

Minutes of Meeting of Planning Committee of Mid Ulster District Council held on Tuesday 1 March 2022 in Council Offices, Ballyronan Road, Magherafelt and by virtual means

Members Present Councillor Black, Chair

Councillors Bell, Brown*, Clarke*, Colvin*, Corry, Cuthbertson, Glasgow (7.10 pm), Hughes*, Mallaghan, McFlynn, McKinney, D McPeake, S McPeake, Quinn*, Robinson

Officers in Attendance Dr Boomer, Service Director of Planning
Mr Bowman, Head of Development Management
Ms Doyle, Senior Planning Officer
Mr Marrion, Senior Planning Officer
Mr McClean, Senior Planning Officer**
Mr McCreesh, Chief Executive**
Ms McIlveen, Legal Adviser
Miss Thompson, Democratic Services Officer

Others in Attendance Councillor Gildernew***
Councillor Molloy***

LA09/2021/1276/O Mr Lewis

* Denotes members and members of the public present in remote attendance

** Denotes Officers present by remote means

*** Denotes others present by remote means

The meeting commenced at 7.01 pm

P025/22 Notice of Recording

Members noted that the meeting would be webcast for live and subsequent broadcast on the Council's You Tube site.

P026/22 Apologies

None.

P027/22 Declarations of Interest

The Chair reminded members of their responsibility with regard to declarations of interest.

Councillor Robinson declared an interest in agenda item 5.5 – LA09/2020/1259/F and agenda item 5.15 – LA09/2021/0991/O.

P028/22 Chair's Business

The Chair, Councillor Black introduced Ms McIlveen to the Committee and advised that she would be the legal adviser for tonight's meeting to provide cover during the Council Solicitor's absence.

The Service Director of Planning referred to receipt of consultation relating to Draft Transmission Development Plan for 2021-2030 which sets out SONI's plans to ensure the electricity transmission grid remains fit for purpose for the future. The Service Director advised that this Draft Transmission Development Plan contains objectives to ensure the system is able to accommodate and provide 70% of energy from renewables and sets targets along these lines. It was advised that the Transmission Development Plan forms part of an overall strategy which the Council has already commented on and that response stated that whilst Council did not oppose renewables it is important to respect vulnerable landscapes such as the Sperrins and Lough Neagh and that consideration needs to be given as to how communities can benefit from infrastructure and not just the private developer. The response further stated that the Council would also be in favour of 'powering up', that is, having better equipment to produce higher levels of energy.

In looking at the consultation relating to the Draft Transmission Development Plan 2021-2030, the Service Director referred to the various interconnector lines and saw a key line from Magherafelt to Derry/Londonderry which will go over the Sperrins. The Service Director of Planning stated that whilst not opposed to that line as it will strengthen infrastructure, attention should be drawn to policy within Council's Draft Development Plan in relation to protection of vulnerable landscapes and that structures should not be over 25m in height in these areas. The route taken for the line should also be adequately appraised. The Service Director of Planning requested permission to respond to the consultation as outlined above.

Resolved To respond to consultation on Draft Transmission Development Plan 2021-2030 stating that whilst Council is not opposed to development of Magherafelt to Derry/Londonderry interconnector line, it is important to respect vulnerable landscapes. Response should highlight policy within Council's Draft Development Plan in relation to protection of vulnerable landscapes and that structures should not be over 25m in these areas. Potential routes should also be adequately appraised.

Councillor Glasgow entered the meeting at 7.10 pm.

The Service Director of Planning referred to the below applications which were on the agenda for determination and sought approval to have the following applications deferred from tonight's meeting schedule for an office meeting –

Agenda Item 5.3 – LA09/2019/1124/O - Replacement dwelling and garage 70m N of 172 Innishrush Road, Upperlands, for Mr T Kelso.

Agenda Item 5.8 – LA09/2020/1531/F - Retention of vehicular access to existing garage at Fairy Burn House, Sandholes Road, Cookstown for Mr. Kieran McCracken.

Agenda Item 5.10 – LA09/2021/0480/F - Dwelling and domestic garage within existing cluster at 75m W of 11 Grange Road, Cookstown for Mr. Paddy Donnelly.

