



An  
Bord  
Pleanála

**Board Direction**  
**BD-001058-18**  
**ABP-301182-18**

The submissions on this file and the Inspector's report were considered at a Board meeting held on 05/09/2018.

The Board decided to treat this case under section 139 of the Planning and Development Act, 2000. The Board also decided, on a vote of two to one, for the Reasons and Considerations set out below, that the planning authority be directed, as follows:

Attach condition numbers 9 and 17.

Remove condition numbers 3, 4, 5, 6 and 7.

### **Reasons and Considerations**

- a) Having regard to the information submitted with the application, the extent of existing trees and landscaping on site and the proposal to retain the majority of such, as well as proposals for surface water and to prevent pollution on site, it is considered that the requirements under condition nos. 3, 4, 5, 6 and 7 are unwarranted.
- b) Having regard to the needs of traffic safety on the National Road N7, it is considered that the restrictions on the proposed development set out in Condition 9 are appropriate.
- c) Having regard to the provisions of the South County Council Development Contribution Scheme 2016-2020 which includes provision for development

contributions for open storage/hard surface non-residential space as well as physical floor area of structures, it is considered that the terms of the Development Contribution scheme have been properly applied, and therefore, that Condition 17 is warranted.

**Board Member:**

**Date:** 06/09/2018

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Stephen Bohan