

MEA-DPS-054

10 December 2019

Mid & East Antrim Council
Local Development Plan Team
County Hall
182 Galgorm Road
Ballymena
BT42 1GF



Our Ref: BFT/JP/3276

Dear Sirs

MID & EAST ANTRIM COUNCIL LOCAL DEVELOPMENT PLAN RESPONSE TO DRAFT PLAN STRATEGY FOR LANDS AT OLD PORTGLENONE ROAD, AHOGHILL

We are pleased to submit on behalf of our clients [REDACTED] a block of land we consider well suited to housing development and inclusion in the emerging Draft Plan. The map and aerial photo attached outline the subject lands.

We note the Draft Plan Strategy proposes to designate Ahoghill as a 'small town' and would welcome this designation and note that under 5.2.E these small towns are located close to main towns and 'will support them in providing a range of development opportunities'.

In considering the allocation of housing between settlements, we would ask the Council to note the very high level of uptake of zoned land in Ahoghill in comparison with the settlement of Ballymena, where large tracts of zoned land still remain available for development.

The map enclosed denotes the land zoned in the Ballymena Area Plan 1986 to 2001 and the only undeveloped portions, same being a striking observation / confirmation of land uptake during the period of the current Plan.

We consider the Plan Team should take into account the following factors when considering the subject lands:

1. Very limited land is available for development in the settlement.
2. The development of the lands providing additional homes would help to enhance the new status of Ahoghill as a 'small town' and ensure viability of the shops, restaurants and public houses in the central area together with the new primary school.
3. The development of the subject lands as opposed to lands to the east of the Village would help retain a green wedge between Ahoghill and Gracehill.
4. The lands have a topography suited to housing development and do not suffer from floor plain issues.
5. Infrastructure to accommodate development is readily available.
6. The location would be well suited to private, affordable and social housing and the lands could also accommodate some civic or open / public space if required.

We trust your Team find our client's lands to be favourable for recreational / development purposes however if you have any queries please do not hesitate to contact me.

Yours faithfully



BRIAN F TURTLE MRICS
For and on Behalf of O'Connor Kennedy Turtle

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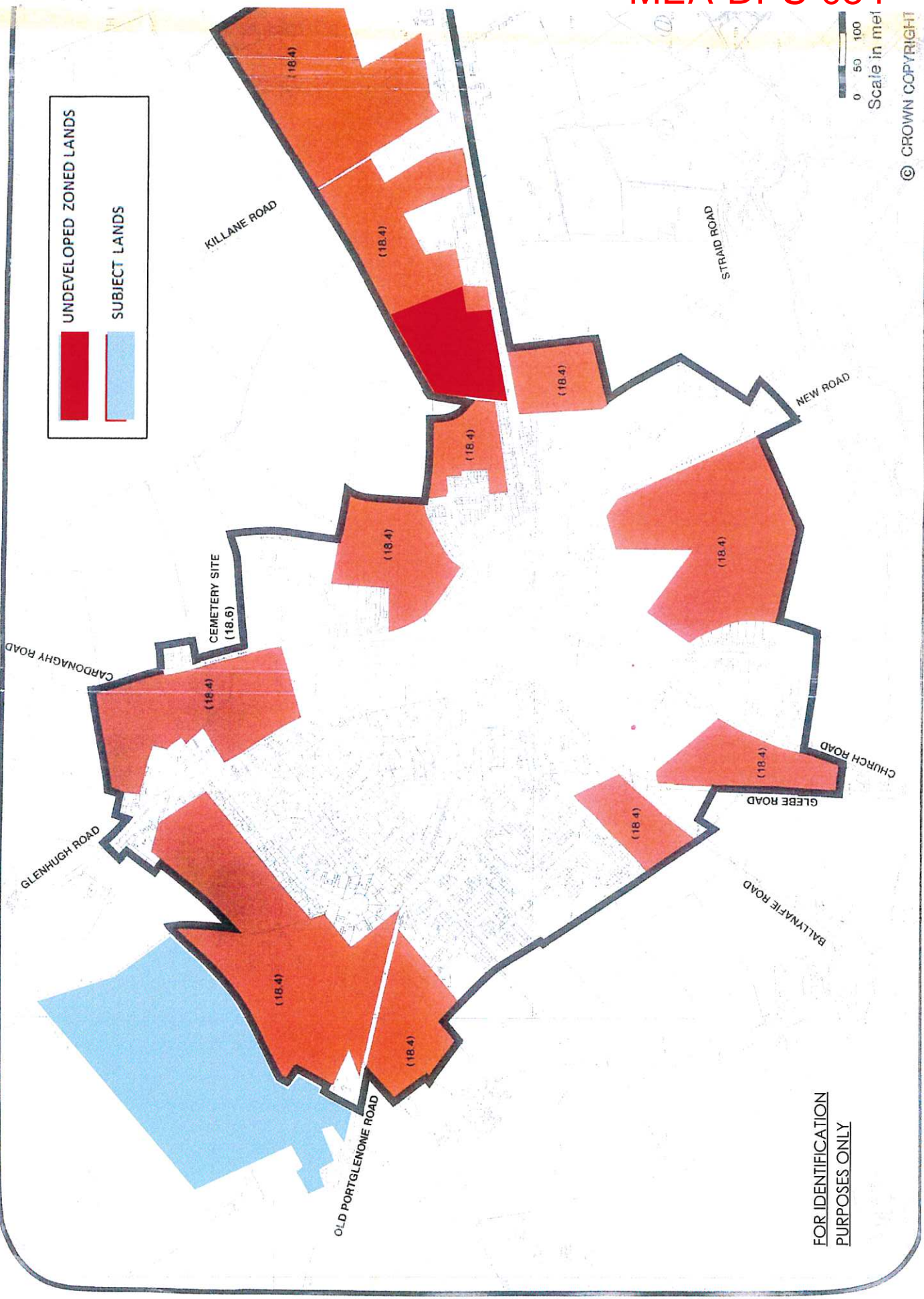


0 50 100
Scale in met

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UNDEVELOPED ZONED LANDS

SUBJECT LANDS



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PURPOSES ONLY