



05 June 2018

Dear Councillor

You are invited to attend a meeting of the Planning Committee to be held in The Chamber, Magherafelt at Mid Ulster District Council, Ballyronan Road, MAGHERAFELT, BT45 6EN on Tuesday, 05 June 2018 at 19:00 to transact the business noted below.

Yours faithfully

Anthony Tohill  
Chief Executive

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## AGENDA

### OPEN BUSINESS

1. Apologies
2. Declarations of Interest
3. Chair's Business

### Matters for Decision

#### Development Management Decisions

4. Receive Pre Determination Hearing Report for Application LA09/2017/0936/F -  
2 additional broiler poultry sheds, 4 feed bins, 2 gas tanks, biomass boiler shed and pellet bin and ancillary building; cattle shed with underground slurry tank, covered silage pit, covered yard area and general farm storage building at lands approximately 300m NW and 100m SW of 27 Terryscollop Road, Annagh, Dungannon for CAP Farms Ltd.

. Receive Pre Determination Hearing Report 9 - 24

	Planning Reference	Proposal	Recommendation
5.	Receive Planning Applications		
5.1.	LA09/2016/0504/F	Erection of garages for the	REFUSE

		storage of vintage cars at 39 Rocktown Road, Bellaghy, for Mr David Arrell	
5.2.	LA09/2016/0708/F	Change of house design to 13 sites previously approved under applications I/2006/1070 and I/2011/0308/F at lands immediately SE of the boundary of 9, 15 and 17 Edendoit Road, Pomeroy, for Altmore Developments.	APPROVE
5.3.	LA09/2016/0834/F	Development of 16no dwellings and domestic garages at lands adjacent to the Far Circular Road and Killyman Road junction, Dungannon, for Donnelly Bros	APPROVE
5.4.	LA09/2016/0866/F	Removal of conditions 8 and 9 of I/1981/0218 at Tobermore Sand and Gravel Quarry, Ballybriest, Lough Fea, Cookstown, for Tobermore Concerte Products Ltd.	APPROVE
5.5.	LA09/2016/0887/RM	5 no detached dwellings and garages, car parking, landscaping, retaining walls and associated site works at lands to the NE of 3 Old Omagh Road, Ballygawley, for Dr J Gormley	APPROVE
5.6.	LA09/2016/1060/F	Retention of mobile home and domestic modular building, storage area and associated works at lands approx. 100m NW of 24 Findermore Road, Tullynavert, Clogher, for Mr Gerry McCaughey	APPROVE
5.7.	LA09/2016/1513/F	Erection of a new store and 2 residential apartments to rear of existing premises at 2 - 4 Glen road, Maghera, for Mr Peter McKenna.	REFUSE
5.8.	LA09/2016/1686/F	Community building and changing facilities for public shared space within existing fishery at lands approx. 80m NE of 41 Gorestown Road, Dungannon, for Gorestown Lough Fishery Ltd.	REFUSE
5.9.	LA09/2016/1703/O	Change of use of waste management facility to a	REFUSE

		residential development of 8no units at 89 Clady Road, Portglenone, for Mr Martin Henry.	
5.10.	LA09/2016/1723/F	Retrospective agricultural shed at 50m W of 24 Dreenan Road, Gulladuff, for Mark Kelly.	APPROVE
5.11.	LA09/2017/0429/F	Wind turbine with a hub height of 40m (renewal of previous approval H/2012/0010/F) 55m SW of 3 Mulnavoo Road, Draperstown, for Mr Jim Jo McCullough.	APPROVE
5.12.	LA09/2017/0588/F	General engineering workshop for the manufacture of quarry plant and general engineering at 45 Craveeny Road, Ballygawley, for Capital Engineering Ltd.	APPROVE
5.13.	LA09/2017/0704/F	Extension of existing car sales and repair yard for the turning and parking of vehicles at 16a Derganagh Road, Knockloughrim, for Mr A Conway	APPROVE
5.14.	LA09/2017/0710/F	Infill/gap site for 2 dwellings and garages at 25m and 50m NE of 92 Mullan Road, Coagh, for Terence and Donna Maynes	APPROVE
5.15.	LA09/2017/0780/F	Petrol filling station and café with associated drive thru (sui generis) at lands at 108 -114 Moneymore Road, Magherafelt, for Henry Brothers Ltd.	APPROVE
5.16.	LA09/2017/0828/O	Chalet bungalow and detached garage at 40m N of 64 Glenshane Road, Knockloughrim, for Mr and Mrs A Kane.	APPROVE
5.17.	LA09/2017/0905/F	Housing development of 3 detached and 18 semi detached dwellings, upgrade to access on to Mullaghmore Road, provision of a cycle track and associated development at lands to SE Foxborough, Mullaghmore Road, Dungannon, for Westland Developments (NI) Ltd.	APPROVE
5.18.	LA09/2017/0908/F	Retention of staff car park as constructed and extension to provide additional parking space at 2 Moore Street, Aughnacloy, for Mr Leo Daly.	APPROVE