Agenda Item 5.11 – LA09/2021/0528/F - Amendment to conditions 3, 4 & 5 of I/2001/0137/F (vehicular accesses & visibility splays) adjacent to 89 Lissan Road, Cookstown, for Mr Malcolm Thom.

Agenda Item 5.12 – LA09/2021/0641/O - Site for a dwelling and domestic garage on a farm 25m S of 66 Ballynease Road, Portglenone, for Catherine & Ciaran Maguire.

Agenda Item 5.14 – LA09/2021/0909/O - Farm dwelling & garage at approx. 250m W of 18 Mawillan Rd. Moneymore, for Seamus Lagan.

Agenda Item 5.15 – LA09/2021/0991/O - Dwelling & detached garage at approx. 50m NE of 23 Castletown Road, Aughnacloy, for Michael Jones.

Agenda Item 5.17 – LA09/2021/1315/F - Retention of hard cored yard for farm storage along and proposed farm storage shed adjacent to 18 Keenaghan Road, Cookstown, for Vincent Dynes.

Agenda Item 5.22 - LA09/2021/1598/O - Dwelling, garage & associated site works 80m SW of 129 Benburb Road, Dungannon, for Mr Norman McKenzie.

The Chair, Councillor Black referred to request for deferral of agenda item 5.11 which alluded to inviting DfI Roads to an office meeting. Councillor Black asked if DfI Roads would be invited to this office meeting.

The Service Director of Planning advised that DfI Roads would be invited to the office meeting and it was up to them whether they attended.

Proposed by Councillor S McPeake
Seconded by Councillor McFlynn and

Resolved That the planning applications listed above be deferred for an office meeting.

Matters for Decision

P029/22 Planning Applications for Determination

The Chair drew Members attention to the undernoted planning applications for determination.

LA09/2018/0762/O Gap site for dwelling & garage at 45m W of 151 Mullanahoe Road, Ardboe for Gary Campbell

Members considered previously circulated report on planning application LA09/2018/0762/O which had a recommendation for approval.

Proposed by Councillor McKinney
Seconded by Councillor Bell and

Resolved That planning application LA09/2018/0762/O be approved subject to conditions as per the officer's report.

LA09/2019/0712/F Construction of general purpose agricultural buildings and associated groundworks at 25m NE of 34 Castlecaulfield Road, Donaghmore for Mr Joseph O'Neill

Mr Marrion (SPO) presented a report on planning application LA09/2019/0712/F advising that it was recommended for refusal.

Councillor S McPeake asked how onerous the report was that is required.

Mr Marrion stated that ground would be required to be scraped back and an archaeologist would be required to be on site to evaluate the ground. Some trenches will also be required and it had already been identified where these should be and their depth. Mr Marrion stated that the applicant will be required to carry out these investigations at some point and at this stage the report is being requested to ensure there are no remains there which could be compromised if development goes ahead.

The Service Director of Planning asked if this was only an initial assessment to establish what is there which will then go on to establish what works need to be done if there were archaeological remains found.

Mr Marrion stated that the idea of the report is to ascertain if the site is archaeologically sterile or if there are remains on the site.

Councillor Mallaghan proposed that the application be held for one month to give the applicant a final opportunity to move forward with providing the necessary report.

Ms McIlveen asked if there has been engagement with the applicant on what is required and if the applicant had provided any explanation as to why the report has not been submitted to date.

Mr Marrion advised that there has been engagement with the applicant and the applicant's agent and that the process has been explained to them. Mr Marrion stated that the applicant has cited a cost issue with providing the report and that the application may not be approved after having the works carried out. Mr Marrion stated that it was explained to the applicant that the application meets planning policy in principle but it needs to be ascertained whether there are archaeological remains on site.

Councillor Bell seconded Councillor Mallaghan's proposal.

Councillor McFlynn commented that archaeological remains and heritage are important. Councillor McFlynn asked if this application would be brought back committee or would go for refusal after one month if a report is not to be submitted.

Councillor Colvin declared an interest in the application as he is a member of the Historic Monuments Council.

The Service Director of Planning stated he would be more comfortable with taking due process as it saves future challenges. The Service Director stated that officers have explained to the applicant what is required but that there was no harm in providing one last opportunity in order for the necessary report to be prepared.

