

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

Week Ending 27th June 2025

Item Number 1			
Application Reference	LA05/2024/0550/F	Date Valid	22.07.2024
Description of Proposal	Proposed erection of 2 no infill dwellings and detached double garages with first floor playrooms (change of house types), and associated site works.	Location	Lands between 78 and 84 Lany Road, Moira
Group Recommendation	Approval	Case Officer	Sinead McCloskey
Reasons for Recommendation			
All relevant planning material considerations have been satisfied.			
Representations			
Objection Letters	Support Letters	Objection Petitions	Support Petitions
1	N/A	N/A	N/A
Consideration of Objections			
Issue	Consideration of Issue		
The new change style of house is not in keeping with the architectural style of local houses in the area. The house does not blend into the countryside, and it is too modern to be built across road from Flatfield.	Following a site inspection and an assessment of planning policy and all other material considerations it is considered that the proposal complies with the relevant planning policy context. A variety of house types are seen in the area. The design of the dwellings are thought to be appropriate for this rural location and are of a similar design to other dwellings within the area. The dwellings will be appropriately integrated into the surroundings by the existing and proposed vegetation. Each application is assessed on its own merits and in consideration of the surrounding area as whole.		
What was passed before would suit and does not need to be changed. As my professional job as an Interior Architect Designer, I have a strong opinion of	Change of house type applications are not uncommon in these circumstances. The change to the design has been assessed as above and are found to be acceptable under policy. There is a mix of house types seen in the area. It is thought that the dwellings as proposed will integrate appropriately into their surroundings.		

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what looks or integrates into the natural style of building around what's locally in this countryside area.	
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