



**LAND AND PROPERTY SUB-COMMITTEE MEETING
WEDNESDAY 4 JUNE 2025**

No	Item	Summary of Key Recommendations	Estimated Timescale for completion
1.	Apologies	<i>Nil</i>	<i>N/A</i>
2.	Declarations of Interest	<i>Nil</i>	<i>N/A</i>
3.	Nomination of Chair and Vice Chair		<i>N/A</i>
3.1	Nomination of Chair	<i>To recommend that Alderman Knight-McQuillan is renominated to the position of Chair of Land and Property Sub Committee</i>	
3.2	Nomination of Vice Chair	<i>To recommend that Councillor McCully is nominated to the position of Vice Chair of Land and Property Sub Committee.</i>	
4.	Minutes of Previous Meeting held on 6 th May 2025	<i>Confirmed as a correct record</i>	
	<i>'In Committee' (Items 5-11 inclusive)</i>		
5	Land and Property Transformation Program		
5.1	Transformation Program – Review of ToR	<i>To recommend that Corporate Policy and Resources Committee accept the revised Terms of Reference</i>	

5.2	Transformation Program – Land and Property Action Plan – Quarterly Update	<i>To recommend that Corporate Policy and Resources Committee note the Quarterly Update on Embedding the Transformation Programme – Land and Property Update</i>	<i>Action Plan completed October 2024, Quarterly review ongoing 2025</i>
6.	Annual Report on Land and Property Department	<i>To recommend that Corporate Policy and Resources Committee accepts the annual report on the activity of the Land and Property department for the financial year 2024 – 2025</i>	
7.	Requests to Use Council Land		
7.1	Request to Use Council Land, Ref/19/25 Portrush, Ramore Complex, Safe Outdoor Drinking Space	<i>To recommend that Corporate Policy and Resources Committee makes a recommendation to Council to approve Option 2: Refuse the request from the Ramore Complex for the use of Council land (Ref/19/25) at Portrush Harbour, adjacent to the Ramore Complex, for a 'Safe Drinking Space', from the 13th to 20th July 2025, during the period of the 153rd Open Golf Championship.</i>	
7.2	Request to Use Council Land, Ref/20/25 Portrush, Whiterocks – Fireworks Display	<i>To recommend that Corporate Policy and Resources Committee approves Option 1: Refuse the request to use Council land application Ref/20/25</i>	

		<i>for the use of Council land at Whiterocks Beach, Portrush for a private fireworks display from 7:30pm – 11:30pm on the 25th June 2025.</i>	
7.3	Request to use Council Land, Ref/86/24 Limavady, Scroggy Road – Article 161 Agreement	<p><i>To recommend that Corporate Policy and Resources Committee approves the request Ref/86/24, for an Article 161 Agreement with NI Water in connection with Loskan Properties Ltd. and Triangle Housing, to carry out works for a stormwater offsetting scheme off Rathbeg Drive, Limavady, “in principle” subject to;</i></p> <ul style="list-style-type: none"> • <i>LPS valuation</i> • <i>Further report to LPSC for final approval</i> <ul style="list-style-type: none"> • <i>Applicant agrees to cover the fee for the LPS valuation and the market value, if any, placed on the land.</i> 	
8.	Requests to Purchase/Dispose of Council Land/Property		
8.1	Third Party Requests to Purchase Council Land – Quarterly Update	<i>To recommend that Corporate Policy and Resources Committee notes the information provided in the report.</i>	Ongoing
9.	Leases and Licences		
9.1	Council Leases and Licences – Quarterly Update	<i>To recommend that Corporate Policy and Resources Committee notes the quarterly update presented on</i>	Ongoing

