



An
Bord
Pleanála

Board Direction
BD-014678-23
ABP-312684-22

The submissions on this file and the Inspector's report were considered at a Board meeting held on 17/11/2023.

WHEREAS a question has arisen as to whether the painting of the exterior facades of Lodges No.s 416, 424, 426, 427, 432 and 435 as carried out, with this painting including slogans and words, at the Johnstown House Estate is or is not development or is or is not exempted development:

AND WHEREAS Lefgem Limited requested a declaration on this question from Meath County Council and the Council issued a declaration on the 13th day of January, 2022, stating that the matter was development and was exempted development:

AND WHEREAS Lefgem Limited referred this declaration for review to An Bord Pleanála on the 9th day of February, 2022:

AND WHEREAS An Bord Pleanála, in considering this referral, had regard particularly to –

- (a) Section 2(1) of the Planning and Development Act, 2000, as amended.
- (b) Section 3(1) of the Planning and Development Act, 2000, as amended.
- (c) Section 4(1)(h) of the Planning and Development Act, 2000, as amended.

- (d) Section 57(1) of the Planning and Development Act, 2000, as amended.
- (e) Article 9(1)(i) of the Planning and Development Regulations, 2001, as amended.
- (f) The planning history of the site, in particular P.A. Ref. No. TA/40538 Condition No. 5(a).
- (g) The character of the subject lodge development and its setting as part of the curtilage of Johnstown House, a Protected Structure,
- (h) The report of the Inspector.

AND WHEREAS An Bord Pleanála has concluded that the painting of the exterior facades of Lodges No.s 416, 424, 426, 427, 432 and 435 as carried out, with this painting including slogans and words at the Johnstown House Estate is of a nature that materially impacts on the curtilage and setting of Johnstown House, a protected structure, and is in apparent contravention of condition 5 attached to permission P.A. Ref. No. TA/40538; and therefore the Board considers that this painting is development and is not exempted development.

NOW THEREFORE An Bord Pleanála, in exercise of the powers conferred on it by section 5 (3) (a) of the 2000 Act, hereby decides that painting of the exterior facades of Lodges No.s 416, 424, 426, 427, 432 and 435 as carried out **is development and is not exempted development.**

Board Member:


Stephen Brophy

Date: 24/11/2023