



Planning Section: 0300 123 6677 www.antrimandnewtownabbey.gov.uk

Planning Committee Meeting – Wednesday 23 April 2025 Schedule of Applications expected to be considered

PROPOSAL: **PLANNING APPLICATION NO: LA03/2024/0052/F**
Housing development for 15no. social housing units (3 sets of semi-detached dwellings, 1no. detached bungalow and 2no. apartment blocks comprising 4 apartments in each)

SITE/LOCATION: Approximately 10m east of 1 Glenview Park at junction with Glenville Road, Glenview Gardens and Glenview Park, Newtownabbey

RECOMMENDATION: **GRANT PLANNING PERMISSION**

PROPOSAL: **PLANNING APPLICATION NO: LA03/2024/0560/F**
Erection of 11no. dwellings to include 1no. detached chalet bungalow and 10no. semi-detached dwellings

SITE/LOCATION: Lands approx. 50m north-east of No. 5 Junction Road, approximately 60m north-west of No. 36 Milltown Road and approximately 70m south-east of No. 7B Junction Road, Milltown, Antrim

RECOMMENDATION: **GRANT PLANNING PERMISSION**

PROPOSAL: **PLANNING APPLICATION NO: LA03/2024/0798/F**
6 no. apartments

SITE/LOCATION: 415 Antrim Road, Newtownabbey, BT36 5ED

RECOMMENDATION: **GRANT PLANNING PERMISSION**

PROPOSAL: **PLANNING APPLICATION NO: LA03/2024/0905/O**
Dwelling and garage on a farm

SITE/LOCATION: 115m north of 1 Corbally Road, Aldergrove, Crumlin BT29 4EB

RECOMMENDATION: **REFUSE OUTLINE PLANNING PERMISSION**

PROPOSED REASONS FOR REFUSAL:

1. The proposal is contrary to the policy provisions of the Strategic Planning Policy Statement and Policy CTY 1 and Policy CTY 10 of Planning Policy Statement 21: Sustainable Development in the Countryside, in that it has not been demonstrated that the farm business is active and established.
2. The proposal is contrary to the policy provisions contained in the Strategic Planning Policy Statement and Policies NH 1, NH 3 and NH 5 of Planning Policy Statement 2, Natural Heritage, in that the proposal will result in the loss of a priority habitat; and in that it has not been demonstrated that the proposal will not have a

detrimental impact upon Lough Neagh and Lough Beg Ramsar site, Lough Neagh and Lough Beg SPA and Lough Neagh ASSI.

PROPOSAL: **PLANNING APPLICATION NO: LA03/2024/0357/F**
Erection of 5no. dwellings (4no. semi-detached and 1no. detached replacing 4no. detached and change of house type as previously approved under LA03/2019/0667/F)

SITE/LOCATION: Approx. 25m south-west of 11 Park Road, Newtownabbey, BT36 4QF

RECOMMENDATION: **GRANT PLANNING PERMISSION**

PROPOSAL: **PLANNING APPLICATION NO: LA03/2025/0060/O**
Infill Dwelling and Garage

SITE/LOCATION: Site between Nos. 25 and 27, approximately 20m west of 25 Old Ballybracken Road, Doagh, Ballyclare, BT39 0SF

RECOMMENDATION: **REFUSE OUTLINE PLANNING PERMISSION**

PROPOSED REASONS FOR REFUSAL:

1. The proposal is contrary to the policy provisions contained in the Strategic Planning Policy Statement and Policy CTY 1 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.
2. The proposal is contrary to the policy provisions contained in the Strategic Planning Policy Statement and Policy CTY 8 of Planning Policy Statement 21, Sustainable Development in the Countryside, in that the application site does not represent a gap site within an otherwise substantial and continuously built-up frontage.
3. The proposal is contrary to the provisions contained within the Strategic Planning Policy Statement and Policy AMP 2 of Planning Policy Statement 3, in that it has not been demonstrated that access to the site would not prejudice road safety.
4. The proposal is contrary to the policy provisions contained in the Strategic Planning Policy Statement and Policies NH 4 and NH 5 of Planning Policy Statement 2, Natural Heritage, in that the proposal will result in the loss of a priority habitat; and in that it has not been demonstrated that the development would not have a significant adverse impact upon a Site of Local Nature Conservation Importance.
5. The proposal is contrary to the policy provisions of the Strategic Planning Policy Statement in that there will be an unacceptable adverse effect on the amenity of the proposed property by way of overlooking from No. 25 Old Ballybracken Road.

PROPOSAL: **PLANNING APPLICATION NO: LA03/2025/0116/S54**
 Dwelling (Variation of Condition 10 from planning approval LA03/2024/0710/O regarding ridge height of dwelling)

SITE/LOCATION: Lands 50m north-east of 7 Lower Size Hill Road, Ballyclare, BT39 9RP

RECOMMENDATION: **REFUSE SECTION 54 APPLICATION**

PROPOSED REASON FOR REFUSAL: 1. The proposal is contrary to the provisions contained in the Strategic Planning Policy Statement and Policy CTY 13 and Policy CTY 14 of Planning Policy Statement 21, Sustainable Development in the Countryside, in that if the variation of Condition 10 of LA03/2024/0710/O was to be approved, a dwelling at this location would fail to integrate into its surroundings and would be visually prominent.

PROPOSAL: **PLANNING APPLICATION NO: LA03/2024/0730/F**
 Retention of household recycling centre, including storage areas, garage, offices, welfare facility and associated lighting. Additional works include proposed drainage improvements, new security fencing to match the existing, replacement of existing bay walls with LEGO blocks and the extension of the HRC area to accommodate 0.04 hectares of WEEE and glass storage

SITE/LOCATION: Craigmore Household Recycling Centre, Clonkeen Road, Randalstown, BT41 3JL

RECOMMENDATION: **GRANT PLANNING PERMISSION**

The full Planning Committee Agenda, incorporating the detailed Officer Reports and Recommendations on all the above applications, will be available on our website www.antrimandnewtownabbey.gov.uk on **Tuesday 15 April 2025**.

In accordance with the Council's Protocol for the Operation of the Planning Committee, public speaking rights are available for all applications being presented to the Planning Committee. The Council has prepared a guidance document about how to get involved, again available on our website. It is designed to help you decide if you are eligible to speak and if so how to go about it. Requests to speak at this Planning Committee meeting must be received no later than **Noon on Thursday 17 April 2025**.

In addition to attending the meeting in person, the Planning Committee meeting will continue to incorporate the use of technology to provide for remote access to public speakers as necessary. The meeting will also be live streamed on the Council's website via a suitable platform to facilitate members of the public who wish to view the meeting.

Information on all planning applications in the Borough, including the relevant forms and drawings, consultation responses and any representations received is available to view online using the Northern Ireland Planning Portal. This can be accessed easily from our website.

If you have any queries on the arrangements for the Planning Committee meeting, please contact the Planning Section by telephone on 0300 123 6677 or email at planning@antrimandnewtownabbey.gov.uk for further information.