		<i>the renewal/review of Council's leases and licences.</i>	
9.2	Stranocum Community Centre, Shared Management Agreement	<i>To recommend that Corporate Policy and Resources Committee recommends to Council to enter into a Shared Management Agreement with Stranocum & District Development Group to operate Stranocum Community Centre at 'less than best value' with a nil rent, subject to Ministerial approval.</i>	TBC
10.	Legal Issues		
10.1	Council Title and First Registration – Quarterly Update	<i>To recommend that Corporate Policy and Resources Committee note the Quarterly Progress Report as at 29th May 2025 and associated Appendix A</i>	
11	Correspondence		
11.1	Garvagh, Cornerstone Park – Correspondence from TBF & KL Thompson Trust	<i>To recommend that Corporate Policy and Resources Committee note the correspondence received from the TBF Trust in relation to Cornerstone Park, Garvagh</i>	TBC

**MINUTES OF THE LAND AND PROPERTY SUB-COMMITTEE MEETING HELD
VIA VIDEO CONFERENCE ON WEDNESDAY 4 JUNE 2025 AT 7.00PM**

Chair: Alderman Knight-McQuillan (R)

Present: Alderman Fielding (R)
Councillors C Archibald (R), McCully (R), McShane (R),
Nicholl (R), Wilson (R), Wisener (R)

Non Committee Members Present: Councillor Kyle (R)

Officers Present: M Quinn, Director of Corporate Services (R)
J Mills, Council Solicitor, Land and Property (R)
L Scullion, Community Development Manager (R)
J Drillingcourt, Land and Property Officer (R)
M Faith, Assistant Land and Property Officer (R)
J Keen, Committee & Member Services Officer (R)

Press 1 no. (R)

1. APOLOGIES

There were no apologies recorded.

2. DECLARATIONS OF INTEREST

There were no declarations of interest.

3. NOMINATION OF CHAIR AND VICE CHAIR

3.1 Nomination of Chair

Proposed by Councillor McShane
Seconded by Councillor Wisener and

AGREED – to recommend that Alderman Knight-McQuillan be renominated to the position of Chair of Land and Property Sub Committee.

3.2 Nomination of Vice Chair

Proposed by Councillor Wisener
Seconded by Councillor McShane and

AGREED – to recommend that Councillor McCully be nominated to the position of Chair of Land and Property Sub Committee.

4. MINUTES OF PREVIOUS MEETING HELD ON WEDNESDAY 7 MAY 2025

Summary, previously circulated.

AGREED – the Minutes of the Land and Property Sub Committee meeting held Wednesday 7 May 2025 were confirmed as a correct record.

MOTION TO PROCEED ‘IN COMMITTEE’

Proposed by Councillor Nicholl

Seconded by Councillor Wisener and

AGREED – that Land and Property Sub Committee move ‘*In Committee*’.

* **Press were disconnected from the meeting at 7:06pm**

The information contained in the following items is restricted in accordance with Part 1 of Schedule 6 of the Local Government Act (Northern Ireland) 2014.

5. LAND AND PROPERTY TRANSFORMATION PROGRAMME

5.1 Transformation Program – Review of ToR

Confidential report, by virtue of paragraphs 3 and 5 of Part 1 of Schedule 6 of the Local Government Act (Northern Ireland) 2014, previously circulated, was presented by the Director of Corporate Services.

Proposed by Councillor McShane

Seconded by Councillor McCully and

AGREED – to recommend that Corporate Policy and Resources Committee accept the revised Terms of Reference.

5.2 Transformation Program – Land and Property Action Plan – Quarterly Update

Confidential report, by virtue of paragraph(s) 3 and 5 of Part 1 of Schedule 6 of the Local Government Act (Northern Ireland) 2014, previously circulated, was presented by the Director of Corporate Services.

Purpose of Report

The purpose of the report is to present the Quarterly Update on the embedding of the Transformation Action Plan, which was completed in October 2024.

Recommendation

It is recommended that the Quarterly Update on Embedding the Transformation Programme – Land and Property Update is noted

The Chair stated that significant progress had been made up until now, due to the Land and Property team.

Proposed by Councillor Nicholl
Seconded by Councillor Wisener and

AGREED – to recommend that Corporate Policy and Resources Committee note the Quarterly Update on Embedding the Transformation Programme – Land and Property Update.

