



SandyRow

A little part of Belfast

Walking the Row



- 1 Murrays Tobacco Factory
- 2 Gilpins
- 3 Holiday Inn
- 4 Hampton by Hilton
- 5 92-94 Sandy Row (Ena's Chip Shop)
- 6 Wee Ruby's Block
- 7 96 Sandy Row
- 8 Benedicts Hotel (Lower Donegall Road Development)
- 9 Weavers Court
- 10 Blythefield Primary School
- 11 Arellian Nursery
- 12 Blythefield Park
- 13 Charter Youth Club / 4G Pitch
- 14 Utility Street Mens Hostel
- 15 Presbyterian Housing
- 16 Fletcher Lodge
- 17 BSCR/ Digital Hub
- 18 Sandy Row Community Centre
- 19 Belfast Central Mission/ Dementia Centre
- 20 Sandy Row Orange Hall
- 21 Youth Hostel / Ulidia House
- 22 Main Sandy Row Estate
- 23 Whitehall Square
- 24 Tollgate House
- 25 Victoria Place
- 26 Choice Housing Gt Victoria Street
- 27 Sandy Row Boxing Gym/ Commercial Development
- 28 Bankmore Square Development
- 29 Fairy Garden
- 30 Community Garden
- 31 Main St / Sandy Row Economic Core
- 32 Transport Hub
- 33 Hope Street Site
- 34 City Way Flats
- 35 P&E Stores Site

- Key**
- Community Interest
 - Commercial
 - Community Enterprise
 - Statutory Ownership
 - Public Space
 - Residential