Resolved That planning application LA09/2019/0712/F be deferred for one month.

LA09/2019/1124/O Replacement dwelling and garage 70m N of 172 Innishrush Road, Upperlands for Mr T Kelso

Agreed that application be deferred for an office meeting earlier in meeting.

LA09/2019/1503/F Free range poultry laying unit (max no. of birds 16,000), litter shed, 2 feed bins, access to public road and associated works at approx. 115m NW of 25 Old Monaghan Road, Clogher for Stephen and Angela McKenna

Members considered previously circulated report on planning application LA09/2019/1503/F which had a recommendation for approval.

Proposed by Councillor Robinson
Seconded by Councillor McFlynn and

Resolved That planning application LA09/2019/1503/F be approved subject to conditions as per the officer's report.

LA09/2020/1259/F Additional first floor office space at 15a Grange Road, Ballygawley for Exi - Tite Ltd

Members considered previously circulated report on planning application LA09/2020/1259/F which had a recommendation for approval.

Proposed by Councillor Cuthbertson
Seconded by Councillor S McPeake and

Resolved That planning application LA09/2020/1259/F be approved subject to conditions as per the officer's report.

LA09/2020/1454/F 29 dwelling units with associated parking, access, landscaping and wastewater treatment (reduced from 35 to 29 units) at 15-17 Oaks Road, Dungannon for Sandale Developments Ltd

Ms Doyle (SPO) presented a report on planning application LA09/2020/1454/F advising that it was recommended for approval. Ms Doyle advised that further to the report, updated site layout and landscape plans have been submitted which address concerns with regard to parking although this is to be confirmed by Roads Service.

Ms Doyle stated that Mr & Mrs Donnelly are also prepared to withdraw their objection to the application provided the 2.1m close boarded timber fence is erected prior to commencement of works at the site.

The Service Director of Planning stated normally officers ensure all matters are resolved prior to bringing an application to committee and in this case there were a number of issues which had not been resolved. The Service Director highlighted that this application is for social housing and if the application had not been progressed there was potential that funding from the housing association for the project could have been lost. The Service Director advised that a number of solutions have now been found and on that basis he suggested that if all matters are resolved that the approval be issued. If there are issues remaining unresolved then the application will be brought back to committee.

Proposed by Councillor Mallaghan
Seconded by Councillor Corry and

Resolved That planning application LA09/2020/1454/F be approved subject to conditions as per the officer's report and remaining issues being resolved prior to issuing determination. If there are issues remaining unresolved then the application will be brought back to committee.

LA09/2020/1513/F 4 dwellings (to replace I/2012/0115/F) at 56 Moneymore Road, Cookstown for Mr A Martin

Members considered previously circulated report on planning application LA09/2020/1513/F which had a recommendation for approval.

Proposed by Councillor McKinney
Seconded by Councillor McFlynn and

Resolved That planning application LA09/2020/1513/F be approved subject to conditions as per the officer's report.

LA09/2020/1531/F Retention of vehicular access to existing garage at Fairy Burn House, Sandholes Road, Cookstown for Mr Kieran McCracken

Agreed that application be deferred for an office meeting earlier in meeting.

LA09/2020/1571/F Retrospective application for the retention of livestock shed, silage pit, and extension to existing agricultural storage/ equipment/ machinery shed and all associated site development and drainage works at approx. 200m SE of 68 Kilnacart Road, Dungannon for Mr Niall McCann

Members considered previously circulated report on planning application LA09/2020/1571/F which had a recommendation for approval.

Proposed by Councillor McKinney
Seconded by Councillor S McPeake and

Resolved That planning application LA09/2020/1571/F be approved subject to conditions as per the officer's report.

LA09/2021/0480/F Dwelling and domestic garage within existing cluster at 75m W of 11 Grange Road, Cookstown for Mr Paddy Donnelly

Agreed that application be deferred for an office meeting earlier in meeting.

LA09/2021/0528/F Amendment to conditions 3, 4 & 5 of I/2001/0137/F (vehicular accesses & visibility splays) adjacent to 89 Lissan Road, Cookstown for Mr Malcolm Thom

Agreed that application be deferred for an office meeting earlier in meeting.

