



## Board Direction

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**Ref: PL61.244614**

The submissions on this file and the Inspector's report were considered at a Board meeting held on July 21<sup>st</sup> 2015.

The Board decided to refuse permission generally in accordance with the Inspector's recommendation, as set out in the reasons and considerations below.

### **REASONS AND CONSIDERATIONS**

It is considered that the development proposed for retention which includes the removal of key elements of the traditional type shopfront and the replacement of separate window and door features with a largely open glazed shopfront would be out of character with the make up of the traditional shopfront and would seriously detract from the character and appearance of the Protected Structure and the Architectural Conservation Area in contravention of Policy 7.2 of the current Galway City Development Plan. Furthermore, it is considered that the retention of the development which would facilitate direct trading onto the street would be in contravention of the adopted Galway Shopfront and Signage Design Guidelines and create an undesirable precedent for similar development which would seriously impact on the built heritage of Galway city. The proposed development would, therefore be contrary to the provisions of the development plan and the proper planning and sustainable development of the area.

Board Member: \_\_\_\_\_ Date: 21.07.15  
Paul Hyde