Locations & Actions required

- 1 Murrays Tobacco Factory**
 - Showcase as an example of best practice in listed building development for progressing Gilpins project
 - Ensure connections with building manager & internal businesses for revitalise business partnership
- 2 Gilpins**
 - Commitment to purchase & bring under statutory control should be progressed
 - Funding allocated to 'mothball' to prevent further deterioration of building
 - Development of full business case/ site plans following on from SIB report
 - Fundraising plan drawn up & potential funders identified
 - Boyne Enterprises to act as community lead on this project
 - Senior officials from department for communities & Belfast city council to agree project sponsor
- 3 Holiday Inn**
 - Engage with Andras House as part of Revitalise Business Partnership
- 4 Hampton by Hilton**
 - Establish a pre-employment programme for recruitment of staff in partnership with Andras House
- 5 Ena's Chippy (92-94 Sandy Row)**
 - Progress bid to dept for communities to purchase the building & develop hospitality training academy / 4 apartments as living above the shops Boyne Enterprises to act as community lead on this
- 6 Wee Ruby's Block**
 - Boyne Enterprises to explore potential for apartment developments at this site that would cater - singles / couple no dependents
- 7 96 Sandy row**
 - SRCF to complete development of this location providing ground floor retail & 2 apartments (pilot living above the shops)
 - Develop facility management expertise in residential & commercial units
- 8 Benedicts Hotel/ Lower Donegall Road Development**
 - Planning ref: z/2014/0601/f engage with developer to ensure that this development is progressed and community maximises opportunity
- 9 Weavers Court**
 - Engage with site management & internal businesses as part of the revitalise business partnership
- 10 Blythefield Primary School**
 - Ensure school is connected to any consultations & future planning
 - Agree project list with school (revenue & capital) for next 5 years
- 11 Arellian Nursery School**
 - Ensure nursery is connected into any consultations & future planning
 - Agree project list with school (revenue & capital for next 5 years)
- 12 Blythefield Park**
 - Maximise green space usage
 - Secure capital investment to upgrade park space
 - Secure future of allotments & connect owners into community growing projects
- 13 Charter Youth Club/ 4G Pitch**
 - Ensure youth club is connected into any consultations & future planning
 - Agree project list with YC (capital & revenue) for next 5 years
- 14 Utility Street Mens Hostel**
 - Engage with management as part of housing providers/ residents forum.
- 15 Presbyterian Housing Association Fold**
 - Engage with management as part of a housing providers/ residents forum
- 16 Fletcher Lodge**
 - Engage with management as part of a housing providers/ residents forum
- 17 BSCR Training Facility / Digital Hub / Commercial Units**
 - Support BSCR to progress implementation of their digital strategy & ambition
 - Development of training facility & offer
 - Develop facility management expertise of commercial community assets
- 18 Sandy Row Community Centre**
 - Encourage & promote as a venue within the area
 - Build capacity of the community centre management committee to fully utilise the asset
 - Secure funding for exterior preservation of memorial stone & Gilpins story
 - Secure funding for refurbishment of internal play area
- 19 Belfast Central Mission/ Dementia Centre**
 - Engage with Belfast Central Mission around their plans for a dementia/elderly care facility at Glengall Street
- 20 Sandy Row Orange Hall**
 - Work to develop capacity within hall management team
 - Secure hall as cultural asset with significant heritage value
- 21 Youth Hostel / Ulidia House**
 - Engage with youth hostel management as part of revitalise partnership
 - Engage with Ulidia House Apartments as part of housing providers / residents forum
- 22 Main Sandy Row Estate**
 - Preserve & protect the existing houses
 - Work with statutory partners to ensure that estate has 'facelift' that promotes a positive living environment and that residents feel they have benefited from proposed developments
 - Improved lighting
- 23 Whitehall Square**
 - Engage with building management & residents as part of housing providers/residents forum
 - Work with managing agent to address vacant shop units
 - Boyne Enterprises to consider these units as part of capital investment plans
- 24 Tollgate House**
 - Engage with building management & residents as part of housing providers/residents forum
- 25 Victoria Place Apts**
 - Engage with building management & residents as part of housing providers/residents forum
- 26 Choice Housing Great Victoria Street**
 - Engage with building management & residents as part of housing providers/residents forum
- 27 Sandy Row Boxing Gym / Commercial Units**
 - Planning ref z/2010/0777/f engage with new owner of this scheme Hagan Homes to ensure development maximises opportunities for residents
 - Work with Sandy Row Boxing Gym to progress their strategic vision as part of health & well-being programme
 - Work with commercial tenants to ensure that they are considered as development moves forward
- 28 Bankmore Square Development**
 - Keep a watching brief on potential impacts of this development to the Sandy Row community particularly around parking
- 29 Fairy Garden**
 - Refresh and refurbish the site including lights & new artwork
- 30 Community Garden**
 - Progress the Urban Village commitment to develop this site as the community play park
- 31 Main Street Sandy Wow**
 - Protect the economic core in addressing dereliction & vacant sites
 - Through the revitalise business partnership build capacity of local traders to maximise opportunities from Transport Hub & hope street developments
 - Secure new street signage & street furniture
 - Enhancements to the public realm eg footpaths etc
- 32 Belfast Transport Hub**
 - Coordinated community approach to negotiating maximum opportunity for the sandy row community as part of planning conditions for the main hub and also in terms of the development framework for the outlined sites
 - Maximise social clauses & local labour clauses during site clearance/ construction & post-construction phase
 - Maximise the 'buy local - buy social' opportunities as regards to the commercial element of the hub
 - Maximise legacy for the Sandy Row community
- 33 Hope Street Site**
 - Work with NIHE to ensure that the site is developed as stated in the development framework
 - Maximise affordable accommodation opportunities on a mixed tenure/ mixed design basis
 - Boyne Enterprises to lead on developing the commercial element
- 34 City Way Flats**
 - Boyne Enterprise to lead on potential of developing family homes to replace existing dwellings as an asset transfer relationship with NIHR
 - Feasibility study/ business plan/ full drawings & costings required
- 35 P&E Stores Site**
 - Planning ref: z/2014/0107/f engage with developer to ensure that the development maximise opportunity for local residents

Boyne Enterprises - is a newly emerging collaborative partnership of Belfast south community resources and sandy row community forum. This community interest company will progress asset & site development where it is not viable for 'the market' to deliver on.

sandyrow.co.uk