



An  
Bord  
Pleanála

**Board Direction**  
**BD-007932-21**  
**ABP-309005-20**

The submissions on this file and the Inspector's report were considered at a Board meeting held on 20/04/2021.

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 nature and extent of the proposed development and to the history of on-site agricultural activity, to the existing character and pattern of development in the vicinity, it is considered that, subject to compliance with the conditions set out below, the development proposed for retention would not seriously injure the amenities of the area or of property in the vicinity and would, therefore, be in accordance with the proper planning and sustainable development of the area.

### **Conditions**

1. Planpartic

**Reason:** In the interest of clarity.

2. Other than amended by the conditions set out below, the development proposed for retention shall comply with the terms and conditions of planning permission reg no 17/6002 granted by the planning authority on the 26<sup>th</sup> day of October 2017.

**Reason:** In the interest of orderly development

3. A minimum of 16 weeks storage shall be provided in the underground storage tanks.

**Reason:** In the interest of environmental protection and public health.

4. The milking parlour shall be used only in strict accordance with a management schedule which shall be in accordance with the European Union (Good Agricultural Practice for Protection of Waters) Regulations, 2017 (SI No 605 of 2017),

**Reason:** In order to avoid pollution and to protect residential amenity.

5. Slurry generated by the proposed development shall be disposed of by spreading on land, or by other means acceptable in writing to the planning authority. The location, rate, time of spreading (including prohibited times for spreading) and the buffer zones to be applied shall be in accordance with the requirements of the European Communities (Good Agricultural Practice for the Protection of Waters) Regulations, 2017 (SI No 605 of 2017).

**Reason:** To ensure the satisfactory disposal of waste material, in the interest of amenity, public health and to prevent pollution of water courses.

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

In this regard

- (a) uncontaminated surface water run-off shall be disposed of directly in a sealed system to soakaways and
- (b) all soiled waters shall be directed to the slatted storage tank.

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

7. All foul effluent and slurry generated by the development proposed for retention and in the farmyard shall be conveyed through properly constructed

channels to the storage facilities and no effluent or slurry shall discharge or be allowed to discharge to any stream, river or watercourse, or to the public road.

**Reason:** In the interest of public health.

**Board Member**

**Date:** 20/04/2021

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Terry Prendergast