

## Greater Shankill Potential Housing Development Sites

Greater Shankill Zone	Site Location/ Site Post Code (Or Close Proximity)	Site Size	Site Owner	Additional Site Information/
Inner	16 Gardiner Street BT13 2GT	0.24 hectares	NIHE	Vacant, former NIHE works depot. Currently used as store.  Unzoned.
Inner	Wilson Street Carpark.  Wilson Street/ Millfield/ Brown Street junction. BT13 2GN	0.13 hectares	Private	Carpark  Planning application (2008) Z/2008/2021/O. Permission granted (2010). Expired. Demolition of existing two storey building. Erection of 5 storey apartment development containing 44 apartments.  Link: <a href="https://epicpublic.planningni.gov.uk/publicaccess/simpleSearchResults.do?action=firstPage">https://epicpublic.planningni.gov.uk/publicaccess/simpleSearchResults.do?action=firstPage</a>
Inner	Malvern Close/ Hopewell Avenue BT13 1DJ	0.45 hectares	NIHE	Brownfield site. Open space and hard standing for parking.  Previously housing site.
Inner	North Boundary Street/ Malvern Link. Adjacent to Denmark Street Community Centre. BT13 1DP	0.4 hectares	NIHE	Brownfield site. Unmaintained grass and hard top. Used for car parking.
Inner	North Boundary Street. Backing on to Boundary Way. BT13 1DH	0.12 hectares	NIHE	Maintained grass.  Previously housing site.

Inner	Hopewell Crescent/ Malvern Place BT13 1DY	0.27 hectares	NIHE	Flat landscaped site. Grass and tarmac for car parking. Electric substation to NE and public art. Open site  Planning application LA04/2016/1753/F involving an environmental improvement scheme received approval in November 2016 (now lapsed).
Inner	Hopewell Crescent/ Hopewell Avenue BT13 1DL	0.84 hectares	NIHE	Maintained grass, some hardstanding and community garden.  Planning application (2019) LA04/2019/2306/F. Permission granted (2020). Erection of 46 social and affordable dwellings.  Link: <a href="https://epicpublic.planningni.gov.uk/publicaccess/applicationDetails.do?keyVal=PYUA09SV30000&amp;activeTab=summary">https://epicpublic.planningni.gov.uk/publicaccess/applicationDetails.do?keyVal=PYUA09SV30000&amp;activeTab=summary</a>
Inner	Shankill Road/ Downing Street junction. 141-145 Shankill Road BT13 1FD	400msq	DfC	Garden area maintained by DfC.  Released under development brief by DfC (2020). No developer appointed.  Link: <a href="https://www.communities-ni.gov.uk/publications/141-145-shankill-road-belfast-development-brief">https://www.communities-ni.gov.uk/publications/141-145-shankill-road-belfast-development-brief</a>
Inner	Shankill Road/ Malvern Street junction. BT13 1JD	480 m2	DfC	Garden area maintained by DfC.
Inner	124-138 Peter's Hill/ 17 Greenland Street/ Dayton Street. BT13 1EN	1,768m	DfC	Hard top and shrubbery.  Released under development brief by DfC (2019).  Link: <a href="https://www.communities-ni.gov.uk/publications/peters-hill-and-greenland-street-belfast-development-brief">https://www.communities-ni.gov.uk/publications/peters-hill-and-greenland-street-belfast-development-brief</a>
Inner	North Boundary Street/ Boundary Walk/ 69-71 Shankill Road Belfast BT13 1DY	0.27 hectares	Private	Hard top.  Outline planning application (2018). LA04/2018/1467/O. Planning permission granted (2019) for four story nursing home.  Link: <a href="https://epicpublic.planningni.gov.uk/publicaccess/simpleSearchResults.do?action=firstPage">https://epicpublic.planningni.gov.uk/publicaccess/simpleSearchResults.do?action=firstPage</a>

