



An
Bord
Pleanála

Board Direction
PL17.248656

The submissions on this file and the Inspector's report were considered at a Board meeting held on November 29th 2017.

The Board decided to grant permission, for the following reasons and considerations, and subject to the following conditions.

Reasons and Considerations

Having regard to the pattern of development in the area, the existing dwelling on site to be replaced, the provisions of the Meath County Development Plan 2013-2019, the proposed improvements to the sightlines included within the application it is considered that subject to the conditions as set out below the proposed development would not constitute a traffic hazard and would be acceptable in terms of traffic and pedestrian safety and would therefore 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 having regard to the low traffic speed environment (50kmph) of the area and to the lightly trafficked nature of the Local road (L74161) the proposed road improvement works provided an acceptable level of traffic and pedestrian safety and would therefore be in accordance with the proper planning and sustainable development of the area.

Conditions

1. Plans and particulars
2. Materials and finishes
3. Std drainage condition.
4. S47Occupancy Agreement Condition
5. S48 Unspecified

Board Member

Date: 29.11.17

Paul Hyde