



An
Bord
Pleanála

Board Direction
BD-001905-18
ABP-302363-18

The submissions on this file and the Inspector's report were considered at a Board meeting held on 06/12/2018.

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 zoning objectives for the area and the pattern of development in the area, it is considered that subject to compliance with the conditions set out below, the development would not seriously injure the visual or residential amenities of the area or property in the vicinity and would 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, except as may otherwise be required in order to comply with the following conditions.

Reason: In the interest of clarity.

2. Within 3 months of the date of this Order, the developer shall submit a revised site layout plan detailing the location of the 225mm diameter public foul sewer and its access covers. The revised plan shall also detail a 6m wide wayleave

centred on the public foul main and shall be submitted to, and agreed in writing with, the Planning Authority. No part of any permanent structure shall encroach into this wayleave area.

Reason: In the interests of orderly development and protection of public infrastructure and facilities.

Board Member

Date: 11/12/2018

Stephen Bohan