



Board Direction

Ref: **PL03.247073**

The submissions on this file and the Inspector's report were considered at a Board meeting held on 10th November 2016. The Board decided to grant permission generally in accordance with the Inspector's recommendation, and in accordance with the draft reasons, considerations and conditions set out below.

REASONS AND CONSIDERATIONS

Having regard to the agricultural nature of the proposed development, its location in an existing farmyard, in a rural area where agriculture is the predominant land use, and to its relative scale in the context of the existing development in the farmyard, it is considered that, subject to compliance with the conditions set out below, the proposed development would constitute an environmental improvement, would not seriously injure the amenities of the area or of property in the vicinity, would not be prejudicial to public health, would not result in a risk of pollution, and would, therefore, be in accordance with the proper planning and sustainable development of the area.

In conducting a screening exercise for appropriate assessment, the Board considered the nature, scale and location of the proposed development, the documentation and submissions on file generally, the separation distances and low potential for connectivity to European Sites, and the assessment of the Inspector in relation to the potential for effects on such Sites. The Board accepted the analysis and conclusions of the Inspector on this matter, and concluded that, by itself and in combination with other development in the vicinity, the proposed development would not be likely to have significant effects on European Sites in light of the conservation objectives for those Sites. In coming to this conclusion, the Board was satisfied that no material intensification of use would arise as a result of the proposed development, and that this could be further clarified by means of condition.

CONDITIONS

1. PlansPartic
2. Stock numbers shall not be increased above existing levels unless authorised by a prior grant of planning permission.

Reason: To allow an assessment of any environmental implications.

3. AgWaterDrain
4. AgMgtSchedule
5. AgEffluent
6. AgWaterDischarge
7. AgStorage
8. AgDetails

Board Member: _____ Date: 5th December 2016
Fionna O' Regan