



Board Direction

Ref: 27.245850

The submissions on this file and the Inspector's report were considered at a Board meeting held on 18th April 2016.

The Board decided by a margin of 2:1 to grant permission in accordance with the following reasons, considerations and conditions.

Reasons and Considerations

Having regard to the planning history of the site and to the connections of the applicant with the local area the board considered that the applicant complied with the policy RH14 of the development plan. The board further considered that the alterations made to the house from the original grant of permission and the provision of the sheds did not injuriously affect the visual amenities of the area.

In deciding not to accept the Inspector's recommendation to refuse permission, the Board considered that the increased height of the proposal, given that it was centred in a series of receding planes and was primarily viewed from below did not negatively affect the visual amenities of the area. The board further considered that given the applicant's connections with area that he qualified for a house under policy RH14.

Conditions

1. Plans PArtic
2. 2 Lanhouse 1
3. Within three months of the Date of this order the applicant shall indicate the location of the proposed bored well to the PA and shall submit details of water quality from the well to them for agreement.
Reason: In the interests of orderly development.
4. Occupancy

5. PropTS2
6. S48 Unspec.

Board Member: _____ Date: 18th April 2016
Michael Leahy