



## Board Direction

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**Ref: PL91.245586**

The submissions on this file and the Inspector's report were considered at a Board meeting held on February 3<sup>rd</sup> 2016.

The Board decided to refuse permission generally in accordance with the Inspector's recommendation, for the following reasons and considerations.

### Reasons and Considerations

1. It is considered, having regard to the temporary nature of the accommodation, that the subject development would constitute an inappropriate form of housing outside the scope of a purpose built site with facilities, and that to grant retention would set an unwelcome precedent for other such development on individual isolated sites. The development for which retention is sought would, therefore, be contrary to the proper planning and sustainable development of the area.
2. It is considered, by reason of the limited size of the subject site, and the lack of adequate sanitary facilities, that the development for which retention is sought would be prejudicial to public health.
3. The development for which retention is sought is located in an area identified as being an 'Area of Strong Agricultural Base' in the Limerick County Development Plan 2010 – 2016. It is considered, on the basis of the information provided, that the applicants do not meet the criteria for a dwelling in such an area, as set out in Objective RS02 of this Plan. Accordingly, it is considered that the development for which retention is sought would contravene the objectives of the County Development Plan and would, therefore, be contrary to the proper planning and sustainable development of the area.

Board Member: \_\_\_\_\_ Date: 3<sup>rd</sup> February 2016  
Philip Jones