Inner	56 - 76 Townsend Street/ 110 - 122 Peters Hill BT13 3ET	0.7 acres	Private	<p>Hard top with shrubbery.</p> <p>Planning application (2015). LA04/2015/0686/F. Planning permission granted (2018). Two blocks – one comprising 22 dwellings and the other an office block.</p> <p>Link: <a href="https://epicpublic.planningni.gov.uk/publicaccess/simpleSearchResults.do?action=firstPage">https://epicpublic.planningni.gov.uk/publicaccess/simpleSearchResults.do?action=firstPage</a></p>
Inner	Dayton Street 40-50 Townsend Street BT13 2EF	0.17 hectares	Private	<p>Hard top with shrubbery.</p> <p>Planning application (2018). LA04/2018/2076/F. Planning permission granted (2019). Residential development consisting of 39 apartments in 3 blocks.</p> <p>Link: <a href="https://epicpublic.planningni.gov.uk/publicaccess/simpleSearchResults.do?action=firstPage">https://epicpublic.planningni.gov.uk/publicaccess/simpleSearchResults.do?action=firstPage</a></p> <p>Non- material Change planning application (minor changes) LA04/2022/1704/NMC submitted 22.8. 2022.</p>
Central	308-312 Shankill Road. BT13 3AB Lawnbrook Avenue junction.	159 m2	DfC	<p>Hard top with shrubbery.</p> <p>Released under development brief by DfC (2019).</p> <p>Link: <a href="https://www.communities-ni.gov.uk/publications/308-312-shankill-road-belfast-development-brief">https://www.communities-ni.gov.uk/publications/308-312-shankill-road-belfast-development-brief</a></p>
Central	First Street/ North Howard Street/ Third Street/ Conway Street BT13 2DW	0.95 hectares	Private Agents	<p>Hard top with gravel and some shrubbery.</p> <p>Planning application (2018). LA04/2018/0618/F. Planning permission granted (2019). Construction of 49 houses.</p> <p>Link: <a href="https://epicpublic.planningni.gov.uk/publicaccess/applicationDetails.do?keyVal=P5VT6FSV30000&amp;activeTab=summary">https://epicpublic.planningni.gov.uk/publicaccess/applicationDetails.do?keyVal=P5VT6FSV30000&amp;activeTab=summary</a></p>
Central	Cupar Way/ Cranmore Street junction adjacent to Cupar Way Peace Wall. BT13 2 PU	No information	Belfast City Council since 2008	Maintained green space.

Central	Tennent Street/ Shankill Road junction. BT13 1FX	No information	Unknown/ Unregistered	Fenced, disused, overgrown site.
Central	Keswick Street. Opposite 11 Keswick Street. BT13 1 RW	0.22 hectares	Private	Brownfield site. Site of former warehouse now demolished.  Planning application (2018). LA04/2018/1904/F. Planning permission granted (2020). 10 dwellings.  Link: <a href="https://epicpublic.planningni.gov.uk/publicaccess/simpleSearchResults.do?action=firstPage">https://epicpublic.planningni.gov.uk/publicaccess/simpleSearchResults.do?action=firstPage</a>
Central	Caledon Street. Adjacent to 2a Caledon Street BT13 6AX	0.07 hectares	Private	Soft top with shrubbery.  Brownfield site.  Previously housing site.  Site now linked to Lanark Way/ Shankill Road Junction plans below.
Central	Lanark Way/ Shankill Road Junction BT13 3AB	0.36 hectares	Private	Hardtop with rubble & some vegetation  Planning application (2017). LA04/2017/0007/F. Planning permission granted (2018). Mixed use housing and retail scheme.  Link: <a href="https://epicpublic.planningni.gov.uk/publicaccess/simpleSearchResults.do?action=firstPage">https://epicpublic.planningni.gov.uk/publicaccess/simpleSearchResults.do?action=firstPage</a>  Pre-application Determination application (2021). LA04/2021/2378 for 53 dwellings (semi-detached/ detached/ apartments) approved November 2021  Link: <a href="https://epicpublic.planningni.gov.uk/publicaccess/simpleSearchResults.do?action=firstPage">https://epicpublic.planningni.gov.uk/publicaccess/simpleSearchResults.do?action=firstPage</a>  Planning application LA04/2022/0612/F for 53 units submitted March 2022 and under consideration.

