



Belfast Local Development Plan 2035

Draft plan strategy
Summary consultation document
August 2018

Contents

Introduction	3
Our vision	4
Our aims	5
How will we grow Belfast?	6
Shaping a liveable place	8
Creating a vibrant economy	9
A smart connected and resilient place	10
A green and active place	11
Get involved	12
Have your say	12



Introduction

Alongside the Belfast Agenda, Belfast’s first community plan, the Local Development Plan (LDP) will help shape the future development of Belfast.

This document is a summary of the draft Local Development Plan Strategy and describes our main aims for Belfast for the period up to 2035.

What is the LDP?

The LDP guides investment in Belfast setting out how the city should develop in the future.

What is the Plan Strategy?

The Plan Strategy sets out the overall aspirations for the future development of Belfast and policies to be used in assessing planning applications.

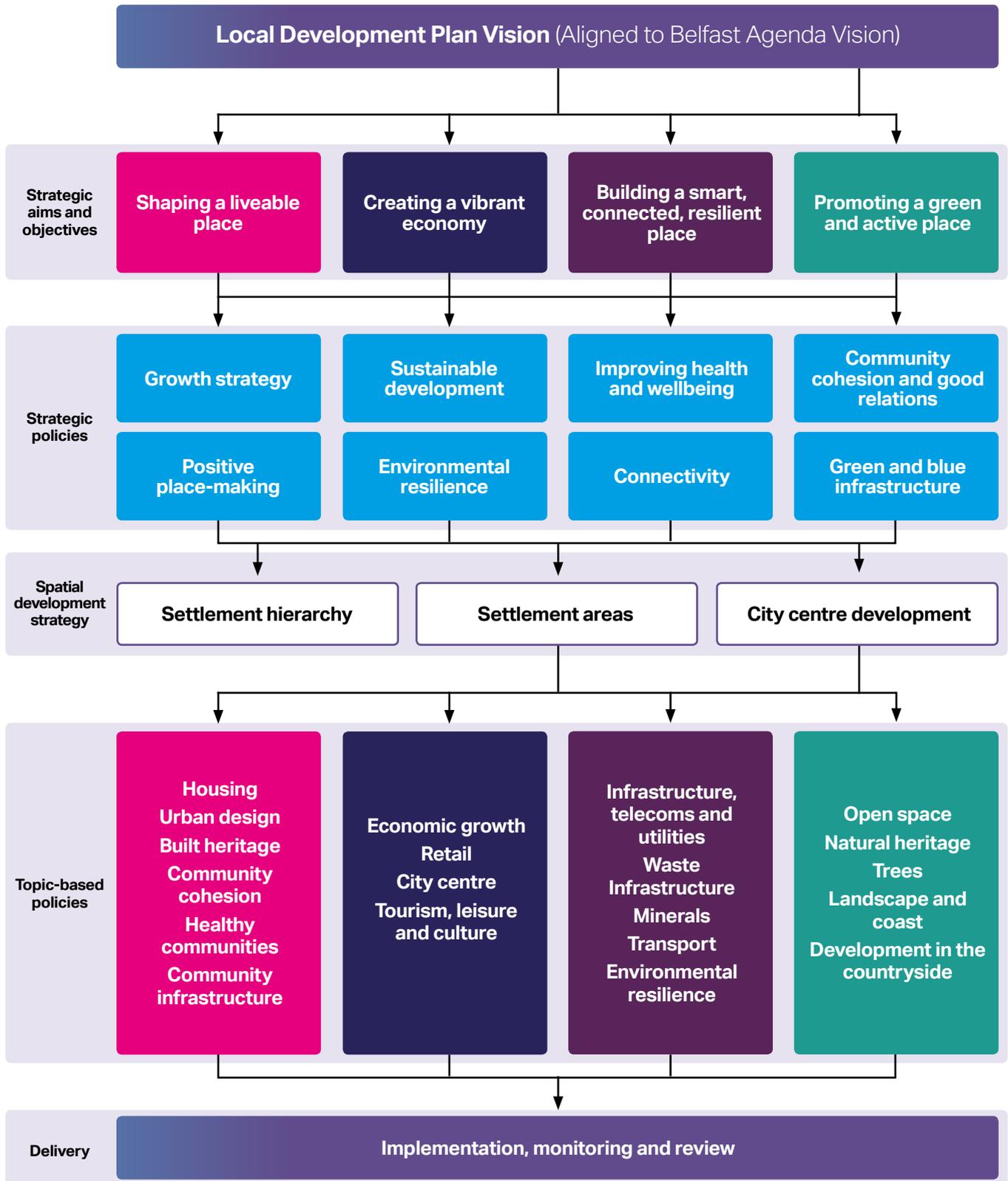




Our vision

In 2035, Belfast will be a globally successful, smart regional city that is environmentally resilient with a vibrant economic and social heart. As a centre of learning and business, the knowledge economy flourishes where collaboration and innovation attracts investment, talent and jobs. We will value and conserve our unique natural and built heritage to enhance and develop tourism.

Thriving socially inclusive well connected neighbourhoods, that encourage a healthy active lifestyle with well-designed homes where people love to live. A strong, inclusive local economy will support progressive, safe and vibrant communities. The city will provide a gateway to opportunities locally, nationally and worldwide.



Our aims

Shaping a liveable place

Promoting development that enhances the health and wellbeing of communities, neighbourhoods and places.



Creating a vibrant economy

A strengthened Belfast as the regional economic driver.



A smart connected and resilient place

Improving connectivity and supporting the efficient movement of people, goods, energy and information to create a dynamic innovative 21st century city with the capacity for adaption to environmental challenges.



