



06 September 2022

Dear Councillor

You are invited to attend a meeting of the Planning Committee to be held in The Chamber, Magherafelt and by virtual means Council Offices, Ballyronan Road, Magherafelt, BT45 6EN on Tuesday, 06 September 2022 at 19:00 to transact the business noted below.

A link to join the meeting through the Council's remote meeting platform will follow.

Yours faithfully

Adrian McCreesh
Chief Executive

AGENDA

OPEN BUSINESS

1. Notice of Recording
This meeting will be webcast for live and subsequent broadcast on the Council's You Tube site [Live Broadcast Link](#)
2. Apologies
3. Declarations of Interest
Members should declare any financial and non-financial interests they have in the items of business for consideration, identifying the relevant agenda item and the nature of their interest.
4. Chair's Business

Matters for Decision

Development Management Decisions

5. Receive Planning Applications 7 - 282

	Planning Reference	Proposal	Recommendation
5.1.	LA09/2019/0941/F	New roof to improve acoustic performance at 23 Molesworth Street, Cookstown for 1 Oak Leisure	REFUSE

5.2.	LA09/2019/0978/LBC	Upgrade the existing roof of Lanyon Hall night club at 21-23 Molesworth Street Cookstown for 1 Oak Leisure.	REFUSE
5.3.	LA09/2019/1271/O	Dwelling in a cluster at 20m W of 6 Derry Row, Coalisland, for Patrick McGrath	APPROVE
5.4.	LA09/2020/0150/F	5 no. glamping pods, amenity space and associated external works at lands 140m SW of 11 Crancussy Road, Cookstown for Paul And Damien McHugh	REFUSE
5.5.	LA09/2020/0667/F	Housing development of 7 no dwelling units adjacent to And immediately W of 10 Oldmill Court, Moneymore for Colm Bell.	APPROVE
5.6.	LA09/2020/0757/F	Change of use from yard to smoking area with associated internal alterations to provide access at 86 Chapel Street, Cookstown for Raymond Forbes.	REFUSE
5.7.	LA09/2020/1019/F	Change of use and extensions to dwelling to provide a multi purpose health and well being centre at 30 Coleraine Road, Maghera for Michael Kelly.	APPROVE
5.8.	LA09/2021/0676/O	Relocation of approved site LA09/2018/1646/O to opposite side of road at 70m SW of 11 Motalee Road, Magherafelt for Mrs Gillian Montgomery.	REFUSE
5.9.	LA09/2021/0698/F	Retention of and additional concrete walls and yard area at land at 9 Crubinagh Road, Dungannon, for Adrian Daly	APPROVE
5.10.	LA09/2021/1018/O	Dwelling and garage at 70m SE of 5A Drumlamph Lane, Castledawson for Cathal Shivers	APPROVE
5.11.	LA09/2021/1217/F	Change of house type at 61 Clauneo Meadows, Clonoe, Dungannon for Roxborough Plant And Construction Ltd	APPROVE
5.12.	LA09/2021/1290/O	Dwelling & garage on a farm. at lands 200m SW Of 39 Draperstown Road, Desertmartin for Anthony Bradley.	APPROVE
5.13.	LA09/2021/1404/F	Refurbishment alteration & extension of existing public house into neighbouring property & the associated change of use of ground floor hot food carry-out to public house & 1st floor apartment to office, removal of 1st floor public house space at rear to create enclosed ground floor beer garden area at 26-	APPROVE

