



An
Bord
Pleanála

**Board Direction
PL27 248441**

The submissions on this file and the Inspector's report were considered at a Board meeting held on 15th September, 2017.

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

Reasons and Considerations

Having regard to the nature and scale of the development for which retention is sought, it is considered that, subject to compliance with the conditions set out below, the development for which retention is sought would be acceptable having regard to design and would not seriously injure the visual amenities of the area or the amenity of adjoining properties. The development for which retention is sought would also be satisfactory in regards to traffic safety and convenience and would not be prejudicial to public health. The proposed development would, therefore, be in accordance with the proper planning and sustainable development of the area.

Conditions

1. The development shall be retained and carried out and completed in accordance with the plans and particulars lodged with the application, as amended by the plans submitted on the 21st day of March 2017, 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. Within 3 months of the date of this Order, the car park shall be laid out with clear markings indicating individual parking spaces in accordance plans submitted on the 21st day of March 2017.

Reason: In the interests of traffic safety.

3. Water supply and drainage arrangements, including the disposal of surface water, shall comply with the requirements of the planning authority for such works.

Reason: To ensure adequate servicing of the development, and to prevent pollution.

4. PROP TS2

Board Member

Date: 15.09.2017

Terry Prendergast