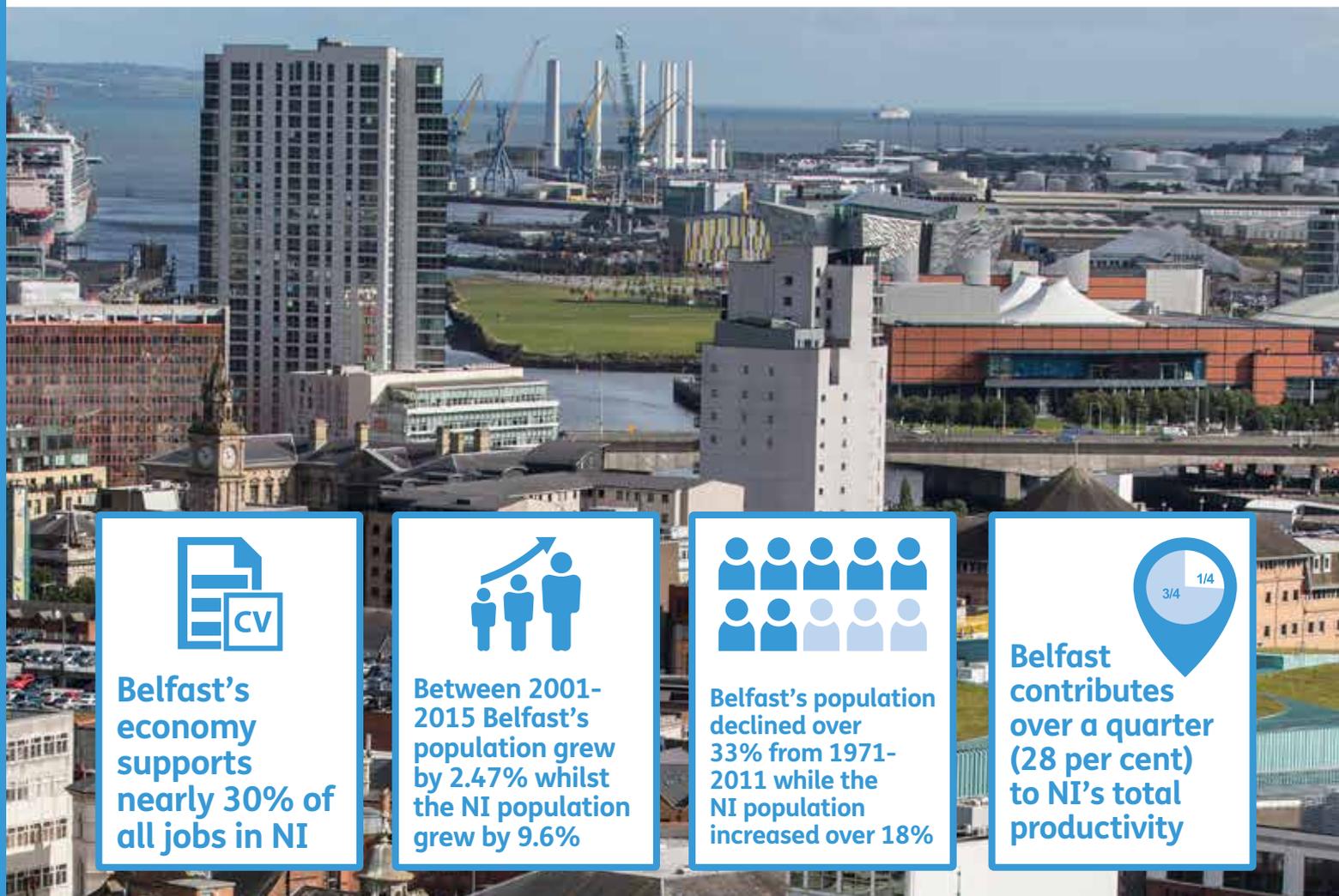
A green and active place

A protected, enhanced and attractive natural setting, reinforcing uniqueness and accessibility to all who live work and enjoy the city.

How will we grow Belfast?



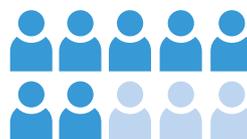
Belfast is the capital of Northern Ireland and lies at the heart of a wider built-up area in the east of the region. It drives much of the region's economic growth and is the main gateway into the country.



Belfast's economy supports nearly 30% of all jobs in NI



Between 2001-2015 Belfast's population grew by 2.47% whilst the NI population grew by 9.6%



Belfast's population declined over 33% from 1971-2011 while the NI population increased over 18%



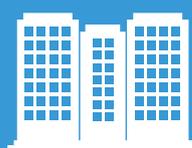
Belfast contributes over a quarter (28 per cent) to NI's total productivity

We aim to achieve the following:



