



Board Direction

Ref: 04.247025

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

The Board decided to grant permission in accordance with the following reasons, considerations and conditions.

Reasons and Considerations

Having regard to the existing pattern of development at this location including the existing habitable dwelling on site which will be served by the proposed domestic sewage treatment unit, to the limited scale of this dwelling and to the ground conditions, site characterisation and design approach proposed it is considered that, subject to the conditions set out below, the proposed development would provide for an adequate and acceptable means of effluent treatment and disposal, would not be prejudicial to public health and would be in accordance with the proper planning and sustainable development of the area.

In deciding not to accept the Inspector's recommendation to refuse permission, the Board considered that ground conditions, site characterisation and design approach proposed were such that a pragmatic approach in respect of the provision of a domestic sewage treatment unit to serve an existing habitable dwelling was warranted in this instance.

Conditions

- (1) Std. P and P and Reason

- (2) The proposed effluent treatment unit shall be installed and operated to comply with the requirements of the EPA Code of Practice - Effluent Treatment for Single Dwellings insofar as is possible within the confined of this restricted site. In this respect, written certification of installation shall be provided by a suitable qualified Chartered Engineer within 3 months of the date of this Order.

Board Member: _____ Date: 21st, November 2016
Paddy Keogh