



An  
Bord  
Pleanála

**Board Direction**  
**BD-001068-18**  
**ABP-300841-18**

The submissions on this file and the Inspector's report were considered at a Board meeting held on 07/09/2018.

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

- (a) The Guidelines on Telecommunications Antennae and Support Structures issued by the Department of Environment, Heritage and Local Government in 1996;
- (b) The provisions of Circular letter PL07/12 issued by the Department of Environment Community and Local Government;
- (c) The demonstrated need for the proposed development in providing mobile and 4G coverage to the local area;
- (d) the location of the site in an area of established forestry served by an existing access;
- (e) to the designation of the site as a transitional area in the landscape character assessment, and
- (f) the pattern of development in the area,

it is considered that, subject to compliance with conditions below, the proposed development would not seriously injure the visual amenities of the area or of property in the vicinity, would not be prejudicial to public health and would be acceptable in terms of traffic safety and convenience. The proposed development would, therefore, be in accordance with the proper planning and sustainable development of the area.

### **Conditions**

1. The development shall be carried out and completed in accordance with the plans and particulars lodged with the application as amended by the further plans and particulars submitted on the 5th day of December, 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. Surface water drainage arrangements for the proposed development shall comply with the requirements of the planning authority.

**Reason:** In the interest of public health.

3. A low intensity fixed red obstacle light shall be fitted as close to the top of the mast as practicable and shall be visible from all angles in azimuth. Details of this light, its location and period of operation shall be submitted to, and agreed in writing with, the planning authority prior to commencement of development.

**Reason:** In the interest of public safety.

4. Details of the proposed colour scheme for the telecommunications structure, ancillary structures and fencing shall be submitted to and agreed in writing with the planning authority prior to the commencement of development.

**Reason:** In the interest of the visual amenities of the area.

5. Landscaping of the site shall be carried out in accordance with a landscaping scheme, which shall be submitted to and agreed in writing with planning authority prior to the commencement of development.

**Reason:** In the interest of the visual amenities of the area.

6. Details of the works to the local road to improve sight lines as per the plans received by the Planning Authority on the 5th day of December, 2017, including details of road drainage shall be submitted for the written agreement of the planning authority prior to the commencement of development.

**Reason:** In the interests of traffic safety.

7. ABPs standard condition for site reinstatement when equipment is no longer requires.

**Reason:** To ensure the satisfactory reinstatement of the site.

8. The developer shall pay to the planning authority a financial contribution of €150 (one hundred and fifty euro) in respect of public infrastructure and facilities benefiting development in the area of the planning authority that is provided or intended to be provided by or on behalf of the authority in accordance with the terms of the Development Contribution Scheme made under section 48 of the Planning and Development Act 2000. The contribution shall be paid prior to the commencement of development or in such phased payments as the planning authority may facilitate and shall be subject to any applicable indexation provisions of the Scheme at the time of payment. The application of any

indexation required by this condition shall be agreed between the planning authority and the developer or, in default of such agreement, the matter shall be referred to the Board to determine.

**Reason:** It is a requirement of the Planning and Development Act 2000 that a condition requiring a contribution in accordance with the Development Contribution Scheme made under section 48 of the Act be applied to the permission.

**Board Member**

**Date:** 07/09/2018

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Terry Ó Niadh