



Board Direction

Ref: PL.09246641

The submissions on this file and the Inspector's report were considered at a Board meeting held on 12th December 2016.

The Board decided to refuse permission by a majority of 2:1 generally in accordance with the Inspector's recommendation, subject to the amendments shown below.

REASONS AND CONSIDERATIONS

Having regard to the nature of the proposed development, that is the raising of lands by means of filling with inert materials, and its location in an area identified by the Office of Public Works as being at risk of pluvial flooding the Board is not satisfied on the basis of the information provided that the proposed development would not cause or exacerbate flooding on adjoining lands contrary to national flood guidelines. The proposed development would, therefore, be contrary to the proper planning and sustainable development of the area.

Note:

The Board did not share the Inspector's concerns regarding traffic or the effect of same on local roads having regard to the low level of traffic associated with the PD and considered that the issue of a preferred route to the site could be addressed by way of condition.

Please issue a copy of the Direction with the Order.

Board Member: _____ Date: 12th December 2016
G.J. Dennison