

**SITE VISIT REPORT: MONDAY 24<sup>th</sup> May 2021**

*Committee Members: Alderman Boyle, Duddy, Finlay, S McKillop (Vice Chair), McKeown; Councillors Anderson, Baird, Dallat O'Driscoll (Chair), Hunter, McGurk, MA McKillop, McLaughlin, McMullan, P McShane, Nicholl, Scott*

**11.45 AM**

LA01/2019/0225/F – 8 & 90 Charlotte Street & lands south of Charlotte Street East of the Meadows & West of Ishlan Court, Westoncroft Park, Our Lady of Lourdes School & St Brigid's Primary School, Ballymoney

**App Type:** Full Application  
**Proposal:** Proposed Housing Development - 179 no dwellings (8no apartments, 63 no townhouses, 84no semi-detached, 24no detached) 'Gateway Type Traffic Calming measures' open space, roadways for private street determination and pumping station.

**Present:** Ald Baird, Councillors Hunter and Nicholl, Officials D Dickson and S Mathers

**Comments:** From the site frontage at Charlotte Street officials explained the location of the site and the general layout. Plans of the site layout and house types used along the site frontage were viewed. Officials set out how the overall scheme was considered acceptable in terms of layout, private amenity space provision, public amenity space provision, design, access and relationship with existing/ proposed features. The location of the "gateway" 30mph speed limit feature was identified at Balnamore Road.

Officials explained that further to presentation at the April Planning Committee Meeting where concerns were raised about the potential for storm water flooding at The Meadows (housing development), clarification was sought from the Agent. It was further explained that Flood Risk Consulting submitted clarification dated 12 May 2021 which sets out that given that a hydrobrake system will be in place, storm water shall be discharged at the greenfield run-off rate. Officials advised that this clarification had been submitted to DfI Rivers for comment and that their response was awaited. Members noted these points.

Moving into the main body of the site (from where most of the rest of the site was visible), plans were again viewed to show the layout and the area of open space/ meadow. The position of the embankment alongside the boundary to The Meadows (housing development) was identified. House types used within the main body of the site were viewed.

Shane Mathers 24.05.2021