- * **Councillor C Archibald joined the meeting remotely at 7:13pm during consideration of the following item.**

6. ANNUAL REPORT ON LAND AND PROPERTY DEPARTMENT

Confidential report, by virtue of paragraph(s) 3 of Part 1 of Schedule 6 of the Local Government Act (Northern Ireland) 2014, previously circulated, was presented by the Land and Property Officer.

Purpose of Report

The purpose of this report is to present the annual report on the activity of the Land and Property Section for the financial year commencing on 1st April 2024 to 31st March 2025.

Recommendation

It is recommended that Council accepts the annual report on the activity of the Land and Property department for the financial year 2024 – 2025.

The Chair stated this is an impressive report to a small team and acknowledged the work completed by the Land and Property staff, the Chair conveyed the Sub Committee's appreciation for their work behind the scenes.

AGREED – to recommend that Corporate Policy and Resources Committee accepts the annual report on the activity of the Land and Property department for the financial year 2024 – 2025

7. REQUESTS TO USE COUNCIL LAND

- * **Councillor Kyle joined the meeting at 19:29 during consideration of the following item.**

7.1 Request to Use Council Land, Ref/19/25 Portrush, Ramore Complex, Safe Outdoor Drinking Space

Confidential report, by virtue of paragraph 3 of Part 1 of Schedule 6 of the Local Government Act (Northern Ireland), previously circulated, was presented by the Land and Property Officer.

Purpose of Report

The purpose of this report is for the Land & Property Sub - Committee to consider a request to use Council land application Ref/19/25 for the use of Portrush Harbour for a safe drinking space on 13th to 20th July 2025, during the period of the 153rd Open Golf Championship.

Options

Option 1:

Approve the request from the Ramore Complex for the use of Council land (Ref/19/25) at Portrush Harbour, adjacent to the Ramore Complex, for a 'Safe Drinking Space', from the 13th to 20th July 2025, during the period of the 153rd Open Golf Championship and a fee will be charged in line with the Land and Property Policy – Request to use Council land Charging Schedule.

Option 2:

Refuse the request from the Ramore Complex for the use of Council land (Ref/19/25) at Portrush Harbour, adjacent to the Ramore Complex, for a 'Safe Drinking Space', from the 13th to 20th July 2025, during the period of the 153rd Open Golf Championship.

Recommendation

It is recommended that the Land & Property Subcommittee Committee considers the options at paragraph 4.1 – 4.2 and makes a recommendation to Council to:

Option 2:

Refuse the request from the Ramore Complex for the use of Council land (Ref/19/25) at Portrush Harbour, adjacent to the Ramore Complex, for a 'Safe Drinking Space', from the 13th to 20th July 2025, during the period of the 153rd Open Golf Championship.

Alderman Fielding stated that the case has been made as all the consultees have expressed concerns.

In response to questions from Members, the Land and Property Officer confirmed the organisers of the event as being the Ramore Complex alongside Rockshore.

Councillor Nicholl stated that he understands the health and safety concerns but if the weather is good there will be a number of people in the area anyway. Councillor Nicholl stated that although the applicant has not stated the area will have barriers it is likely they will be in place and acknowledged that having a marquee would be an easier scenario.

The Chair confirmed that the decision has to be based on the information provided.

Councillor McCully stated that he has received numerous complaints about noise due to people being in this area late at night and this event could add to that.

Council Solicitor, Land and Property, provided legal opinion on Council Bylaws and provided information on the next steps of the application process for the applicant.

Proposed by Alderman Fielding
Seconded by Councillor McCully and

AGREED - to recommend that the Corporate Policy and Resources Committee makes a recommendation to Council to approve Option 2: Refuse the request from the Ramore Complex for the use of Council land (Ref/19/25) at Portrush Harbour, adjacent to the Ramore Complex, for a 'Safe Drinking Space', from the 13th to 20th July 2025, during the period of the 153rd Open Golf Championship.

