



Housing  
Executive

TRANSFORMATION  
PROJECT

# A NEW OPPORTUNITY FOR THE CITY



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# HOPE STREET



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Hope Street, housing led regeneration to support and sustain city centre living.

# Hello

Since our last newsletter in December 2024 the Housing Executive has progressed with the plans to bring a variety of new homes to Hope Street, the vacant land between Sandy Row, Wellwood Street and Great Victoria Street.

In May, we commenced a market engagement exercise to gauge interest and invite feedback from developers. Following this, we aim to advertise the tender in Autumn 2025 and appoint a developer in 2026.

This is subject to change as the project progresses, and we will endeavour to keep you and all other stakeholders updated throughout.



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# What's been happening?

We have moved into Stage 3 which involves a detailed programme of work to appoint a developer through a public procurement process.

The key steps within this stage are listed below and we will update you as we progress through them.

- Market Engagement .....
- Out to Tender
- Tender Evaluation
- Developer Appointed



1

## CONCEPT DESIGN

We appointed professionals in architecture, planning and property to carry out a feasibility study and develop a concept design to illustrate the potential for Hope Street.

2

## CONSULTATION

We consulted with the neighbouring community and all other stakeholders to invite feedback to inform the design brief.

3

## MARKETING AND SALE OF DEVELOPMENT OPPORTUNITY

The site will be advertised to appoint a developer capable of delivering the vision for Hope Street.

4

## DEVELOPER-LED DESIGN

The appointed developer will progress plans for the site, potentially including ideas for a temporary use before construction begins.

5

## STATUTORY APPROVALS

The appointed developer will progress plans for the site and carry out further community engagement to help shape their proposals.

6

## CONSTRUCTION PHASE

We will start to see work on the Hope Street site, as concepts become reality.

7

## COMPLETION

The Hope Street site will be opened up for all to enjoy and benefit from.

# You said, we did...

## In response to comments during the consultation:

**More social housing and fewer apartments** – the Housing Executive wants to see a minimum of 60 social homes including a minimum of 6 townhouses provided. This is subject to planning approval and financial viability, and the community will have further opportunities to input and shape the final planning application throughout the process.

**Alternative housing choices** – the proposals will include a variety of social, intermediate and private homes that will cater for all needs and household sizes. Green outdoor space will provide a place for residents and visitors to enjoy, and a safe place for kids to play.

**Support for local shops** – this is a housing-led development and commercial space is limited to 10% of the overall floorspace. More housing will increase the footfall along Sandy Row, helping to boost economic activity.

The diagram above illustrates the stages of the project's development.

# Other Supported Social Housing Schemes

**In addition to Hope Street, the Housing Executive is supporting other schemes in the area: (numbers are approximate)**

- 101 social homes under construction (Tates Avenue commenced in 2023/24 and Madison Lofts at Rydalmere Street commenced in 2024/25).
- 127 social homes programmed to start at Posnett Street, Donegall Pass PSNI and Havelock House.
- Further Housing Association enquiries relating to schemes at Sandy Row, Maldon Street and Milner Street.

# How can I get involved?

Whilst the Housing Executive has prepared some conceptual designs, the appointed developer and their architect will work with the local community and interested parties to create the final scheme design. There will be opportunities throughout the design process to engage with them to input and shape the final proposals, and again during the planning application process.

In August we will be holding the first of a series of drop-in sessions for anyone who wishes to talk about the plans for Hope Street or discuss housing queries. See details of the first session below:

**Sandy Row Community Centre**  
**Thursday 28th August**  
**2-6pm**

# Who can I contact for more information?

You can get in touch with the Housing Executive at any point to share your thoughts or enquire about the Hope Street Transformation Project, via the contact details below.

**For more information on the  
Hope Street development**

**Email: [hopestreet.belfast@nihe.gov.uk](mailto:hopestreet.belfast@nihe.gov.uk)**

**Scan here for more**



And if you're interested in housing but not on the waiting list yet you can get in touch on 03448920900 or go to [www.nihe.gov.uk/housing-help/apply-for-a-home](http://www.nihe.gov.uk/housing-help/apply-for-a-home) for more information