		30 Queen's Street, Magherafelt for H J Downey Ltd	
5.14.	LA09/2021/1425/F	Dwelling and domestic garage at approx 140m SW of 93A Ballynagarve Road, Magherafelt for Mr Darren MC Ivor.	REFUSE
5.15.	LA09/2021/1568/F	Retention of shed (farm diversification development) at 95m SE of 133 Bush Road, Coalisland for Adrian McCann	REFUSE
5.16.	LA09/2021/1604/O	Site for a two storey dwelling at 70m SE of 43 Fallylea Lane, Fallylea, Maghera. for Margaret McCrystal.	APPROVE
5.17.	LA09/2021/1651/O	Dwelling (Revised Land Ownership Certificate) at lands W of 69 Derrylaughan Road, Coalisland, for Pamela Quinn	REFUSE
5.18.	LA09/2021/1656/O	Dwelling & detached garage at approx.50m SE of 12 Tulnavern Road, Ballygawley, for Luke Hanna & Amy Gilmour	REFUSE
5.19.	LA09/2021/1677/F	Dwelling and garage at 20m N of 9 Coolshinney Road, Magherafelt for Kyle MC Elhatton	APPROVE
5.20.	LA09/2021/1772/O	Dwelling, domestic garage and associated works at lands approx. 30m S of 29 Tullyglush Road, Ballygawley for Mr Liam Farrell	REFUSE
5.21.	LA09/2022/0042/F	Replacement dwelling and garage at land approx. 100m NW of 12 Lisnagleer Road, Dungannon for Derek Montgomery	APPROVE
5.22.	LA09/2022/0137/F	New vehicular access to be paired with the existing vehicular access to at 47 Killyneill Road, Dungannon for David Moore.	REFUSE
5.23.	LA09/2022/0234/O	Site for dwelling and garage at lands approx. 100m SW of 111 Dunnamore Road, Cookstown for Mr Noel Corey	REFUSE
5.24.	LA09/2022/0269/O	PPE manufacturing , production, distribution and controlled storage facility with research and development, innovation and sustainability centre with associated site works , landscaping and new vehicular access at lands opposite 80 Aughrim Road, Magherafelt for Bloc Ppe Ltd	REFUSE
5.25.	LA09/2022/0278/F	Alterations, refurbishment & extension of existing vacant stone structure to the rear, to provide new residential flats & office accommodation at the rear Of 31	APPROVE

		Union Street, Cookstown for Bell Contracts.	
5.26.	LA09/2022/0283/F	Replacement dwelling & new dwelling (LA09/2020/0899/O) at 71 Anneeter Road, Coagh, Cookstown for Mr Charles Mallon	REFUSE
5.27.	LA09/2022/0396/F	Replacement dwelling and garage at 12 McKenna's Lane, Bellaghy, for William McCorry	APPROVE
5.28.	LA09/2022/0437/F	Retrospective application for the retention of farm dwelling at 59 Derryvaren Road, Coalisland for Mr James Campbell	REFUSE
5.29.	LA09/2022/0547/RM	Dwelling and garage on a farm at 100m S of 1 Eglis Road, Dungannon for Darren Simpson	APPROVE
5.30.	LA09/2022/1110/F	Vary conditions 3, 37,38 and 39 of LA09/2016/1307/F (Construction of proposed motorsport racetrack to include: ancillary buildings (pit garages/hospitality/media centre/press area; medical centre; shower block; creche; mission hall; and restaurant area & spectator gallery); associated car parking; landscaping; acoustic banking; sound barriers; associated site works; relocated recycling area; internal loop road; and public link road between Dungannon Road and Derry Road with access points on Derry Road (2No.) and Dungannon Road (1No.) at Clay Pits, Dungannon Road, Coalisland) at Clay Pits , Dungannon Road, Coalisland, for Barrick Hill Quarries	PENDING

6. Receive Deferred Applications

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	Planning Reference	Proposal	Recommendation
6.1.	LA09/2017/1349/F	Animal isolation and farm machinery storage shed (amended plans) at Approx 120m SE of 37 Rocktown Lane, Knockloughrim for Mr Stephen Scullion.	APPROVE
6.2.	LA09/2021/0455/F	Change of house type on sites 24 to 66 at 40m NE of Currans Brae Anad 120m NW of 92 Gorestown Road, Moy for MDK Construction.	APPROVE
6.3.	LA09/2021/0734/RM	2 dwellings and garages at lands between 61 and 65 Kilnacart Road, Dungannon, for Mr Thomas Cassidy.	APPROVE

6.4.	LA09/2021/1038/F	Change of use from domestic garage & store to living accommodation at the rear of 155 Moore Street, Aughnacloy for Bernie Corley	REFUSE
6.5.	LA09/2021/1182/F	Retention of farm and factory shop and associated works at approx 70m NE of 70 Drumgrannon Road, Dungannon, for George Troughton.	REFUSE
6.6.	LA09/2021/1272/F	Single storey dwelling with single detached garage adjacent to main house and surrounding landscaping at S of 101A Cavankeeran Road Pomeroy for Mrs Arlene Phelan	REFUSE
6.7.	LA09/2021/1729/F	Dwelling & garage (Farm Dwelling) at approx 40m S of 44A Sherrigrim Road, Stewartstown for Mr A Kelso	APPROVE

Matters for Information

- 7 Planning Committee minutes of meeting held on 2 August 2022 399 - 406

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

8. Receive Enforcement Report

Matters for Information

9. Planning Committee Confidential minutes of meeting held on 2 August 2022
10. Enforcement Cases Opened
11. Enforcement Cases Closed