



An
Bord
Pleanála

Board Direction
BD-002590-19
ABP-303038-18

The submissions on this file and the Inspector's report were considered at a Board meeting held on 14/03/2019.

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 of the site as set out in the Wexford Town and Environs Development Plan, 2009 – 2015 (as extended), and the extent of the development, it is considered that subject to compliance with conditions set out below, the development proposed to be retained and carried out would not seriously injure the amenities of the area and would be in accordance with the proper planning and sustainable development of the area.

Conditions

1. The development shall be carried out and retained in accordance with the plans and particulars lodged with the application, and with the plans and particulars submitted to the planning authority on the 5th day of October, 2018, 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 retained in accordance with the agreed particulars.

Reason: In the interest of clarity.

2. The noise level shall not exceed 55 dB(A) rated sound level, as measured at the nearest dwelling. Procedures for the purpose of determining compliance with this limit shall be submitted to, and agreed in writing with, the planning authority prior to commencement of development.

Reason: To protect the amenities of property in the vicinity of the site.

3. The applicant shall ensure that all operations on-site shall be carried out in a manner such that air emissions and / or odours do not result in significant impairment of, or significant interference with amenities or the environment beyond the bin store area.

Reason: In order to ensure a satisfactory standard of development and in the interests of residential amenity.

Board Member

Date: 14/03/2019

Paul Hyde