



An
Bord
Pleanála

Board Direction
BD-001740-18
ABP-301776-18

The submissions on this file and the Inspector's report were considered at a Board meeting held on 23/11/2018.

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 the current retail use on the site, the existing planning history, the zoning objective CR, Commercial/ Mixed use, and policies and objectives in the Loughrea Local Area Plan 2012-2018 (extended until 2022) and the Galway County Development Plan 2015-2021, and to the established pattern and character of existing development in the vicinity, it is considered that the proposed development would not adversely affect the vitality and viability of Loughrea Town centre, would not seriously injure the visual and residential amenities of the area, 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 retained and completed in accordance with the plans and particulars lodged with the application 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 out in accordance with the agreed particulars.

Reason: In the interest of clarity.

Conditions 2-6. As per the Inspectors report and recommendation.

**Board
Member**

Date: 23/11/2018

Terry Ó Niadh