



An  
Bord  
Pleanála

**Board Direction**  
**BD-001856-18**  
**ABP-302480-18**

The submissions on this file and the Inspector's report were considered at a Board meeting held on 29/11/2018.

The Board decided to grant permission, for the following reasons and considerations, and subject to the following conditions.

### **Reasons and Considerations**

Having regard to the planning history of the site, pattern of development in the area, the rural character of the area and the proposed design of the entrance, it is considered that, subject to compliance with the conditions set out below, the proposed development would not seriously injure the visual amenities or rural character of the area and would be acceptable in terms of pedestrian and traffic safety. The proposed development would, therefore, be in accordance with the proper planning and sustainable development of the area.

In deciding not to accept the Inspector's recommendation to refuse permission, the Board did not concur that the development would have an adverse visual impact, would contribute to the eroding of the rural character of the area or set an undesirable precedent. It also considered that there would be no adverse effect on traffic and pedestrian safety.

### **Conditions**

1. Planspartic
2. Generally, Condition No.2 of SDCC Roads Department Planning Report.

3. Generally, Condition No.3 of SDCC Roads Department Planning Report.
4. Generally, Condition No.4 of SDCC Roads Department Planning Report.
5. Generally, Condition No.5 of SDCC Roads Department Planning Report.

**Board Member**

**Date:** 11/12/2018

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Stephen Bohan

**Note:** The Board did not consider that the proposed development would give rise to a material contravention of the development plan.