



An  
Bord  
Pleanála

**Board Direction**  
**BD-001840-18**  
**ABP-302173-18**

The submissions on this file and the Inspector's report were considered at a Board meeting held on 03/12/2018.

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

### **Reasons and Considerations**

1. The applicant has not demonstrated that the proposed development would allow for the adequate servicing of the premises by delivery and collection vehicles. The Board cannot therefore be satisfied that the proposed development would not lead to conditions which would be prejudicial to public safety by reason of traffic hazard on the public roads in the vicinity. The proposed development would, therefore, be contrary to the proper planning and sustainable development of the area.
2. In the absence of adequate attenuation measures, it is considered that the proposed development would result in adverse noise impacts to the residential amenities of adjacent residential properties. The proposed development would, therefore, be contrary to the proper planning and sustainable development of the area.

**Board Member**

**Date:** 04/12/2018

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John Connolly