

**An
Bord
Pleanála**

**Board Direction
BD-010062-22
ABP-311478-21**

The submissions on this file and the Inspector's report were considered at a Board meeting held on 17/02/2022.

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 following matters:

- (a) the provisions of the Cork County Development Plan 2014,
- (b) the guidelines relating to Telecommunications Antennae and Support Structures which were issued by the Department of the Environment and Local Government to planning authorities in July 1996,
- (c) Circular Letter PL/07/12, issued by the Department of the Environment, Community and Local Government in October 2012,
- (d) Circular Letter PL/01/2018, issued by the Department of the Environment, Community and Local Government in February 2018,
- (e) the use of the site as the Eir Exchange,
- (f) the nature and scale of the proposed development,
- (g) the submissions and observations received, and
- (h) the planning officers report and decision of the planning authority,

The Board considered that, subject to compliance with the conditions set out below, the proposed development would be acceptable in terms of the visual amenity of the area, would not seriously injure the residential amenities of adjoining properties and would be acceptable in terms of roads and traffic. The proposed development, would, therefore, be in accordance with the proper planning and sustainable development of the area.

Conditions

1. The development shall be carried out and completed in accordance with the plans and particulars lodged with the application, and further information submitted on the 12th August 2021, 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 prior to commencement of development and the development shall be carried out and completed in accordance with the agreed particulars.

Reason: In the interest of clarity.

2. Prior to the commencement of any development on the site, full details of traffic management proposals for the duration of the construction period shall be submitted for the written agreement of the Planning Authority.

Reason: In the interest of minimising disruption to existing road users and to prevent traffic hazard.

3. A low intensity fixed red obstacle light shall be fitted as close to the top of the mast as practicable and shall be visible from all angles in azimuth. Details of this light, its location and period of operation shall be submitted to, and agreed in writing with, the planning authority prior to commencement of development.

Reason: In the interest of public safety.

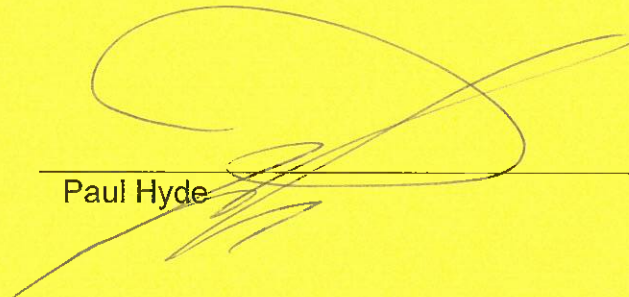
● Details of the proposed colour scheme for the telecommunications structure, ancillary structures and fencing shall be submitted to and agreed in writing with the planning authority prior to commencement of development.

Reason: In the interest of the visual amenities of the area.

5. No advertisement or advertisement structure shall be erected or displayed on the proposed structure or its appendages or within the curtilage of the site without a prior grant of planning permission.

Reason: In the interest of the visual amenities of the area.

Board Member



Paul Hyde

Date: 18/02/2022

