

Planning Committee Meeting – Monday 17 August 2026

Schedule of Applications expected to be considered

PROPOSAL: **PLANNING APPLICATION NO: LA03/2026/0259/F**
Proposed erection of storage and distribution warehouse building with ancillary facilities, office space, internal chiller unit, solar panels and external yard, including HGV and car parking, landscaping and infrastructure works. Access from established entrance into Ballyearl Business Park onto Doagh Road at Houstons Corner.

SITE/LOCATION: Lands 185m south of 34 Ballynure Road, to the south-east of Ballyearl Business Park, Houstons Corner, Doagh Road/ Ballynure Road, Newtownabbey.

RECOMMENDATION: **GRANT PLANNING PERMISSION**

PROPOSAL: **PLANNING APPLICATION NO: LA03/2025/0122/F**
Retention of coffee dock, external seating, landscaped accessible entrance to football grounds and coffee dock, new club office and registration point and equipment stores, including proposed changing facilities within a shipping container.

SITE/LOCATION: 15m east of 51 Castle Road, Antrim, BT41 4NA.

RECOMMENDATION: **GRANT PLANNING PERMISSION**

PROPOSAL: **PLANNING APPLICATION NO: LA03/2025/0895/RM**
Proposed petrol filling station and retail unit with parking, lighting and associated development including solar panels and package treatment plant, alterations to Ballycraig Road to provide right hand turning lane and alterations to pedestrian crossing arrangement.

SITE/LOCATION: 11 Ballycraig Road, Antrim, BT41 2BD.

RECOMMENDATION: **GRANT PLANNING PERMISSION**

PROPOSAL: **PLANNING APPLICATION NO: LA03/2025/0540/F**
Part-retrospective application for the retention of a workshop building (including ancillary office, storage, and toilet facilities) and the retention of an extension to existing yard (including a concrete ramp); together with proposed landscaping works comprising an earth bund and new planting, improvements to the existing site access, and all associated works.

SITE/LOCATION: Approximately 100m north of No.15 Gallagher Road, Toomebridge, BT41 3QS.

RECOMMENDATION: **GRANT PLANNING PERMISSION**

PROPOSAL: **PLANNING APPLICATION NO: LA03/2025/0815/F**

Proposed Farm Shed (Retrospective).

SITE/LOCATION: 60m southeast of 43 Nutts Corner Road, Crumlin, BT29 4SQ.

RECOMMENDATION: **REFUSE PLANNING PERMISSION**

PROPOSED REASONS FOR REFUSAL:

1. The proposal is contrary to the Strategic Planning Policy Statement and Policy DM 4 of the Antrim and Newtownabbey Plan Strategy 2030 in that the proposed farm building is not sited beside any existing farm buildings.
2. The proposal is contrary to the Strategic Planning Policy Statement and Policy DM 4 (e) and (f) and Policy DM 27 of the Antrim and Newtownabbey Plan Strategy 2030 in that the subject development is not sited to integrate sympathetically into its surroundings, would not respect rural character, would have an adverse impact on visual amenity and the rural character and appearance of the area.
3. The proposal is contrary to the Strategic Planning Policy Statement and Policy DM 37 of the Antrim and Newtownabbey Plan Strategy 2030 in that insufficient information has been provided to demonstrate that the proposed development will not lead to an unacceptable impact on Designated Sites of Nature Conservation Importance.
4. The proposal is contrary to the Strategic Planning Policy Statement and Policy DM 47 of the Antrim and Newtownabbey Plan Strategy 2030 in that insufficient information has been provided to demonstrate that the proposed development will not lead to an unacceptable increase in the risk of pluvial flooding.
5. The proposal is contrary to the Strategic Planning Policy Statement and Policy DM 46 of the Antrim and Newtownabbey Plan Strategy 2030 in that insufficient information has been provided to demonstrate that the proposed development will not be at risk of flooding or lead to the increased risk of flooding elsewhere.

PROPOSAL: **PLANNING APPLICATION NO: LA03/2026/0208/F**

Extension of curtilage to provide 14no. self-storage container units – existing units within the business park to be re-located here.

SITE/LOCATION: Taylor Business Park, 17 Carnanee Road, Templepatrick, BT39 0BZ.

RECOMMENDATION: **REFUSE PLANNING PERMISSION**

PROPOSED REASONS FOR REFUSAL:

1. The proposal is contrary to Paragraphs 6.87 and 6.88 of the Strategic Planning Policy Statement Edition 2 and Policies SP 1.11 and DM 2 'Economic Development – Countryside' of the Antrim and Newtownabbey Plan Strategy in that there is no

overriding reason why the proposal is essential within this rural location and cannot be located within a settlement.

2. The proposal is contrary to paragraphs 6.87 and 6.88 of the Strategic Planning Policy Statement Edition 2, Strategic Policy SP 2.4 and DM 2.6 and criterion (a) and (b) of DM 2.7 of the Antrim and Newtownabbey Plan Strategy, as insufficient evidence has been provided to demonstrate a compelling need for the proposed expansion in the countryside, that a settlement location is not feasible, or that the proposal would make a significant contribution to the local economy.

PROPOSAL: **PLANNING APPLICATION NO: LA03/2026/0166/F**
Proposed 22.5m Swann CS5S Lattice Tower c/w 6no antennas, 15no. RRUs, 2no. 0.3m dishes, 3no. cabinets, 1no. meter cabinet and ancillary development thereto to the rear of Glenwell House (Replacement Mast).

SITE/LOCATION: Rear of Glenwell House, approx. 55m NW of 6 Glenwell Road, Newtownabbey, BT36 7QT.

RECOMMENDATION: **GRANT PLANNING PERMISSION**

PROPOSAL: **PLANNING APPLICATION NO: LA03/2025/0848/F**
Proposed change of use/adaption of a redundant building to a single dwelling.

SITE/LOCATION: Approx. 18m north of 1 Carntall Road, Ballyclare, (No. 1A Carntall Road), BT39 9NS.

RECOMMENDATION: **REFUSE PLANNING PERMISSION**

PROPOSED REASONS FOR REFUSAL:

1. The proposal is contrary to the provisions contained in the Strategic Planning Policy Statement paragraph 6.73 and fails to meet the provisions of Policies SP1.11 DM 18 of the Antrim and Newtownabbey Plan Strategy in that the proposal does not meet any of the relevant provisions for a home in the countryside.
2. The proposal is contrary to the provisions contained in the Strategic Planning Policy Statement paragraph 6.73 and fails to meet the provisions of Policy DM 18 F of the Antrim and Newtownabbey Plan Strategy in that the proposed building to be converted is not vernacular or considered locally important.
3. The proposal is contrary to the provisions contained in the Strategic Planning Policy Statement paragraph 6.73 and fails to meet the provisions of Policy DM 18 D of the Antrim and Newtownabbey Plan Strategy in that the building to be converted is not within an existing established cluster of development.
4. The proposal is contrary to the provisions contained in the Strategic Planning

Policy Statement paragraph 6.73 and fails to meet the provisions of Policy DM 18 C of the Antrim and Newtownabbey Plan Strategy in that a small gap site does not exist on the site and there is no substantial and built continuously built up frontage.

PROPOSAL: **PLANNING APPLICATION NO: LA03/2025/0901/F**
Detached Pre-Fabricated Shed.
SITE/LOCATION: 202 Hillhead Road, Ballyclare, BT39 9LP.
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 **Wednesday 12 August 2026**.

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 Friday 14 August 2026**.

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.