



An
Bord
Pleanála

Board Direction
BD-012829-23
ABP-313455-22

The submissions on this file and the Inspector's report were considered at a Board meeting held on 10/07/2023.

The Board decided to refuse permission, generally in accordance with the Inspector's recommendation, for the following reasons and considerations.

Reasons and Considerations

The Board considered that a health and fitness studio of the nature proposed for retention is, by reason of the type and level of noise, hours of operation and general disturbance generated in proximity to residential properties, incompatible with surrounding lands uses and the zoning of the area under the Louth County Development Plan 2021 – 2027.

The proposed development for retention would, thereby, constitute a use which would not satisfactorily integrate with the existing character of the area, that would be injurious to the amenities of properties in the area and that would contravene the zoning objective for the lands as indicated the Louth County Development Plan 2021 – 2027. The proposed development would, therefore, be contrary to the proper planning and sustainable development of the area.

Board Member


Martina Hennessy

Date: 10/07/2023