



An  
Bord  
Pleanála

**Board Direction**  
**BD-004833-19**  
**ABP-305288-19**

---

The submissions on this file and the Inspector's report were considered at a Board meeting held on 24/12/2019.

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

### **Reasons and Considerations**

Having regard to the vertical and horizontal alignment of the road in the vicinity of the site, to the location of the proposed entrance and restricted sight distances available particularly to the northeast, it is considered that the proposed development would endanger public safety by reason of traffic hazard because of the additional turning movement which the proposed development would generate on this section of road. The proposed development would, therefore, not be in accordance with the proper planning and sustainable development of the area.

**Board Member**

**Date:** 24/12/2019

\_\_\_\_\_  
Terry Ó Niadh

**Note:** The Board noted the Inspectors comment and considered that, taken in conjunction with existing development in the vicinity the proposed development would result in an excessive concentration of development served by individual wastewater treatment systems in the area. The Board is not satisfied, therefore, that, on the basis of the information submitted with the application specifically with regard to the location and form of existing wastewater treatment systems in the vicinity, the proposed development would not have significant adverse impacts on groundwater. The proposed development would, therefore, be prejudicial to public health and would be contrary to the proper planning and sustainable development of the area.

Furthermore, on the basis of the information lodged with the application and the appeal and having regard to the proposal to provide multiple individual wastewater treatment systems to service the development, the Board cannot be satisfied that the proposed development, either individually or in combination with other plans or projects, would not be likely to have a significant effect on the Lower River Shannon SAC (Site Code 003165) and the River Shannon and River Fergus SPA (Site Code 004077) or any other European site, in view of the site's conservation objectives.

However, as these are new issues and the Board has already decided to refuse permission for the reason indicated above, it was decided not to address these matters further.