

**LIMAVADY BOROUGH COUNCIL  
COMHAIRLE BHUIRG LÉIM AN MHADAIDH**

**PLANNING & SERVICES COMMITTEE  
4 DECEMBER 2008**

Minutes of meeting held in the Council Offices, 7 Connell Street, Limavady at 7 pm on the above date.

**PRESENT:**

Aldermen G Mullan, J Rankin and G Robinson. Councillors P Butcher (chair), M Carten, B Chivers, M Coyle, L Cubitt, C O hOisin, J F McElhinney, A Robinson and E Stevenson.

**IN ATTENDANCE:**

Committee Clerk, Director of Environmental Services and Mrs A McNee, Planning Service.

**APOLOGIES:** Councillors A Brolly, M Donaghy, B Douglas and the Chief Executive.

**MINUTES:**

The minutes of meeting dated 6 November 2008 were approved and signed on the proposal of Alderman Mullan, seconded by Councillor Ó hOisín.

**MATTERS ARISING:** - None.

**SCHEDULE OF PLANNING APPLICATIONS: (Deferred applications – see appendix):**

Mrs McNee answered queries on the applications listed on the deferred schedule and the recommendations were accepted.

**SCHEDULE OF PLANNING APPLICATIONS: (New applications – see appendix)**

Mrs McNee answered queries on applications listed on the new application schedule and the recommendations were accepted subject to the following:

**Office Meetings:** It was agreed that an office meeting would be held in 19 December 2008 for the following application:

**B/2006/0493/F – change of use from farm buildings to concrete batching business on existing farmyard 65 metres north east of 82 Magheramore Road (Mr D Murphy);**

**B/2008/0230/F – single storey new smoking area/porch to front elevation and new single storey extension to east (side) elevation (Mr & Mrs J Moore);**

**B/2008/0294/F – demolition of existing dwelling and replacement with two storey office building consisting of office space, reception area, meeting areas, common area, strong room and associated plant room and landscaping (Mr S Mullan);**

**B/2008/0322/O – site for farm workers dwelling 55 metres south west of 37 Ballyavelin Road, Limavady (Mr J Nicholas);**

**B/2008/0368/F – proposed change of use from retail/shop unit into amusement arcade, 2 Dukes Lane, Ballykelly (Messrs G Doherty & T Mathews);**

**B/2008/0381/F – retention of alterations to dwelling and boundary wall, 211 Drum Road, Drum, Limavady (Mr & Mrs B Toland).**

**Planning Appeals:** Details of Planning Appeals as listed in the schedule were noted.

***Planning Queries outside Schedule:***

- ◆ **Close of Alleyway Leading to Market Street:** Alderman Robinson highlighted that local residents were strongly opposed to closure of the alleyway beside the Printing Company in Market Street. Councillor Cubitt concurred with this viewpoint.

**PRESENTATION BY GAELECTRIC – DUNBEG WIND FARM:**

The chair welcomed Mr Mark Denny, Operations Director; Mr Brendan McGrath & Mr Mats Schalper, Directors Gaelectric to the meeting.

Mr Denny explained that Gaelectric were an independent renewable energy company active in Northern Ireland, the Irish Republic and the USA. He said two wind farms were under construction in Ireland and planning permission had been received for a further five. He added that the benefits of wind power included price stability compared to oil or coal, enhanced energy security, job creation, community benefits through grants and that wind did not add to greenhouse gases.

Mr Denny outlined that it was proposed to construct fourteen wind turbines, each with a maximum hub height of 80m and a maximum blade diameter of 90m at Dunbeg. He said that the farm would provide enough clean electricity to power 23,000 homes and that both local landowners and community groups would benefit financially from the project.

In the discussion which followed, Mr Denny clarified that:

- ◆ Binevenagh AONB Management Committee and CC&GHT would be consulted regarding the proposal;
- ◆ the lifespan of the farm was 25 years;
- ◆ payments to local community groups were not a bribe but a fair way to giving something back to the local area;
- ◆ it was up to NIE to pass on cost savings to the consumer;
- ◆ Gaelectric acknowledged that not everyone was in favour of wind farms but renewable energy was way forward.

The chair thanked the representatives from Gaelectric for attending the meeting.

**ROADS:**

**Proposed Limited Waiting Restriction 39 – 73 Catherine Street:** The Chief Executive outlined that the views of Council were sought regarding Roads Service proposal to introduce a limited waiting time for cars parking at 39 – 73 Catherine Street. It was agreed that the following views would be forwarded to Roads Service:

- ◆ several members welcomed the proposal and said those who parked all day in the area affected local businesses.
- ◆ several members felt that the proposals should be implemented on both sides of Catherine Street.
- ◆ It was pointed out that if parking was restricted on both sides of the street, this would mean cars would park all day in nearby Protestant Street and that this would have an impact on residential parking.
- ◆ It was queried if those parking all day could get concessionary rates for the pay and go car parks as a possible solution to the parking problem.

**Winter Gritting Programme:** A member requested that Roads Service add Gortnaghey Road to their winter salting scheme as the road was widely used by those travelling to the local school, church and hotel in the area. Roads Service was also asked to salt Kilhoyle Road and all roads used for school transport.

**WATER & SEWERAGE:**

A member indicated that traffic in Limavady would be disrupted for approximately 9 month from January 2009 as water rehabilitation works were due to commence. Members requested a schedule of work from Northern Ireland Water and a list of areas which would be affected.

**TABLED FOR INFORMATION:**

- ◆ Letter of objection to application B/2008/0275/O from Brian Hunter
- ◆ Letter from Planning Service on publication of draft PPS 21 Sustainable Development in the Countryside.
- ◆ Letter from Coleraine Borough Council which requested support from Council for Planning Service to hold applications for 5 days following consultation with Council.

**ANY OTHER BUSINESS:**

**Homecoming for Eoghan Quigg:** It was highlighted that Council staff had been asked to help with the homecoming for Eoghan Quigg. The Director of Environmental Services advised that before Council became involved in any such event, it would need to ensure that the event was properly organised with event safety plans etc. He confirmed that a meeting was to be held in Dungiven on Monday 8 December 2008. It was agreed that officers would report back from that meeting at Councils Development Services Committee on 9 December 2008.

**DATE OF NEXT MEETING:** - 20 January 2009.

**(The Business Concluded at 8.30 pm)**

**Chair:** \_\_\_\_\_