- * **Councillor McShane left the meeting at 7:52pm during consideration of the following item.**
- * **Councillor Kyle left the meeting at 7:59pm during consideration of the following item.**

7.2 Request to Use Council Land, Ref/20/25 Portrush, Whiterocks – Fireworks Display

Confidential report, by virtue of paragraph 3 of Part 1 of Schedule 6 of the Local Government Act (Northern Ireland) 2014, previously circulated was presented by the Land and Property Officer.

Purpose of Report

The purpose of this report is for the Land & Property Sub - Committee to consider the request to use Council land application Ref/20/25 for the use of Whiterocks Beach, Portrush for a private fireworks display on 25th June 2025.

Recommendation

It is recommended that the Land & Property Subcommittee Committee considers the options at paragraph 4.1 – 4.2 and makes a recommendation to Council to either:

Option 1: Refuse the request to use Council land application Ref/20/25 for the use of Council land at Whiterocks Beach, Portrush for a private fireworks display from 7:30pm – 11:30pm on the 25th June 2025.

Or

Option 2: Approve the request to use Council land application Ref/20/25 for the use of Council land at Whiterocks Beach, Portrush for a private fireworks display from 7:30pm – 11:30pm on the 25th June 2025, subject to DoJ approval and a fee charged in line with the Land and Property Policy – Request to use Council Land charging schedule.

Discussion ensued regarding the correct procedure to process Requests to Use Council Land, timeframes required to process requests and responses received from Consultees. Sub Committee Members commented that it would be nice to approve this application, and acknowledged consideration needed to be given to procedure. It was considered during discussion the application was not received within the required timeframe for the correct process to be followed.

In response to questions by Members, the Director of Corporate Services advised it would not be standard procedure to grant retrospective approval.

Proposed by Councillor Wisener
Seconded by Councillor McCully

AGREED – to recommend that the Corporate Policy and Resources Committee approves Option 1: Refuse the request to use Council land application Ref/20/25 for the use of Council land at Whiterocks Beach, Portrush for a private fireworks display from 7:30pm – 11:30pm on the 25th June 2025.

In response to comments from Sub Committee Members, the Land and Property Officer confirmed she would inform the applicant of the reasons why the request

to use Council land has been refused; reasons being the application was not received on time to process it and procedures need to be followed.

7.3 Request to use Council Land, Ref/86/24 Limavady, Scroggy Road – Article 161 Agreement

Confidential report, by virtue of paragraph 6(b) of Part 1 of Schedule 6 of the Local Government Act (Northern Ireland) 2014, previously circulated was presented by the Land and Property Officer.

Purpose of Report

The purpose of this report is to seek approval from the Land and Property Sub-Committee for a Request to Use Council Land application, Ref/86/24, for an Article 161 Agreement with NI Water in connection with Loskan Properties Ltd. and Triangle Housing.

Recommendation

It is recommended that the Land & Property Sub - Committee approves the request Ref/86/24, for an Article 161 Agreement with NI Water in connection with Loskan Properties Ltd. and Triangle Housing, to carry out works for a stormwater offsetting scheme off Rathbeg Drive, Limavady, “in principle” subject to;

- LPS valuation
- Further report to LPSC for final approval
- Applicant agrees to cover the fee for the LPS valuation and the market value, if any, placed on the land.

Proposed by Councillor Nicholl

Seconded by Councillor C Archibald and

AGREED – to recommend that Corporate Policy and Resources Committee approves the request Ref/86/24, for an Article 161 Agreement with NI Water in connection with Loskan Properties Ltd. and Triangle Housing, to carry out works for a stormwater offsetting scheme off Rathbeg Drive, Limavady, “in principle” subject to;

- LPS valuation
- Further report to LPSC for final approval
- Applicant agrees to cover the fee for the LPS valuation and the market value, if any, placed on the land.

8. REQUESTS TO PURCHASE/DISPOSE OF COUNCIL LAND/PROPERTY

8.1 Third Party Requests to Purchase Council Land – Quarterly Update

Confidential report, by virtue of paragraphs 1 - 3 of Part 1 of Schedule 6 of the Local Government Act (Northern Ireland) 2014, previously circulated was presented by the Land and Property Officer.