Support **46,000** additional jobs

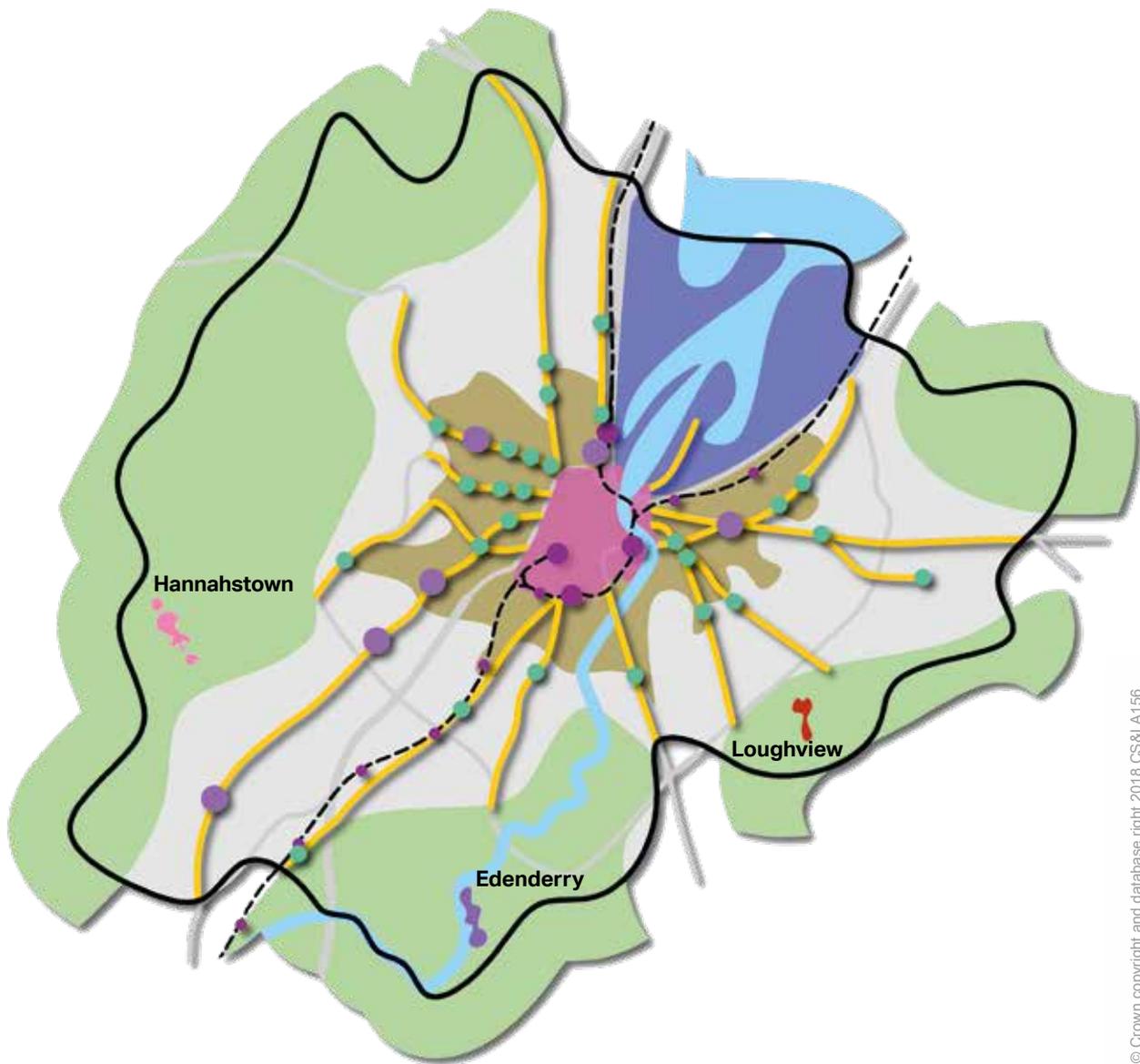
Our city is home to an additional **66,000** people



550,000m² of employment floor space (B-Use Class) 2020-2035

31,600 additional homes 2020-2035





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Key

- | | | | |
|---|-------------------------------------|---|---|
|  | Belfast city centre |  | City corridor |
|  | Inner city |  | City corridor 50m density buffer |
|  | Outer Belfast |  | Rail stations |
|  | Belfast Harbour area |  | Rail halts |
|  | District centre |  | Rail halts/stations 100m density buffer |
|  | District centre 200m density buffer |  | Rail line |
|  | Local centre |  | Plan area |
|  | Local centre 100m density buffer | | |



Shaping a liveable place

Promoting development that enhances the health and wellbeing of communities, neighbourhoods and places.

Homes and neighbourhoods

Neighbourhoods are important to Belfast. We want to make our existing neighbourhoods better.

Our plan aims to create new neighbourhoods and we have set land aside for 31,600 new homes. These will provide a mix of different types of housing for everyone and ensure that they are close to local services like shops and health centres.



Design and heritage

Cities across the world are known for their iconic buildings. We want Belfast to be recognisable by designing our city so that tall buildings are in the right locations and our older buildings are kept and reused.