Central	Lanark Way/ Springfield Road interface barrier. BT13 3BJ	0.36 hectares	DfC.	Hard top, grass, shrubbery and trees.  Part of site unzoned in BMAP and part zoned employment.
Central	Shankill Road/ 25 Mayo Street junction BT13 3AY	No information	Private	Hard top corner site.
Central	34-38 Woodvale Road/ Ainsworth Street junction. BT13 3EH	No information	Unknown/ Unregistered	Hard top.  Planning application LA04/2021/0231/F (2021) for 4 retail units and 12 one-bedroom apartments above refused December 2021.  Link:  <a href="https://epicpublic.planningni.gov.uk/publicaccess/applicationDetails.do?keyVal=QNOZG5SV30000&amp;activeTab=summary">https://epicpublic.planningni.gov.uk/publicaccess/applicationDetails.do?keyVal=QNOZG5SV30000&amp;activeTab=summary</a>
Central	7-11 Woodvale Road BT13 3BN	0.335h	Private	Cleared, grassed site between two buildings.  Planning application LA04/2020/2332/F (2020) for 2 retail units and 4 two-bedroom apartments above. Remains under consideration.  Link: <a href="https://epicpublic.planningni.gov.uk/publicaccess/simpleSearchResults.do?action=firstPage">https://epicpublic.planningni.gov.uk/publicaccess/simpleSearchResults.do?action=firstPage</a>
Central	Shankill Road/ 24 Ainsworth Avenue BT13 3RJ Also 26 Ainsworth Avenue.	No information	Unknown/ Unregistered	Hard top corner site with billboard
Central	294 – 206 Crumlin Road BT13 3GG Tennent Street/ Crumlin Road junction.	0.06 hectares	DfC	Maintained grass and shrubbery  Planning application (2005). Z/2005/2044/F. Planning permission granted (2006). Three retail units on the ground floor with eleven apartments on first and second floors. Expired.  Link: <a href="https://epicpublic.planningni.gov.uk/publicaccess/search.do?action=simple&amp;searchType=Application">https://epicpublic.planningni.gov.uk/publicaccess/search.do?action=simple&amp;searchType=Application</a>

				<p>Planning application (2017). LA04/2017/0007/F. Planning permission granted (2018). Mixed use housing and retail scheme.</p> <p>Link:  <a href="https://epicpublic.planningni.gov.uk/publicaccess/simpleSearchResults.do?action=firstPage">https://epicpublic.planningni.gov.uk/publicaccess/simpleSearchResults.do?action=firstPage</a></p> <p>DfC released under Development Brief in May 2018. No link available.</p>
Central	Cambrai Court/ 240-252 Cambrai Street Belfast BT13 3JJ	0.05 hectares	Housing Association (Woodvale and Shankill)	<p>Former housing site.</p> <p>Planning application (2016). LA04/2016/1288/F. Planning permission granted (2018). Four dwellings.</p> <p>Link:  <a href="https://epicpublic.planningni.gov.uk/publicaccess/applicationDetails.do?keyVal=O9FN33SV30000&amp;activeTab=summary">https://epicpublic.planningni.gov.uk/publicaccess/applicationDetails.do?keyVal=O9FN33SV30000&amp;activeTab=summary</a></p>
Central	Land adjacent to and north of Tennent Street PSNI Station 143 Tennent Street Belfast BT13 3GF	0.95 hectares	Policing Board NI	<p>Hardtop.</p> <p>Planning application (2006). Z/2006/2924/F. Planning permission refused (2014) due to possible contamination. 79 dwellings (38 houses and 41 apartments).</p> <p>Link:  <a href="https://epicpublic.planningni.gov.uk/publicaccess/simpleSearchResults.do?action=firstPage">https://epicpublic.planningni.gov.uk/publicaccess/simpleSearchResults.do?action=firstPage</a></p> <p>Planning application (2018) LA04/2018/1526/F for change of use of land from vacant ground to car park. Refused.</p> <p>Link:  <a href="https://epicpublic.planningni.gov.uk/publicaccess/simpleSearchResults.do?action=firstPage">https://epicpublic.planningni.gov.uk/publicaccess/simpleSearchResults.do?action=firstPage</a></p>
Central	166-194 Woodvale Road BT13 3BX	0.2 hectares	NIHE	<p>Overgrown.</p> <p>Previous residential site.</p> <p>Planning application (2009). Z/2009/1427/F. Planning permission granted (2010). Mixed use development – 15 dwelling units (3 apartments and 12 townhouses) and three floor office building).</p> <p>Link:  <a href="https://epicpublic.planningni.gov.uk/publicaccess/simpleSearchResults.do?action=firstPage">https://epicpublic.planningni.gov.uk/publicaccess/simpleSearchResults.do?action=firstPage</a></p>