Purpose of Report

The purpose of this report is to update the Sub-Committee regarding the current third-party requests to purchase Council Land received by the Land & Property section.

Recommendation

It is recommended that the Sub-Committee notes the information provided in the report.

AGREED – to recommend that Corporate Policy and Resources Committee notes the information provided in the report.

9. LEASES AND LICENCES

9.1 Council Leases and Licences – Quarterly Update

Confidential report, by virtue of paragraph 3 of Part 1 of Schedule 6 of the Local Government Act (Northern Ireland) 2014, previously circulated was presented by the Land and Property Officer.

Purpose of Report

The purpose of this report is to provide a quarterly update to the Sub-Committee regarding the progress of the renewal of Council's commercial and nominal leases and licences.

Recommendation

It is recommended that the Sub-Committee notes the quarterly update presented on the renewal/review of Council's leases and licences.

AGREED – to recommend that Corporate Policy and Resources Committee notes the quarterly update presented on the renewal/review of Council's leases and licences.

9.2 Stranocum Community Centre, Shared Management Agreement

Confidential report, by virtue of paragraph 3 of Part 1 of Schedule 6 of the Local Government Act (Northern Ireland) 2014, previously circulated was presented by the Community Development Manager.

Purpose of Report

The purpose of the report is to provide the Land & Property Sub-Committee (L&P SC) with the independent Valuation Report for Stranocum Community Centre, and request that the L&PSC recommend that Council enter into a

Shared Management Agreement with Stranocum & District Development Group to operate Stranocum Community Centre at 'less than best value', subject to Ministerial approval.

Recommendation

It is recommended that the Land and Property Sub-Committee recommends to Council to enter into a Shared Management Agreement with Stranocum & District Development Group to operate Stranocum Community Centre at 'less than best value' with a nil rent, subject to Ministerial approval.

Proposed by Councillor McCully

Seconded by Councillor C Archibald and

AGREED – to recommend that Corporate Policy and Resources Committee recommends to Council to enter into a Shared Management Agreement with Stranocum & District Development Group to operate Stranocum Community Centre at 'less than best value' with a nil rent, subject to Ministerial approval.

10. LEGAL ISSUES

10.1 Council Title and First Registration – Quarterly Update

Confidential report, by virtue of paragraph 3 of Part 1 of Schedule 6 of the Local Government Act (Northern Ireland) 2014, previously circulated was presented by the Director of Corporate Services.

Purpose of Report

To provide the Land and Property Sub-Committee with Council Title and First Registration update following the initial report presented to Committee on 5th May 2021, quarterly updates thereafter, and the up-to-date position as of 29th May 2025. Summary attached at Appendix 1 for reference.

Recommendation

It is recommended that Council note the Quarterly Progress Report as at 29th May 2025 and associated Appendix A

AGREED – to recommend that Corporate Policy and Resources Committee note the Quarterly Progress Report as at 29th May 2025 and associated Appendix A

11. CORRESPONDENCE

11.1 Garvagh, Cornerstone Park – Correspondence from TBF & KL Thompson Trust

Confidential report, by virtue of paragraphs 3 of Part 1 of Schedule 6 of the Local Government Act (Northern Ireland) 2014, previously circulated was presented as read by the Chair.

Purpose of Report

The purpose of this report to inform Members of correspondence received by the TBF & KL Thompson Trust in relation to Cornerstone Park, Garvagh.

Recommendation(s)

It is recommended that Members note the correspondence received from the TBF Trust in relation to Cornerstone Park, Garvagh.

AGREED – to recommend that Corporate Policy and Resources Committee note the correspondence received from the TBF Trust in relation to Cornerstone Park, Garvagh.

MOTION TO PROCEED ‘IN PUBLIC’

Proposed by Councillor Nicholl

Seconded by Councillor McCully and

AGREED – to recommend that Land and Property Sub Committee move ‘*In Public*’.

There being no further business, the Chair thanked everyone for their attendance and the meeting closed at 8:30pm

Chair