

An  
Bord  
Pleanála

**Board Direction**  
**BD-010373-22**  
**ABP-312090-21**

The submissions on this file and the Inspector's report were considered at a Board meeting held on 28/03/2022.

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 established agricultural use of the site, the nature, scale and use of the proposed development for the storage of bedding in the form of hay and straw destined for equine markets, the nature of the receiving environment, the pattern of development in the vicinity and the relevant provisions of the Wexford County Development Plan 2013-2019, it is considered that, subject to compliance with the conditions set out below, the development proposed would not seriously injure the amenities of the area or of property in the vicinity, would not be prejudicial to public health and would constitute an acceptable use at this location. The development proposed would, therefore, be in accordance with the proper planning and sustainable development of the area.

### **Conditions**

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| 1. | The development shall be carried out in accordance with the plans and particulars lodged with the application, as amended by the further plans and particulars submitted on the 18th day of October, 2021, except as may otherwise be required in order to comply with the following conditions. |
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	<p>Where such conditions require details to be agreed with the planning authority, the developer shall agree such details in writing with the planning authority and the development shall be retained in accordance with the agreed particulars.</p> <p><b>Reason:</b> In the interest of clarity.</p>
2.	<p>Arrangements for the disposal of surface water shall comply with the requirements of the planning authority for such works.</p> <p><b>Reason:</b> To ensure adequate servicing of the development, and to prevent pollution.</p>
3.	<p>The roof and elevational cladding of the proposed structure shall be coloured to match the existing farm complex. Details in this regard shall be submitted to and agreed in writing with the planning authority prior to commencement of development.</p> <p><b>Reason:</b> In the interest of visual amenity</p>
4.	<p>The proposed shed shall be used for hay and straw storage only in association with the landholding details submitted with the application and shall not be used for commercial purposes.</p> <p><b>Reason:</b> In the interests of traffic safety, clarity, and orderly development.</p>

Board Member

  
 Terry Ó Niadh

Date: 28/03/2022