Comhairle Ceantair
Lár Uladh
Mid Ulster
District Council

07 November 2017

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, 07 November 2017 at 19:00 to transact the business noted below.

Yours faithfully

Anthony Tohill
Chief Executive

AGENDA

OPEN BUSINESS

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

Matters for Decision

Development Management Decisions

4. Receive Planning Applications 7 - 296

	Planning Reference	Proposal	Recommendation
4.1.	I/2014/0413/F	Wind farm comprising 5 wind turbines with a maximum blade to tip height of 126.5m and ancillary works at Beltonanean, Ballynosollus, Beleevna-More and Ballynagilly townlands Cookstown for Beltonanean Renewable Energy Ltd.	REFUSE
4.2.	LA09/2015/0829/DCA	Demolition of premises at 4-36 Perry Street, Dungannon for Castlehill Community Regeneration Group	APPROVE
4.3.	LA09/2015/0835/F	Mixed use development	APPROVE

		(residential and retail) at 4-36 Perry Street, Dungannon for Castlehill Community Regeneration Group.	
4.4.	LA09/2016/0978/O	Dwelling and garage 45m NW of 275 Mountjoy Road, Stewartstown for Mr Richard Walker.	APPROVE
4.5.	LA09/2016/1281/F	Campsite with 4 Glamping cabins, ancillary facilities cabin, on site sewerage treatment and access roadway, 200m NE of 36 Slaughtneil Road, Maghera for Ciaran and Bronagh McEldowney.	APPROVE
4.6.	LA09/2016/1406/F	Additional car parking and associated site works at lands 60m SE of The Ponderosa Bar and Restaurant, 974 Glenshane Road, Dungiven for Mr Karl McErlean.	REFUSE
4.7.	LA09/2016/1571/F	8 dwellings (2 complex needs and 6 general dwellings) with new access road and footpath at lands at Roskeen Road, Moygashel, Dungannon for Apex Housing Association.	APPROVE
4.8.	LA09/2016/1605/F	Observatory visitor hub, 5 glamping pods, amenities compound and associated external works at Davagh Forest Park, Davagh Road, Omagh for Mid Ulster District Council.	APPROVE
4.9.	LA09/2016/1642/O	Dwelling and garage at land between 151 and 151a Fivemilestraight, Fallagloon, Maghera for Maura McKenna.	APPROVE
4.10.	LA09/2016/1748/RM	Dwelling and garage 100m NW of St Paul's Church, 79 Killeeshill Road, Dungannon for Arleen Watt.	APPROVE
4.11.	LA09/2016/1755/F	Replacement toilet/changing block and relocation of lorry wash at 23 Ballymacombs Road, Portglenone for Peter and Brendan Donnelly.	APPROVE
4.12.	LA09/2017/0026/F	Demolition of existing pavilion and construction of a new community building at Kildress Wolfe Tone's Grounds, 46 Loughdoo Road, Kildress, Pomeroy for Kildress Wolfe Tone's GAA.	APPROVE
4.13.	LA09/2017/0057/F	Mixed use scheme including the retention and refurbishment of	APPROVE