LA09/2021/0641/O Site for a dwelling and domestic garage on a farm 25m S of 66 Ballynease Road, Portglenone for Catherine & Ciaran Maguire

Agreed that application be deferred for an office meeting earlier in meeting.

LA09/2021/0840/O Site for dwelling & garage at 30m E of 34a Annaghmore Road, Cookstown for Daniel Quinn

Members considered previously circulated report on planning application LA09/2021/0840/O which had a recommendation for approval.

Proposed by Councillor Bell
Seconded by Councillor McFlynn and

Resolved That planning application LA09/2021/0840/O be approved subject to conditions as per the officer's report.

LA09/2021/0909/O Farm dwelling & garage at approx. 250m W of 18 Mawillan Road, Moneymore for Seamus Lagan

Agreed that application be deferred for an office meeting earlier in meeting.

LA09/2021/0991/O Dwelling & detached garage at approx. 50m NE of 23 Castletown Road, Aughnacloy for Michael Jones

Agreed that application be deferred for an office meeting earlier in meeting.

LA09/2021/1252/F Dwelling and garage (change from I/2011/0240/F) at 370m NW of junction of Glenarney and Knockaleery Roads, Cookstown for Mrs Amanda McCord

Members considered previously circulated report on planning application LA09/2021/1252/F which had a recommendation for approval.

Councillor Clarke proposed the recommendation.

Councillor Glasgow asked what the objection to the application was.

Mr Doyle advised she would check this as she did not have the file to hand.

Councillor Glasgow stated he was content to second Councillor Clarke's proposal and find out what the objection was later.

Resolved That planning application LA09/2021/1252/F be approved subject to conditions as per the officer's report.

LA09/2021/1315/F Retention of hard cored yard for farm storage along and proposed farm storage shed adjacent to 18 Keenaghan Road, Cookstown for Vincent Dynes

Agreed that application be deferred for an office meeting earlier in meeting.

LA09/2021/1458/F Conversion of existing barn to dwelling house at 40m W of 54 Coash Road, Dungannon for Philip McClung

Members considered previously circulated report on planning application LA09/2021/1458/F which had a recommendation for approval.

Proposed by Councillor Robinson
Seconded by Councillor McKinney and

Resolved That planning application LA09/2021/1458/F be approved subject to conditions as per the officer's report.

LA09/2021/1481/F Dwelling and detached garage (to supercede part of H/2000/0418/F) at site at 1 Beech Lane, Maghera for Michael Burke

Members considered previously circulated report on planning application LA09/2021/1481/F which had a recommendation for approval.

Proposed by Councillor McFlynn
Seconded by Councillor Corry and

Resolved That planning application LA09/2021/1481/F be approved subject to conditions as per the officer's report.

LA09/2021/1498/F Dwelling and detached garage (to supercede part of H/2000/0418/F) at site at 2 Beech Lane, Maghera for Barry Hampson

Members considered previously circulated report on planning application LA09/2021/1498/F which had a recommendation for approval.

Proposed by Councillor Bell
Seconded by Councillor McFlynn and

Resolved That planning application LA09/2021/1498/F be approved subject to conditions as per the officer's report.

LA09/2021/1544/O Site for dwelling with detached garage at 30m NE of 37 Cooneen Road, Fivemiletown for William McConnell

Members considered previously circulated report on planning application LA09/2021/1544/O which had a recommendation for approval.

Proposed by Councillor McKinney
Seconded by Councillor Robinson and

Resolved That planning application LA09/2021/1544/O be approved subject to conditions as per the officer's report.

LA09/2021/1598/O Dwelling, garage & associated site works 80m SW of 129 Benburb Road, Dungannon for Mr Norman McKenzie

Agreed that application be deferred for an office meeting earlier in meeting.

LA09/2021/1627/F Rear extension, detached garage & alterations at 55 Springhill Road, Moneymore for Mark Moran

Members considered previously circulated report on planning application LA09/2021/1627/F which had a recommendation for approval.

Proposed by Councillor Mallaghan
Seconded by Councillor Clarke and

Resolved That planning application LA09/2021/1627/F be approved subject to conditions as per the officer's report.