Good design can change lives, bring communities together, attract business, encourage healthier living and contribute to how safe places are and feel.

We want our buildings to be of high design quality and energy efficient.

We aim to achieve the following:

<p>Population growth</p>	<p>Enough homes of the right size and type</p>	<p>Promote sustainable high quality design</p>
<p>Improve community safety and access for all through design</p>	<p>Promote integration and community cohesion</p>	<p>Protect and enhance built environment and historic environment</p>

Belfast is the capital of Northern Ireland with a population of **338,907**

We are one of the youngest cities in Europe with nearly a third of our population up to 21 years old

Nearly a quarter (24%) of houses in Belfast are socially rented, while 57% are owner-occupied

In 2015, nearly **7,000** people were in housing stress

Creating a vibrant economy



A strengthened Belfast as the regional economic driver.



The Regional Development Strategy seeks to strengthen the role of Belfast city centre as the primary retail location in Northern Ireland



Higher education and students generating **£1.2bn** (14,756 full time jobs contributing £700.3m to local GVA figures)

Belfast economy supports over



220,000 jobs

93% services sector
31% public sector



1.45m overnight trips (2016) contributing £334m to the economy creating nearly 19,000 jobs (2015)

Economic growth

We will seek to proactively drive forward the sustainable economic growth of Belfast over the plan period. We want to protect existing land and provide enough land for the jobs of the future. By supporting the development of our universities and colleges, we want to encourage opportunities to learn.

City centre

The city centre is the economic heart of the city and indeed the region. We will seek to proactively drive forward the sustainable economic growth of the city centre over the plan period and ensure that the city centre is lively and works well both now and in the future.

Retail

For our city centre to remain successful, it needs to be the focus for major new investment and retail development. We will encourage a mix of different shops and services and decide where these should be located.

We aim to achieve the following:



Maintain a strong and growing economy and availability of suitable employment sites



Support local economies by providing the right mix of uses in the right locations



Strengthen and develop tourism infrastructure and facilities



Support continued regeneration of disadvantaged areas with high-quality mixed development

A smart connected and resilient place



Improving connectivity and supporting the efficient movement of people, goods, energy and information to create a dynamic innovative 21st century city with the capacity for adaption to environmental challenges.

Infrastructure

Infrastructure, telecoms and utilities are integral to the day to day operation and socio-economic sustainability of our city.

We will:

- Facilitate the appropriate provision of infrastructure to meet current and future needs in a timely and co-ordinated way; and
- Minimise visual and environmental impacts in order to support sustainable economic growth.

Transportation

A high quality transportation system is essential in supporting Belfast's role as the regional economic driver for Northern Ireland and the main employment and retail centre. Moving people and goods is necessary to the everyday life of the city and is vital for the growth of the local economy.



Environmental quality and building resilience

The quality of the physical environment is vitally important for the city, including for human health, biodiversity, ecosystem services and economic development. We will enhance environmental quality and protect communities from materially harmful development. Environmental resilience for a growing and vibrant city is a key objective of the plan.

We aim to achieve the following:

<p>Ensure Infrastructure aligns with city growth</p>	<p>Facilitate development that promotes sustainable travel</p>	<p>Minimise carbon emissions</p>
<p>Adapt to environmental change through location and design</p>	<p>Ensure development minimises waste and supports recycling</p>	<p>Address environmental pollution or damage</p>

Belfast has the highest density of fibre network in Europe and nearly 100% of households have access to optical fibre broadband

