



An
Bord
Pleanála

Board Direction
BD-008556-21
ABP-309095-21

The submissions on this file and the Inspector's report were considered at a Board meeting held on 17/06/2021.

The Board decided to treat this case under section 139 of the Planning and Development Act, 2000. The Board also decided, based on the Reasons and Considerations set out below / set out on the attached copy of the Inspector's report, that the planning authority be directed, as follows:

Attach condition number 1(b)

Reasons and Considerations

Having regard to the backland and ad hoc location of the mobile home which introduces a second residential unit onto a rural site, and to the type of non-permanent dwelling structure that fails to harmonise with the existing pattern of development in the vicinity of the site in nature or design, it is considered that the retention of the mobile home, adjacent to third-party property, would detract from the character of the area and the residential amenities of property in the vicinity and would be contrary to the proper planning and sustainable development of the area. The planning authority's Condition 1(b) is, therefore, reasonable and warranted.

Board Member:

Terry Pfendergast
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Date: 17/06/2021