



Board Direction

Ref: PL26.245614

The submissions on this file and the Inspector's report were considered at a Board meeting held on April 22nd 2016.

The Board decided to refuse permission generally in accordance with the following reasons and considerations.

Reasons and Considerations

Having regard to the planning history of the site the Board considered that the site is not suitable for the disposal of effluent. The proposal would therefore be prejudicial to public health and would not be in accordance with the proper planning and sustainable development of the area.

In deciding not to accept the Inspector's recommendation to grant permission, the Board had regard to the serious failure of the on-site T-tests indicating that the site is unsuitable for effluent disposal and is not in accordance with the EPA Code of Practice for Wastewater Treatment and disposal systems serving single houses.

Note: The Board had concerns that that notwithstanding the high standard of design the proposed development would represent an incongruous feature in an open exposed landscape and would detract from the visual amenities of the area.

Board Member: _____
Paul Hyde

Date: 27.04.16