5.19.	LA09/2017/0936/F	2 additional broiler poultry sheds; 4 feed bins; 2 gas tanks; biomass boiler shed and pellet bin and ancillary building; cattle shed with underground slurry tank; covered silage pit; covered yard area and general farm storage building at lands approx. 300m NW and 100m SW of 27 Terryscollop Road, Annagh, Dungannon, for CAP Farms Ltd.	APPROVE
5.20.	LA09/2017/1244/O	Site for dwelling and garage at 90m W of 16 Derrynoid Lane, Draperstown, for Brendan McCullagh	REFUSE
5.21.	LA09/2017/1274/O	Infill site for dwelling and garage approx. 20m W of 9a Ballymoghane Lane, Magherafelt, for Mr T Johnston.	APPROVE
5.22.	LA09/2017/1275/O	Infill site for dwelling and garage approx. 20m E of 9 Ballymoghane Lane, Magherafelt, for Mr T Johnston.	APPROVE
5.23.	LA09/2017/1474/O	Dwelling and garage at 250m SE of Churchtown Road, Cookstown, for Mark Bell.	REFUSE
5.24.	LA09/2017/1543/O	Dwelling and domestic garage at site opposite 136 Aghnagar Road, Galbally, Dungannon, for Margaret Donnelly.	REFUSE
5.25.	LA09/2017/1639/F	Micro brewery and tap room, ancillary storage, additional new car parking and alterations to existing road access at lands to the rear of 96 Ballymacombs Road, Bellaghy, for Heaney Farmhouse Brewery Ltd.	APPROVE
5.26.	LA09/2017/1644/O	Single storey farm dwelling and garage 105m E of dwelling adjacent to 4 Drumane Road, Bellaghy, for James Overend.	REFUSE
5.27.	LA09/2017/1700/F	Extension to rear of dwelling at 5 Coolmount Drive, Cookstown, for Mr Brian O'Neill	APPROVE
5.28 (i).	LA09/2017/1740/F	Erection of a church hall adjacent to Church building (listed) at Dungannon Road, Aghnacloy, for Aghnacloy Presbyterian Church.	APPROVE

5.28 (ii).	LA09/2018/0049/LBC	Erection of a church hall adjacent to Church building (listed) at Dungannon Road, Aughnacloy, for Aughnacloy Presbyterian Church.	APPROVE
5.29.	LA09/2018/0020/RM	Single storey dwelling and garage 50m E of 37 Kilrea Road, Portglenone, for Richard Lowry.	APPROVE
5.30.	LA09/2018/0063/F	Clear water basin and associated infrastructure to provide a portable water storage facility at Lough Fea WTW; decommissioning and removal of Lough Fea South clear water basin and land treatment; new vehicular access from Spawell Road at 376m N of Spawell Road, Lough Fea, for NI Water.	APPROVE
5.31.	LA09/2018/0064/O	Dwelling and garage on a farm SE of 29 Crewe Road, Maghera, for Mr Alfie Shiels.	APPROVE
5.32.	LA09/2018/0077/F	Dwelling and detached domestic garage 40m S of 30A Crossowen Road, Augher, for Mr Jonathon & Mrs Lisa Winser.	APPROVE
5.33.	LA09/2018/0153/O	Dwelling and garage 72m NW of 21 Whitetown Road, Newmills, for Mr Kenneth Reid.	REFUSE
5.34.	LA09/2018/0233/O	Dwelling and detached domestic garage approx. 60m NW of 62 Annaghmakeown Road, dungannon, for Connor McGurk.	REFUSE
5.35.	LA09/2018/0261/O	Dwelling and garage at land to rear of 45 Lissan Road, Cookstown, for Mr Gary Mclvor	REFUSE
5.36.	LA09/2018/0279/F	Replacement dwelling and garage at land approx. 280m N of 34 Sessiagh Scott Road, Dungannon, for Mr Kenneth Hazelton.	APPROVE
5.37.	LA09/2018/0394/F	3 terrace dwellings and 2 apartments at 16 - 20 Lawford Street, Moneymore, for PAD (NI) Ltd.	APPROVE
5.38.	LA09/2018/0424/O	Dwelling and garage at lands 20m E of 29 Gortinure Road, Maghera, for Patrick Bradley.	APPROVE
5.39.	LA09/2018/0439/F	Relocation and change of house type to previously approved	REFUSE

	I/2014/0016/RM	
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	Planning Reference	Proposal	Recommendation
6.	Receive Deferred Applications		
6.1.	LA09/2015/0782/F	Change of use to storage and distribution unit (Class B4) at site 60m N of 52 Ballymoghna Road, Magherafelt, for Cloane Properties Ltd.	REFUSE
6.2.	LA09/2017/0498/F	Extension to existing garage to provide new machinery store (amended description) at 100m NE of 29 Fegarran Road, Cookstown, for Granville Carson	APPROVE
6.3.	LA09/2017/0846/F	Cattle welfare unit and proposed yard area for storage at 175m SE of 66A Kilnacart road, Dungannon, for Niall McCann	APPROVE
6.4.	LA09/2017/1142/O	Dwelling and garage (infill site) at approx. 5m E of 74 Kinrush Road, Ardboe, for Ciara Curran	REFUSE
6.5.	LA09/2017/1205/O	Site for farm dwelling and double domestic garage at approx. 250m N of 10 Lecumpher Road, Moneymore, for Johnathon and Jayne Smyth.	APPROVE
6.6.	LA09/2017/1276/O	Dwelling and domestic garage at a gap site approx. 35m SE of 2d Drumard Lane, Draperstown, for Mick and Carmel McKee.	APPROVE

7. Receive Marine Plan Consultation

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#### Matters for Information

8 Minutes of Planning Meeting held on Tuesday 1 May 2018

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**Items restricted in accordance with Section 42, Part 1 of Schedule 6 of the Local Government Act (NI) 2014. The public will be asked to withdraw from the meeting at this point.**

#### Matters for Decision

9. Receive Enforcement report

Matters for Information

10. Minutes of Confidential Business of Planning Committee held on Tuesday 1 May 2018
11. Enforcement Live Case List
12. Enforcement Cases Opened
13. Enforcement Cases Closed