

An Bord Pleanála



PLANNING AND DEVELOPMENT ACTS 2000 TO 2016

Kilkenny County

Planning Register Reference Number: 16/555

An Bord Pleanála Reference Number: PL 10.247782

APPEAL by Aine Russell care of Gittens Murray Architects Limited of 5 William Street, Kilkenny against the decision made on the 15th day of December, 2016 by Kilkenny County Council to grant subject to conditions a permission to Kilkenny Gaelic Athletic Association care of Hannigan Maguire Architects of The Post House, Main Street, Leixlip, County Kildare in accordance with plans and particulars lodged with the said Council.

PROPOSED DEVELOPMENT: The construction of new flood lights for the existing playing field adjacent to the N77 road and associated site works at Kilkenny Gaelic Athletic Association Training Facility, Dunmore, County Kilkenny.

DECISION

GRANT permission for the above proposed development in accordance with the said plans and particulars based on the reasons and considerations under and subject to the conditions set out below.

MATTERS CONSIDERED

In making its decision, the Board had regard to those matters to which, by virtue of the Planning and Development Acts and Regulations made thereunder, it was required to have regard. Such matters included any submissions and observations received by it in accordance with statutory provisions.

REASONS AND CONSIDERATIONS

Having regard to the location of the proposed development on lands already developed and in use for sports purposes and to the acceptable design of the floodlighting, it is considered that, subject to compliance with the conditions set out below, the proposed development would not seriously injure the residential amenities of property in the vicinity and would be acceptable in terms of traffic safety and convenience. The proposed development would, therefore, be in accordance with the proper planning and sustainable development of the area.

CONDITIONS

1. The development shall be carried out and completed in accordance with the plans and particulars lodged with the application, as amended by the further plans and particulars submitted on the 22nd day of November, 2016, except as may otherwise be required in order to comply with the following conditions. Where such conditions require details to be agreed with the planning authority, the developer shall agree such details in writing with the planning authority prior to commencement of development and the development shall be carried out and completed in accordance with the agreed particulars.

Reason: In the interest of clarity.

2. Within six months of the completion of the development, the developer shall submit results of the light meter surveys demonstrating no light spill at the windows of the neighbouring property to the south-east of the site for the written agreement of the planning authority. In the event of further mitigation measures being required by the planning authority, these mitigation measures shall be implemented at the expense of the developer.

Reason: In the interest of residential amenity.

3. The floodlighting shall not be used after 22.00 hours. The lighting shall only be used to facilitate training on site in line with existing permitted use.

Reason: In the interests of clarity and the proper planning and sustainable development of the area.

4. Landscaping shall be replanted along the boundaries with the residential site to the east, details in this regard shall be submitted to, and agreed in writing with, the planning authority prior to commencement of development. All planting shall be adequately protected from damage until established. Any plants which die, are removed or become seriously damaged or diseased, within a period of five years from the date of this order, shall be replaced within the next planting season with others of similar size and species, unless otherwise agreed in writing with the planning authority.

Reason: In the interest of residential amenity.

**Member of An Bord Pleanála
duly authorised to authenticate
the seal of the Board.**

Dated this day of 2017.