

An  
Bord  
Pleanála

**Board Direction**  
**BD-014851-23**  
**ABP-313547-22**

At a meeting held on 14/12/2023, the Board considered:

- (a) the objections made to the Compulsory Purchase Order,
- (b) the report of the Inspector
- (c) the purpose of the compulsory order
- (d) the constitutional and Convention protection afforded to property rights
- (e) the public interest and
- (f) the documents and submissions on file generally.


The Board decided to grant consent to the compulsory acquisition based on the reasons and considerations below.

### **Reasons and Considerations**

Having regard to the neglected, unsightly and objectionable condition of the site, the absence of a roof and rear wall, the poor state of repair of the external walls at parapet level and gables and to the presence of litter, debris and waste materials on the site it is considered that the site detracts to a material degree from the amenity, character and appearance of land in the neighbourhood and, therefore, comes within the definition of a derelict site as defined in sections 3(a), 3(b) and 3(c) of the Derelict Sites Act, 1990, as amended, and that the acquisition of the site by the local

authority is necessary in order to render the site non-derelect and to prevent it continuing to be a derelect site. It is also considered that the objection made cannot be sustained having regard to that said necessity.

**Board Member**

  
Mick Long

**Date:** 14/12/2023