LA09/2020/0740/F Site for dwelling and garage between No.23 & No 29A Cloghog Road, Coalisland for Mr Conor Tennyson

The Service Director of Planning advised that further information had been received in relation to the application which officers had not yet had time to consider and asked that the application be deferred for one month.

Proposed by Councillor Mallaghan
Seconded by Councillor Corry and

Resolved That planning application LA09/2020/0740/F be deferred for one month to consider the additional information submitted.

LA09/2020/0870/O Infill dwelling and garage, approx. 20m E of 14 Killyneill Road, Dungannon for Mr Kevin Rafferty

Members considered previously circulated report on planning application LA09/2020/0870/O which had a recommendation for approval.

Proposed by Councillor Clarke
Seconded by Councillor Mallaghan and

Resolved That planning application LA09/2020/0870/O be approved subject to conditions as per the officer's report.

LA09/2021/0054/O Site for dwelling and garage on a farm at approx. 60m SW of 125a Ballinderry Bridge Road, Cookstown for Kieran Mitchell

Members considered previously circulated report on planning application LA09/2021/0054/O which had a recommendation for approval.

Proposed by Councillor Bell
Seconded by Councillor McFlynn and

Resolved That planning application LA09/2021/0054/O be approved subject to conditions as per the officer's report.

LA09/2021/0506/F Single storey dwelling on a farm with conversion and reuse of existing byre and upgrade of existing access at 45m SE of 83 Derryloughan Road, Coalisland for Mr Christopher McCann

Members considered previously circulated report on planning application LA09/2021/0506/F which had a recommendation for approval.

Proposed by Councillor Clarke
Seconded by Councillor S McPeake and

Resolved That planning application LA09/2021/0506/F be approved subject to conditions as per the officer's report.

LA09/2021/0681/O Dwelling and domestic garage based at approx. 25m NE of 49 Moyagoney Road, Portglenone for Alan Donegan

Members considered previously circulated report on planning application LA09/2021/0681/O which had a recommendation for approval.

Proposed by Councillor D McPeake
Seconded by Councillor S McPeake and

Resolved That planning application LA09/2021/0681/O be approved subject to conditions as per the officer's report.

LA09/2021/1036/F New entrance (substitution approved LA09/2020/0631/F) at approx. 60m SW of 137 Lurgylea Road, Galbally, Dungannon for Mr Damian Corr

Members considered previously circulated report on planning application LA09/2021/1036/F which had a recommendation for approval.

Proposed by Councillor Mallaghan
Seconded by Councillor Clarke and

Resolved That planning application LA09/2021/1036/F be approved subject to conditions as per the officer's report.

LA09/2021/1276/O Dwelling (including waste water treatment plant) at 35m NW of 270 Killyman Road, Dungannon for Mr Paul Cranston

Councillor Cuthbertson declared an interest in this application.

Mr Marrion (SPO) presented a report on planning application LA09/2021/1276/O advising that it was recommended for refusal.

The Chair advised the committee that a request to speak on the application had been received and invited Mr Lewis to address the committee.

Mr Lewis stated he was speaking on behalf of his mother to voice her concerns, along with his own in relation to the application. Mr Lewis stated that if the proposal was built then he would be able to stand on his own boundary wall and touch where the proposed dwelling is to be as there was only 3ft of separation. Mr Lewis stated his mother has lived in her dwelling from 1940's and it is causing her a lot of stress to think that there will be someone coming so close beside her. There are also concerns at loss of light and privacy. Mr Lewis stated that the entrance to the site has already been opened up and that this has caused damage to a fence. Mr Lewis stated that a retaining wall has been built on his mother's side in the past and he would have concerns that there may be land slippage caused by works so close by. Mr Lewis stated he did not feel the proposal will fit in with the character of the area and that there will be loss of privacy.

The Chair, Councillor Black stated that it is right for Mr Lewis to have the opportunity to raise his concerns and that a number of the concerns have been considered within the officers report.

Councillor Glasgow stated that realistically the site is too small and he would be supportive of the refusal.

The Chair, Councillor Black stated he would also have concerns and that the site is significantly out of character with neighbouring sites.