Central	208-224 Cambrai Street BT13 3XN	0.47 hectares	Private	Hard top car park. Former factory site.  Planning application (2006). Z/2006/2691/F. Planning permission granted (2008). 15 townhouses and 21 no. apartments. Permission lapsed.  Link: <a href="https://epicpublic.planningni.gov.uk/publicaccess/simpleSearchResults.do?action=firstPage">https://epicpublic.planningni.gov.uk/publicaccess/simpleSearchResults.do?action=firstPage</a>
Central	64-82 Cliftonpark Park Avenue Belfast BT14 6DR	0.12 hectares	<ul style="list-style-type: none"> <li>•NIHE (Part)</li> <li>• Radius</li> <li>Housing. (Part)</li> <li>•Private owner (Part).</li> </ul>	Grassed site.
Central	Adjacent to 69 Cliftonpark Avenue. (Part of Girdwood site)	2400m2	NIHE	Grassed site.
Central	Mountview Street/ Oldpark Road Peace Wall/ Manor Street.	0.76 hectares	NIHE	Partially gassed. Shared surface of former streets/ housing and sewer infrastructure remains in place.
Central	Cliftonpark Avenue Peace Wall/ Manor Street/ Southport Court/ Rosapenna Peace Wall	No information	NIHE	Green open space with walkway adjacent to peace wall.
Central	205-211 Crumlin Road Belfast BT14 7DX	0.68 hectares	Private	Cleared, overgrown, badly maintained site.  Planning application (2017). LA04/2017/0733/F. Planning permission granted (2019). Development of 4 storey building with four and a half storeys on front elevation to Crumlin Road (14 no. apartments: 10 no. 2 bed 3 person & 4 no. 1 bed 2 person apartments).  Link: <a href="https://epicpublic.planningni.gov.uk/publicaccess/simpleSearchResults.do?action=firstPage">https://epicpublic.planningni.gov.uk/publicaccess/simpleSearchResults.do?action=firstPage</a>

Outer	Ballygomartin/ Somerdale BT13 3PQ	3.5 hectares	NIHE	<p>Former site of school building.</p> <p>Planning application (2007). Z/2007/1508/F. Planning permission granted (2010). Housing development (203 private and 35 social housing units) Planning approval acts as the overall concept.</p> <p>Link: <a href="https://epicpublic.planningni.gov.uk/publicaccess/applicationDetails.do?keyVal=L4MEI4SVDT817&amp;activeTab=summary">https://epicpublic.planningni.gov.uk/publicaccess/applicationDetails.do?keyVal=L4MEI4SVDT817&amp;activeTab=summary</a></p> <p>Planning application (2011). Z/2011/1447/F. Planning permission granted (2012). Housing development. Phase 1 (41 social units).</p> <p>Link: <a href="https://epicpublic.planningni.gov.uk/publicaccess/applicationDetails.do?keyVal=MDIZOBSV30000&amp;activeTab=summary">https://epicpublic.planningni.gov.uk/publicaccess/applicationDetails.do?keyVal=MDIZOBSV30000&amp;activeTab=summary</a></p> <p><a href="https://epicpublic.planningni.gov.uk/publicaccess/applicationDetails.do?keyVal=LW3INBSV30000&amp;activeTab=summary">https://epicpublic.planningni.gov.uk/publicaccess/applicationDetails.do?keyVal=LW3INBSV30000&amp;activeTab=summary</a></p> <p>Planning application (2019). LA04/2019/2372/F. Planning permission granted (2020). Housing development. Phase 2 (26 social units).</p> <p>Link: <a href="https://epicpublic.planningni.gov.uk/publicaccess/applicationDetails.do?keyVal=PZDAHESV30000&amp;activeTab=summary">https://epicpublic.planningni.gov.uk/publicaccess/applicationDetails.do?keyVal=PZDAHESV30000&amp;activeTab=summary</a></p> <p>Two phases of social housing development by Choice Housing. Phase 1 (41 social units) completed. Phase 2 (26 social units) under construction.</p> <p>Remainder subject to Concept Plan. Potential for 140 new houses.</p>
Outer	Somerdale Park Site Lands opposite 13, 15, 17 and 32 Somerdale Park BT14 7HD	0.48 hectares	Private	<p>Green space, grass, some mature trees.</p> <p>Planning application (2018). LA04/2018/2876/F. Planning permission refused (2020) on basis of PPS8 considerations and QD1 (Quality of residential putback) concern. Residential development comprising 17 units.</p> <p>Link: <a href="https://epicpublic.planningni.gov.uk/publicaccess/simpleSearchResults.do?action=firstPage">https://epicpublic.planningni.gov.uk/publicaccess/simpleSearchResults.do?action=firstPage</a></p>



