



**SOUTH BELFAST
PARTNERSHIP BOARD**

Mr Stephen Hamilton
Draft PPS23 'Enabling Development' Public Consultation
Planning Policy Division
Department of the Environment
Millennium House
17-25 Great Victoria Street
Belfast
BT2 7BA

6 May 2011

Dear Mr Stephen Hamilton

RE: Public Consultation: Draft Planning Policy Statement 23 – Enabling Development

I write to you on behalf of the South Belfast Community Support Group (CSG) in response to your consultation on 'PPS23: Enabling Development'. The CSG consists of a number of elected representatives from community and voluntary groups that operate in South Belfast and seeks to represent the collective views of the communities they represent.

We welcome the recognition from Planning Service and the Department of the Environment that buildings and activities of historic, cultural or environmental significance often require additional support to ensure viability. This is even more so in the current economic climate. We are also in broad support for the overall objective of this PPS:

"...to provide the flexibility to accommodate unforeseen imaginative proposals for development that are clearly in the public interest; whilst aiming to maintain and enhance the standard of community, cultural, educational, social and health infrastructure, the historic built environment, the restoration / creation of wildlife habitats; and a range of leisure facilities."

We agree in the most part with the wording of Policy ED 1 – Enabling Development, but would suggest the need to include a clause that ensures a clear connection be made between the 'principal development' (i.e. the cultural or heritage asset to benefit) and the 'enabling development'. Without such a requirement, it may be feasible for a developer to circumvent other planning rules for a commercial scheme in one locality (as an 'enabling development' if part of the profits are set aside to restore a heritage asset or provide a desired community facility in another.

South Belfast Partnership

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I trust you find our input helpful and we look forward to the publication of the final document. If you wish to discuss any of these issues raised, please don't hesitate to contact me.

Yours sincerely

A handwritten signature in black ink, appearing to read 'M. Smithson', written in a cursive style.

Martyn Smithson
Urban Regeneration Officer

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