



An
Bord
Pleanála

Board Direction
BD-006950-20
ABP-307672-20

The submissions on this file and the Inspector's report were considered at a Board meeting held on 16/11/2020.

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 land use zoning designation for the site, the established agri-business and petrol filling station use on the site and the nature and extent of the grain silo, it is considered that, subject to compliance with the conditions set out below, the development seeking retention permission would not seriously injure the amenities of the area or of property in the vicinity and would be acceptable in terms of traffic safety and convenience. The development to be retained would, therefore, be in accordance with the proper planning and sustainable development of the area.

Conditions

1. The development shall be retained in accordance with the plans and particulars lodged with the application, 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 within three months of the date of this decision.

Reason: In the interest of clarity.

2. (i) This permission relates only to the retention of the grain silo, to be used for the storage of grains.

(ii) Storage of grain shall be confined within the grain silo. There shall be no open storage of grain on the site.

Reason: In the interest of clarity.

3. The grain silo shall be operated in such a manner to ensure that the surrounding ground is kept clean and clear of grain and other materials and, if the need arises, for cleaning works to be carried out on the site.

Reason: To ensure that the surrounding yard is kept in a clean condition and in the interest of public health.

4. Water supply and drainage arrangements, including the disposal of surface water, shall comply with the requirements of the planning authority for such works and services.

Reason: In the interest of public health and to ensure a proper standard of development.

5. Unless otherwise agreed in writing by the planning authority, the grain silo shall not be used or operated outside 0800 hours and 2000 hours, Monday to Saturday (excluding Bank Holidays).

Reason: In the interest of the residential amenity of the area.

Board Member

Date: 16/11/2020

Dave Walsh