



Board Direction

Ref: 09.246476

The submissions on this file and the Inspector's report were considered at a Board meeting held on 23rd, August 2016.

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

REASONS AND CONSIDERATIONS

Having regard to the planning history of the site and to the nature and scale of the proposed demolition works, it is considered that, subject to compliance with the conditions set out below, the proposed development would be in accordance with the zoning designation and planning policy for the area and would not result in pollution or injury to the River Liffey watercourse. 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, 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. The facility shall not be demolished until the replacement sludge treatment plant as granted in An Bord Pleanála decision reference PL09.229575 is constructed and fully operational and all related conditions have been discharged to the satisfaction of the planning authority.

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

3. The construction of the development shall be managed in accordance with a Demolition Management Plan, which shall be submitted to, and agreed in writing with, the planning authority prior to commencement of development. This plan shall provide details of intended demolition practice for the development, including hours of working, traffic arrangements, noise management measures and off-site disposal of construction/demolition waste.

Reason: In the interests of public safety and residential amenity.

Board Member: _____ Date: 23rd, August 2016
Paddy Keogh