Over **100,000** people travel into Belfast from other areas to work every day

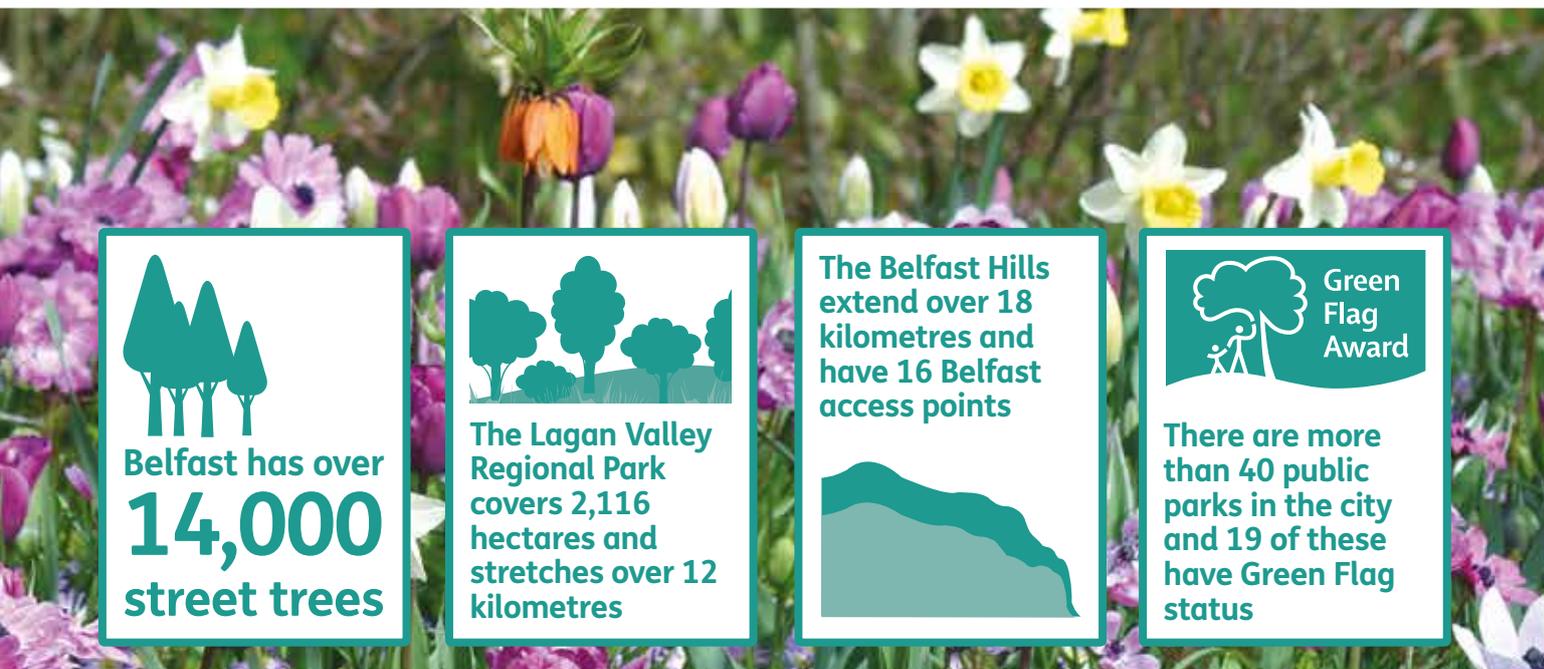
The Belfast Bikes scheme has 40 docking stations in the city with over **4,000** annual subscribers

The Connswater Greenway Project is bringing benefits to local communities, including recreation, regeneration and flood alleviation

A green and active place



A protected, enhanced and attractive natural setting, reinforcing uniqueness and accessibility to all who live work and enjoy the city.



Belfast has over **14,000** street trees

The Lagan Valley Regional Park covers 2,116 hectares and stretches over 12 kilometres

The Belfast Hills extend over 18 kilometres and have 16 Belfast access points

Green Flag Award

There are more than 40 public parks in the city and 19 of these have Green Flag status

Open space

The city's open spaces and green areas are vitally important to the function and environmental quality of the city and the wellbeing of its population, visitors and nature. Open spaces and green areas help to improve the quality of the environment, including air quality, urban cooling and flood alleviation. In recognition of the multi-benefits of open space, we will aim to protect and enhance open space within Belfast.