Proposed by Councillor McFlynn
Seconded by Councillor S McPeake and

Resolved That planning application LA09/2021/1276/O be refused on grounds stated in the officer's report.

P030/22 Receive update to Planning Officer Authorisation List

Members considered previously circulated report which sought approval for Mr Colin McKeown to be authorised to sign decisions and Orders on behalf of the Council in accordance with its Schemes of Delegation.

Proposed by Councillor Cuthbertson
Seconded by Councillor Mallaghan and

Resolved That Mr Colin McKeown is nominated as an authorised officer to sign decisions and Orders on behalf of the Council in accordance with its Schemes of Delegation.

P031/22 Receive response to Department for the Economy Consultation on Application for Prospecting Licenses by Dalradian Gold Ltd

The Service Director of Planning presented previously circulated report which outlined the Department for the Economy's consultation on their notice of intention to award two Mineral Prospecting Licences to Dalradian Gold Ltd and Council's response to the consultation.

Councillor Mallaghan thanked the Service Director of Planning for raising a number of concerns within the response and that he would have further concerns. Councillor Mallaghan felt that a possible tactic of Dalradian or other companies is that the further they spread their web the more it may entice people to be interested in the prospect of licensing and what might be under their ground. Councillor Mallaghan expressed concern at activity in neighbouring Council area where materials have already been taken out of the ground without planning permission but using permitted development rights. Councillor Mallaghan referred to the large quantity of materials taken away and sent to America/Canada which has been done without a single planning permission. The Councillor stated that he felt the cart is put before horse in this regard and whilst he recognised that the item under consideration tonight related to mineral prospecting licenses he felt there is a connection. Councillor Mallaghan referred to consultation from DfE on whether boundaries for mineral exploration licenses should be extended and felt it was too much and that with regard to permitted development rights and prospecting a commitment needs to be seen first. There also needs to be seen whether society finds the prospect of mining acceptable in the first place. Councillor Mallaghan referred to the public inquiry in relation to what has happened in the neighbouring Council area and that he would like to see the conclusion of this first prior to allowing any further permissions for prospecting in other areas. The Councillor questioned that if the inquiry finds that mining should not proceed would it be sensible to keep issuing mineral exploration licenses in the interim. If the public inquiry finds that mining is approved going forward then that is the opportunity for companies to apply for further licenses at that stage. Councillor Mallaghan stated he felt there is too much ground work being done by Dalradian and other companies prior to establishing the view of the people of the North. Councillor Mallaghan asked that his concerns be incorporated into the draft response.

Councillor Clarke supported Councillor Mallaghan's comments and stated that in the past the exploration has not been as unobtrusive as it seems and that drilling apparatus has been used.

Councillor Cuthbertson referred to the invitation to visit Dalradian site and asked if a visit was still planned.

The Service Director of Planning advised that it is still the intention to organise this site meeting and hoped that it would take place in the near future.

Councillor Cuthbertson highlighted that Council is not the decision maker in relation to permitting the licenses.

The Service Director of Planning stated it is right for the planning committee to reflect the views of the community and that these views are examined at the public inquiry. The Service Director agreed that the outcome is not Council's decision and that it is up to Dalradian to explain its case and for objectors to explain theirs. The Service Director stated that Council has expressed its views in relation to prospecting licenses and that he felt visiting the site will be constructive in presenting a view and partaking in discussions at public inquiry.

Councillor McFlynn felt that Council should continue to raise its concerns and agreed with Councillor Mallaghan in that permitting further licenses will give Dalradian opportunity to expand.

The Service Director of Planning stated he had no difficulty with including the comments raised tonight within the draft response.

Councillor Robinson stated there was no doubt there were differing views on the matter. Councillor Robinson stated he had previously visited a salt mine in Carrickfergus and it was amazing to see what was going on there and the employment it was providing in the area. Councillor Robinson stated he would like to see the Dalradian mine.

Proposed by Councillor Mallaghan
Seconded by Councillor Corry and

Resolved To submit response to the Department for the Economy in relation to their consultation on their notice of intention to award two Mineral Prospecting Licences to Dalradian Gold Ltd as outlined at Appendix A of report with inclusion of additional comments as stated during discussion expressing concern at issuing further permissions prior to outcome of public inquiry whilst giving Dalradian further opportunity to expand.

