



An
Bord
Pleanála

Board Direction
BD-005416-20
ABP-305964-19

The submissions on this file and the Inspector's report were considered at a Board meeting held on 11/03/2020.

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

Reasons and Considerations

The proposed development, because of its location behind a row of dwellings fronting directly onto the public road, constitutes inappropriate backland development which would seriously injure the amenities of property in the vicinity by reason of proximity, uncoordinated piecemeal development, and accordingly would be contrary to the proper planning and sustainable development of the area. Furthermore, the proposed development would be contrary to the provisions of the Muine Bheag/Royal Oak LAP 2017-2023 in relation to development on Agricultural zoned lands and would be contrary to the provisions of the Carlow County Development Plan 2015-2022 in relation to backland development. The proposed development would, therefore, be contrary to the proper planning and sustainable development of the area

Board Member

Date: 16/03/2020

Michelle Fagan