

List of delegated planning applications with objections received / recommendation to refuse

Week Ending 9th April 2021

Item Number 1			
Application Reference	LA05/2020/0810/F	Date Valid	12.10.2020
Description of Proposal	Application for temporary accommodation (mobile home x2) whilst renovation and extension completed on existing dwelling	Location	4 Ballyvannon Road Ballinderry Upper Lisburn
Group Recommendation	Refusal	Case Officer	Catherine Gray
Reasons for Recommendation			
<p>The proposal is contrary to the SPPS and Policy CTY1 of Planning Policy Statement 21, Sustainable Development in the Countryside in that there are no overriding reasons why this development is essential in this rural location and could not be located within a settlement.</p> <p>The proposal is contrary to the SPPS and Policy CTY9 of Planning Policy Statement 21, Sustainable Development in the Countryside in that the proposal is not for the provision of temporary residential accommodation pending the development of a permanent dwelling and the applicant has not provided compelling and site specific evidence that a residential caravan/mobile home is a necessary response to the particular circumstances of the case and that genuine hardship would be caused if planning permission were refused.</p>			
Representations			
Objection Letters	Support Letters	Objection Petitions	Support Petitions
0	N/A	N/A	N/A
Consideration of Objections			
Issue	Consideration of Issue		

List of delegated planning applications with objections received / recommendation to refuse

Week Ending 9th April 2021

Item Number 2			
Application Reference	LA05/2020/0325/O	Date Valid	06.05.2020
Description of Proposal	Two dwellings with detached garages, two new vehicular accesses to Hammonds Road and road widened to 5.5m including associate site works	Location	Lands east of 1 Hammonds Road and west of 1D Hammonds Road Magheramesk Ballinderry Upper
Group Recommendation	Refusal	Case Officer	Grainne Rice
Reasons for Recommendation			
<p>The proposal is contrary to the SPPS and Policy CTY1 of Planning Policy Statement 21, Sustainable Development in the Countryside in that there are no overriding reasons why this development is essential in this rural location and could not be located within a settlement.</p> <p>The proposal is contrary to the SPPS and Policy CTY 8 of Planning Policy Statement 21: Sustainable Development in the Countryside, in that the proposal does not constitute a small gap in a substantial and built up frontage and in addition does not respect the existing development pattern along the frontage in terms of size, scale, siting and plot size and would, if permitted, add to a ribbon of development.</p> <p>The proposal is contrary to the SPPS and Policy CTY13 of Planning Policy Statement 21, Sustainable Development in the Countryside in that the proposal would, if permitted be a prominent feature in the landscape and is unable to provide a suitable degree of enclosure for the buildings to integrate into the landscape. The proposed buildings would rely primarily on the use of new landscaping for integration and therefore would not visually integrate into the surrounding landscape.</p> <p>The proposal is contrary to the SPPS and Policy CTY14 of Planning Policy Statement 21, Sustainable Development in the Countryside in that the proposal would, if permitted be unduly prominent in the landscape and would result in a sub urban build-up of development when taken cumulatively with other existing and approved buildings. The buildings would if permitted add to a ribbon of development resulting in a detrimental change to the rural character of the countryside.</p>			
Representations			
Objection Letters	Support Letters	Objection Petitions	Support Petitions
0	N/A	N/A	N/A
Consideration of Objections			
Issue	Consideration of Issue		