Outer	720 Crumlin Road/ Glenside Park Adjacent to the Forth River. BT14 8AD	1.3 hectares	Department of Enterprise, Trade, Investment, IDB House, 64 Chichester Street Belfast (since 2008)	Green space, mature trees and vegetation.
Outer	7 -9 Ballygomartin Road, Belfast BT13 3LA	0.39 hectares	Private	Hardtop, shrubbery and trees  Planning application (2021). LA04/2021/1531/F. Decision awaited. Construction of 3 blocks consisting of 30 two bedroom apartments.  Link: <a href="https://epicpublic.planningni.gov.uk/publicaccess/simpleSearchResults.do?action=firstPage">https://epicpublic.planningni.gov.uk/publicaccess/simpleSearchResults.do?action=firstPage</a>  Revised P1 Form submitted April 22. Planning application for 24 apartments in three blocks.
Outer	West Circular Road Land Lands to the east of 14 -20 Ballygomartin Park and 183 – 187 West Circular Road and to the south of 14 - 54 Ballygomartin Road, Belfast. BT13 3LD	7.1 hectares	Private	Mix of hardtop, gravel and shrubbery  Planning application (2008). Z/2008/2057/F. Planning permission granted (2012). Expired. 247 dwellings (117 townhouses/ 68 mews/ 14 semi-detached/ 48 apartments).  Link: <a href="https://epicpublic.planningni.gov.uk/publicaccess/applicationDetails.do?keyVal=L4MEH9SVDT638&amp;activeTab=summary">https://epicpublic.planningni.gov.uk/publicaccess/applicationDetails.do?keyVal=L4MEH9SVDT638&amp;activeTab=summary</a>
Outer	129 West Circular Road BT13 3QD	Unknown	Unknown	Soft top with bordering boulders and Harris Fencing.  Former use – church hall (Nissen hut).
Outer	Ballymagarry Lane/ Ballygomartin Road/ Lyndhurst Gardens (Former Mt Gilbert School) Belfast BT13 3PG	4.68 hectares	Education Authority	Hardtop, trees and shrubbery.  Site of school buildings demolished.  Planning application (2017). LA04/2017/0323/O. Planning permission granted (2018). Redevelopment to facilitate future residential development.  Link: <a href="https://epicpublic.planningni.gov.uk/publicaccess/simpleSearchResults.do?action=firstPage">https://epicpublic.planningni.gov.uk/publicaccess/simpleSearchResults.do?action=firstPage</a>

				<p>Planning application (2021). LA04/2021/1517/O. Decision awaited. To facilitate future residential development.</p> <p>Link:  <a href="https://epicpublic.planningni.gov.uk/publicaccess/simpleSearchResults.do?action=firstPage">https://epicpublic.planningni.gov.uk/publicaccess/simpleSearchResults.do?action=firstPage</a></p>
Outer	Forthriver Crescent/ Forthriver Road Belfast BT13 3SR	2.33 hectares	NIHE	<p>Grassed, terraced site. Semi-mature trees at boundary.</p> <p>Previously housing.</p>
Outer	Forthriver Crescent Belfast BT13 3PP	0.13 hectares	NIHE	<p>Grassed site.</p> <p>Previously housing.</p>
Outer	Forthriver Road/ Forthriver Crescent Belfast BT13 3SJ	0.26 hectares	NIHE	Maintained grass. Scattered mature trees.
Outer	Glencairn Way/ Forthriver Road/ Forthriver Close Belfast BT13 3TH	1.86 hectares	NIHE	Some mature trees.
Outer	Forthriver Parade/ Forthriver Road/ Forthriver Park Belfast BT13 3UU	0.38 hectares	NIHE	Maintained site.
Outer	Forthriver Road/ Forthriver Drive Belfast BT13 3UL	3.41 hectares	NIHE	Largely maintained grass.
Outer	Ballygomartin/ Highpark Drive/ Black Mountain Primary School/ Highfern Gardens	0.59 hectares	NIHE	<p>NIHE maintained open space.</p> <p>Previously housing site.</p>

	Belfast BT13 3RU			
Outer	Brittons Lane Highcairn Drive/ Highfield Drive BT13 3RU	0.12 hectares	NIHE	Grassed open space.
Outer	Springfield Road/ Highfield Drive Belfast BT12 7DN	768.9m2	DfC	Paved pathway with steps through the site.
Outer	Springfield Road/ Springmartin Road junction Belfast BT13 3PX	1831m2	DfC	Maintained grass and mature trees.