



An
Bord
Pleanála

Board Direction
BD-001341-18
ABP-301136-18

The submissions on this file and the Inspector's report were considered at a Board meeting held on 12/10/2018.

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

Reasons and Considerations

Having regard to the site location on zoned and serviceable lands identified in the current Wexford Town & Environs Development Plan, 2009-2015, in addition to the proximity and availability of local services and public transport nodes, it is considered that the proposed development does not provide for a sufficiently high density of development as to ensure an acceptable efficiency in land usage. It is considered that the proposed development would represent an inefficient and unsustainable use of serviced, zoned land, which would be contrary to the provisions of the Sustainable Residential Development in Urban Areas, (Cities, Towns and Villages), Guidelines for Planning Authorities, May 2009 issued by the Department of the Environment, Heritage and Local Government, and would, therefore, be contrary to the proper planning and sustainable development of the area.

Board Member

Date: 12/10/2018

Paul Hyde