



An
Bord
Pleanála

Board Direction
BD-003247-19
ABP-303652-19

The submissions on this file and the Inspector's report were considered at a Board meeting held on 7/6/2019.

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

Reasons and Considerations

It is an objective of Clare County Council CDP 13.7 to protect sensitive areas from inappropriate development and to ensure that proposed developments take into consideration their effects on views from the public road towards scenic features or areas and are designed and located to minimise their impact. The proposed development by reason of its siting, scale, layout and design would result in a visually prominent and obtrusive development on an elevated ridge line, which would adversely affect the character of the area and seriously injure the rural and scenic amenities of the area. The proposed development would be at variance with the design objectives and guidelines as set out in the Clare County Development Plan 2017-2023 and the Clare Rural House Design Guide 2005 and would therefore be contrary to the proper planning and sustainable development of the area.

Board Member

Date: 07/06/2019

Michelle Fagan