Matters for Information

P032/22 Minutes of Planning Committee held on 1 February 2022

Members noted minutes of Planning Committee held on 1 February 2022.

P033/22 Receive report on DfE grant of Dalradian Gold Prospecting Licenses DG1/22 and DG2/22

Members noted previously circulated report which advised that the Department for the Economy have approved the application for prospecting licences for Dalradian Gold Ltd effective from 1 February 2022.

Live broadcast ended at 8.02 pm.

Local Government (NI) Act 2014 – Confidential Business

Proposed by Councillor Robinson
Seconded by Councillor McKinney and

Resolved In accordance with Section 42, Part 1 of Schedule 6 of the Local Government Act (NI) 2014 that Members of the public be asked to withdraw from the meeting whilst Members consider items P034/22 to P040/22.

Matters for Decision

- P034/22 Receive Response to Department for Infrastructure Issues Paper on Review of Strategic Policy on Renewable Energy
- P035/22 Receive report on UAH Letter re Building Preservation Notice at St Malachy's Parochial Hall
- P036/22 Receive Report on Promoting Quality Design

Matters for Information

- P037/22 Confidential Minutes of Planning Committee held on 1 February 2022
- P038/22 Receive Update on the Implementation of the New Planning Portal
- P039/22 Enforcement Cases Opened
- P040/22 Enforcement Cases Closed

P041/22 Duration of Meeting

The meeting was called for 7 pm and concluded at 8.35 pm.

Chair _____

Date _____

Annex A – Introductory Remarks from the Chairperson

Good evening and welcome to the meeting of Mid Ulster District Council's Planning Committee in the Chamber, Magherafelt and virtually.

I specifically welcome the public watching us through the Live Broadcast feed. The Live Broadcast will run for the period of our Open Business but will end just before we move into Confidential Business. I will let you know before this happens.

Just some housekeeping before we commence. Can I remind you:-

- If you have joined the meeting remotely please keep your audio on mute unless invited to speak and then turn it off when finished speaking
- Keep your video on at all times, unless you have bandwidth or internet connection issues, where you are advised to try turning your video off
- If you wish to speak please raise your hand in the meeting or on screen and keep raised until observed by an Officer or myself
- Should we need to take a vote this evening, I will ask each member to confirm whether you are for or against the proposal or abstaining from voting
- For members attending remotely, note that by voting on any application, you are confirming that you were in attendance for the duration of, and that you heard and saw all relevant information in connection with the application you vote on
- When invited to speak please introduce yourself by name to the meeting. When finished please put your audio to mute
- For any member attending remotely, if you declare an interest in an item, please turn off your video and keep your audio on mute for the duration of the item
- An Addendum was emailed to all Committee Members at 5pm today. There is also a hard copy on each desk in the Chamber. Can all members attending remotely please confirm that they received the Addendum and that have had sufficient time to review it?
- If referring to a specific report please reference the report, page or slide being referred to so everyone has a clear understanding
- For members of the public that are exercising a right to speak by remote means, please ensure that you are able to hear and be heard by councillors, officers and any others requesting speaking rights on the particular application. If this isn't the case you must advise the Chair immediately. Please note that once your application has been decided, you will be removed from the meeting. If you wish to view the rest of the meeting, please join the live link.
- Can I remind the public and press that taking photographs of proceedings or the use of any other means to enable persons not present to see or hear any

proceedings (whether now or later), or making a contemporaneous oral report of any of the proceedings are all prohibited acts.

Thank you and we will now move to the first item on the agenda - apologies and then roll call of all other Members in attendance.



ADDENDUM TO PLANNING COMMITTEE AGENDA

FOR PLANNING COMMITTEE MEETING ON: 1 March 2022

Additional information has been received on the following items since the agenda was issued.

Chairs Business –

Letter to DAERA re prioritising of applications with grant funding

ITEM	INFORMATION RECEIVED	ACTION REQUIRED
5.6	Additional information received from applicant and agent re withdrawal of objections and response received from DfI Roads	Members to note