		existing listed buildings comprising 29 apartments, 2 retail units, office, community/cultural unit (class D1), amenity space, bin refuge area, parking, bicycle stands, pelican crossing and ancillary site works. Lands at and to the rear of 43-49 Rainey Street, Magherafelt for Market Yard (NI) Ltd.	
4.14.	LA09/2017/0058/LBC	Mixed use scheme including the retention and refurbishment of existing listed buildings comprising 29 apartments, 2 retail units, office, community/cultural unit (class D1), amenity space, bin refuge area, parking, bicycle stands, pelican crossing and ancillary site works. Lands at and to the rear of 43-49 Rainey Street, Magherafelt for Market Yard (NI) Ltd.	APPROVE
4.15.	LA09/2017/0405/F	Side extension at the Washingbay Centre, 92 Ballybeg Road, Aughamullan for Jackie Corr.	APPROVE
4.16.	LA09/2017/0572/F	Extension to existing Kindercraft Business to provide storage at 23 Ballymacombs Road, Portglenone for Kindercraft.	APPROVE
4.17.	LA09/2017/0587/F	2 infill dwellings at land between 60 and 66 Kilnacart Road, Dungannon for Paul McCann.	APPROVE
4.18.	LA09/2017/0624/O	Dwelling and garage 70m SE of 7 Gortinure Road, Maghera for Kirsty and Michael McEldowney.	REFUSE
4.19.	LA09/2017/0629/O	Off site replacement dwelling at lands 70m W of 47 Bellshill Road, Castledawson for George McMillin.	REFUSE
4.20.	LA09/2017/0697/F	7 business units (use classes B1 and B2), in curtilage car parking and vehicle turning areas at 237 Trewmount Road, Moy for Thomas Fanthorpe.	APPROVE
4.21.	LA09/2017/0727/O	Dwelling and garage/store 30m ESE of 22 Ford Road, Clady, Portglenone for Stefan Lynn.	REFUSE
4.22.	LA09/2017/0793/F	Dwelling and garage adjacent to 2 Killycurragh Road, Orritor, Cookstown for Mr Thomas and Lynne Dripps.	APPROVE
4.23.	LA09/2017/0830/F	Widening of existing access to and	APPROVE

		retention of extension at Holy Family Primary School carpark at access road immediately SE of Magherafelt Parish Centre, 100m NE of King Street, Magherafelt for Very Reverend Father John Gates.	
4.24.	LA09/2017/0950/O	Infill dwelling and garage adjacent to 11 and 37m W of 11 Roughan Road, Stewartstown for Declan Amour.	APPROVE
4.25.	LA09/2017/0951/O	Infill dwelling and garage adjacent to 7 and 35m W of 7 Roughan Road, Stewartstown for Declan Amour.	APPROVE
4.26.	LA09/2017/1057/F	Replacement dwelling at 37 Barrack Street, Dungannon for Farasha Properties Ltd.	APPROVE
4.27.	LA09/2017/1085/F	Change of use to restaurant and hot food takeway at 33 William Street, Cookstown for REA Developments Ltd.	APPROVE
4.28.	LA09/2017/1103/O	Dwelling and detached garage between 57 and 63 Cadian Road, Mullaghlongfield, Dungannon for Seamus Rodgers.	REFUSE

5. Receive Deferred Applications 297 - 318

	Planning Reference	Proposal	Recommendation
5.1.	LA09/2015/0932/F	Change of use of lands and office from window glazing business to car sales and car hire at 155A Creagh Road, Castledawson for Ben McCormack.	APPROVE
5.2.	LA09/2016/1371/O	Infill site 50m N of 63 Deerpark Road, Leitrim, Castledawson for Mr Norman Leslie.	APPROVE
5.3.	LA09/2016/1556/O	Infill dwelling site between 33 and 33b Tobermore Road, Draperstown for Teresa McNally.	REFUSE
5.4.	LA09/2017/0380/O	Site for dwelling 80m S of 31 Gortnaskey Road, Draperstown for Oonagh Barrett.	REFUSE
5.5.	LA09/2017/0538/O	Two storey dwelling and garage 65m S of 61 Deerpark Road, Leitrim, Castledawson for Mr Norman Leslie.	APPROVE
5.6.	LA09/2017/0598/O	Dwelling and garage/store approx.	APPROVE

		175m W of 6 Tonaght Road, Draperstown for Mr Sean McGlade.	

6. Review of the Protocol for the Operation of the Planning Committee 319 - 336

Matters for Information

7 Minutes of Planning Committee held on 3 October 2017 337 - 360

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 report on consultation from Department for the Economy

9. Receive Enforcement Listed Building report

10. Receive 2 no. Enforcement Cases

Matters for Information

11. Confidential Minutes of Planning Committee held on 3 October 2017

12. Report on Areas of Significant Archaeological Interest (ASAI)

13. Enforcement Live Caseload

14. Enforcement Cases Opened

15. Enforcement Cases Closed