



An
Bord
Pleanála

Board Direction
BD-012287-23
ABP-312974-22

The submissions on this file and the Inspector's report were considered at a Board meeting held on 17/05/2023.

The Board decided to refuse permission for the following reasons and considerations.

Reasons and Considerations

Having regard to the nature and scale of the proposed development and its proximity to an existing neighbouring residential dwelling, the Board considered that the proposed development would have an adverse impact on this neighbouring dwelling by reason of noise and nuisance generated. The proposed development would, therefore, be contrary to the proper planning and sustainable development of the area.

In deciding not to accept the Inspector's recommendation to grant permission, the Board had regard to the scale of the proposal, including the number of dogs to be accommodated on the site as well as the proximity of the neighbouring dwelling. The Board, therefore, was not satisfied that the potential adverse impacts arising could be appropriately mitigated.

Board Member



Joe Boland

Date: 30/05/2023