Natural heritage and trees

The district's diversity of landscapes, habitats, species and geology, and their relationship with the urban area, contribute enormously to the area's distinctive and attractive character. We aim to protect all designated sites and priority habitats and species from damaging or inappropriate development. We also aim to protect and enhance the other important nature conservation and biodiversity interests within the district, irrespective of specific designations.

We aim to achieve the following:

Ensure land availability for walking, cycling, play, allotments, sports and recreation

Protect, enhance and link natural environment and biodiversity by managing location and design of new development

Protect natural heritage and the environment by managing development in sensitive areas

Manage water with sustainable urban drainage and connected green spaces

Get involved

Your responses to this stage of the consultation should be based on soundness:

Procedural tests

- **P1.** Has the plan been prepared in accordance with the council's timetable and the Statement of Community Involvement?
- **P2.** Has the council prepared its Preferred Options Paper and taken into account any representations made?
- **P3.** Has the plan been subject to sustainability appraisal including Strategic Environmental Assessment?
- **P4.** Did the council comply with the regulations on the form and content of plans and on the procedure for preparing such documents?

Consistency tests

- **C1.** Did the council take account of the Regional Development Strategy?
- **C2.** Did the council take account of its Community Plan?
- **C3.** Did the council take account of policy and guidance issued by the Department?
- **C4.** Has the plan had regard to other relevant plans, policies and strategies relating to the council's district or to any adjoining council's district?

Coherence and effectiveness tests

- **CE1.** Does the plan set out a coherent strategy from which its policies and allocations logically flow? Where cross boundary issues are relevant is it in conflict with the plans of neighbouring councils?
- **CE2.** Are the strategy, policies and allocations realistic and appropriate having considered the relevant alternatives and are founded on a robust evidence base?
- **CE3.** Are there clear mechanisms for implementation and monitoring?
- **CE4.** Is the plan reasonably flexible to enable it to deal with changing circumstances?

Have your say

The Belfast Local Development Plan - draft Plan Strategy and supporting documents, including the Sustainability Appraisal (incorporating the Strategic Environmental Assessment) and Equality Impact Assessment are exhibited and available for consideration from Thursday 23 August 2018. The documentation will continue to be available between the hours of 9.00am to 5.00pm (Monday to Friday) at Belfast City Council, Planning Service, Cecil Ward Building, 4-10 Linenhall Street, Belfast, BT2 8BP until close of consultation at 5pm on Thursday 15 November 2018.

The draft Plan Strategy documentation additional information is also available at www.belfastcity.gov.uk/LDP. If you have any queries on the LDP, the Planning Service may be contacted on 028 9050 0510.

Representations can be submitted online using the Belfast City Council consultation site accessible at www.belfastcity.gov.uk/LDP, by email and by post returning the LDP response form to the address below.

To obtain a response form visit www.belfastcity.gov.uk/LDP, collect one at the Belfast Planning Service or request by email: localdevelopmentplan@belfastcity.gov.uk

Representations should be sent to:

Belfast Planning Service, Cecil Ward Building, 4-10 Linenhall Street, Belfast, BT2 8BP

The consultation period will close at 5pm Thursday 15 November 2018 representations received after this time will not be accepted.

Consultation events

For information on upcoming consultation events please come along, check our website and register for updates: www.belfastcity.gov.uk/LDP

Innovation Factory

Wednesday 29 August, 11am to 1pm

Girdwood

Thursday 30 August, 2pm to 4pm

Skainos

Tuesday 18 September, 6pm to 8pm

City Hall

Thursday 20 September, 10am to 2pm

Olympia

Tuesday 25 September, 6pm to 8pm

Belfast Planning Service

Belfast City Council
Cecil Ward Building
4-10 Linenhall Street
Belfast BT2 8BP

 www.belfastcity.gov.uk/LDP

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