



An  
Bord  
Pleanála

**Board Direction**  
**BD-002475-19**  
**ABP-302396-18**

The submissions on this file and the Inspector's report were considered at a Board meeting held on 01/03/2019.

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

### **Reasons and Considerations**

1. On the basis of the information provided with the application and appeal and in the absence of an Appropriate Assessment Screening Report or a Natura Impact Statement, the Board cannot be satisfied that the proposed development individually or in combination with other plans or projects, would not be likely to have a significant effect on the Killarney National Park, Macgillicuddy Reeks & Caragh River Catchment Special Area Conservation (Site Code: 000365), Blackwater River (Cork/Waterford) Special Area of Conservation (Site Code: 002170) European sites, or any other European site, in view of the Conservation Objectives for these sites. In such circumstances, the Board is precluded from granting permission.
2. It is considered that the construction of a substantial new storage building in addition to the retention of the existing large storage building on the site, would by reason of height, scale, bulk and massing, constitute overdevelopment of the site, which would seriously injure the visual amenities of the area and of property in the vicinity. The proposed development would,

therefore, be contrary to the proper planning and sustainable development of the area.

**Board Member**

**Date:** 01/03/2019

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Maria FitzGerald