaction at his response and request a full departmental enquiry into history of the Craigmores site vis a vis the Planning Service's determination of the applications.

### **6.0 PLANNING APPEALS COMMISSION**

**ENFORCEMENT APPEAL: MR. NORMAN MENARY  
ALLEGED UNAUTHORISED WORKS TO A LISTED  
BUILDING ON LAND AT 15 THE DIAMOND, PORTSTEWART**

Read letter from the Planning Appeals Commission advising Council that following consideration the above appeal had been dismissed.

**7.0 REPLACEMENT O2 RADIO BASE STATION AT  
PORTRUSH TELEPHONE EXCHANGE, DUNLUCE  
AVENUE, PORTRUSH**

Read letter from Taylor Patterson, Chartered Surveyors, advising members that their client, O2, was planning to replace the O2 Radio Base Station at the above location.

It was agreed:

That Council offer no objection to the proposal.