

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

**PLANNING & SERVICES COMMITTEE
15 FEBRUARY 2011**

Minutes of meeting held in the Council Offices, 7 Connell Street, Limavady at 7.00 pm on the above date.

PRESENT:

Aldermen M Coyle and J Rankin. Councillors P Butcher (chair), A Brolly, M Carten, B Chivers, L Cubitt, B Douglas, C Ó hOisín, J F McElhinney, G Mullan and E Stevenson.

IN ATTENDANCE:

Committee Clerk, Chief Executive, Mr Paul McCahill and Mr Adrian Brown, Planning Service.

APOLOGIES: - Alderman Robinson, Councillors A Robinson and M Donaghy.

PRESENTATION ON CHANGES TO OPERATIONAL PLANNING PROCEDURES:

The Chair welcomed Ms Mary McIntyre and Ms Ann Garvey, Planning Service to the meeting.

Ms Garvey explained that processing times for applications had dropped significantly since the streamlined system had been introduced, however over 300 applications remained in the system for housing development, which Planning Service had deferred decision on in the hope that things would improve for developers within the construction industry. She said as these toxic applications could not be approved and Planning Service were now progression those applications to decision.

Ms Garvey indicated that the Minister planned to introduce immediate changes leading up to the transfer of function to Council and that Planning Reform would continue after the next election. She said that Planning Service would no longer be an agency but would be absorbed into the Department from 1 April 2011. She added that Planning Service were in a difficult situation in terms of finances and that less funding had resulted in restructuring of divisional offices, reducing staff and moving officers to other services, despite this, the quality of service given would be retained.

A question and answer session took place and the following points were made:

- Planning Officer were praised for their work.
- Councillors needed to be adequately trained on planning policy before planning functions were transferred to Council. Enforcement issues were highlighted and it was suggested that members would need to separate politics from policy.
- Realistic fees should be set for planning applications.
- The construction industry benefited from fast tracked applications.

The Chair thanked Ms Garvey and Ms McIntyre for explaining the changes to operational planning procedures.

MINUTES:

The minutes of meeting dated 25 January 2011 were approved and signed on the proposal of Councillor Ó hOisín, seconded by Councillor Chivers.

MATTERS ARISING: - None.

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

Mr Brown answered queries on applications listed on the deferred applications schedule and the decisions were accepted subject to the following.

D1 - B/2006/0502/F – proposed replacement chalet style dwelling & detached garage 180m north west of 81 Coolagh Road, Greysteel (Mr Gerard O’Hara): Agreed that decision on this application would be held for 4 weeks.

D3 - B/2008/0059/F – erection of one and a half farm worker’s dwelling with detached garage, 160m east of 149 Duncrun Road, Magilligan (Mr C J Kelly): It was agreed that an additional office meeting would be held for this application.

D6 – replacement dwelling & garage with dwelling and detached garage/store immediately north of 133 Baranailt Road, Drumraighland Lane, Limavady (Mr & Mrs P Hamilton): Application withdrawn.

D11 – infill site for detached dwelling and garage on land to the rear of 11 Tartnakill Road, Glack (Mr R Wilson): It was agreed that decision on this application would be held for 4 weeks.

D13 – site for a detached two storey dwelling to the rear of 37 Dunlade Road, Greysteel (Ms Emma O’Doherty): Members were informed that this application was to be withdrawn.

D16 – change of access to provide new access to approval site (under B/2005/0287) (Mr George Wilson): It was agreed that decision on this application would be held for 4 weeks.

D17 – replacement of stone building with detached dwelling and garage approximately 15m north of 85 Ringsend Road, Limavady (Mr & Mrs James Simpson): It was agreed that a site meeting would be arranged with Roads Service for this application.

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

Mr Brown answered queries on applications listed on the new applications schedule and outlined the nature of any objections. The recommendations were accepted subject to the following:

B/2010/0087/F – erection of traditional chalet bungalow with detached garage/store to the rear of 136 Carrowclare Road, Myroe, Limvady (Mr & Mrs Stewart) *Office meeting agreed.*

B/2010/0270/O – site for 2no one and a half storey dwelling adjacent to 7 Bolea Park, Bolea, Limavady (Mr C Henry) *Application withdrawn from schedule.*

B/2010/0367/F – 2no proposed infill dwellings (two storey) and detached domestic garages on site between no 260-264 Foreglen Road, Foreglen (Noel McFeely) *Office meeting agreed.*

B/2010/0378/F – proposed erection of dwelling with basement to infill site locted between 115 and 119 Muldonagh Road between 115 and 119 Muldonagh Road, Claudy (NMF Properties Ltd) *Office meeting agreed.*

B/2010/0437/O – replacement of existing outbuildings/dwelling with traditional rural dwelling and garage store 60m west of 147 Polysbrea Road, Dungiven (Mr McCay) *Office meeting agreed.*

B/2011/0002/F – relocation of existing previously approved two storey dwelling house at 68 Gortnacross Road, Drumsurn (Mr Sean O’Kane) *Office meeting agreed.*

ROADS: - None.

WATER & SEWERAGE: - None.

HOUSING: - None.

ANY OTHER BUSINESS: - None.

DATE OF NEXT MEETING: - 15 March 2011.

THE BUSINESS CONCLUDED AT 7.55 PM.

Chair: _____