



An
Bord
Pleanála

Board Direction
BD-016501-24
ABP-316608-23

The submissions on this file and the Inspector's report were considered at a Board meeting held on 06/06/2024.

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

Reasons and Considerations

1. It is a policy of the planning authority, as set out in Section 11.6.8 of the Limerick County Development Plan 2022-2028, to permit development proposals for rural enterprises in the countryside where it is demonstrated that the proposed enterprise is required to be located in a rural area. This policy is considered to be reasonable. It is considered that the development proposed to be retained has no specific locational requirements which necessitate its location at this rural, un-zoned and unserved location and would, therefore, contravene the Limerick Development Plan 2022-2028. The development proposed to be retained is, therefore, not considered an acceptable rural enterprise for such a location, would not be in accordance with Objective ECON O35 Rural Development and be contrary to the proper planning and sustainable development of the area.
2. The Board is not satisfied, on the basis of the submissions made in connection with the planning application and the appeal, that effluent from the development can be satisfactorily treated and disposed of on site, notwithstanding the proposed use of a proprietary wastewater treatment

system. It is considered that the proposed development to be retained would, therefore, be prejudicial to public health and would not be in accordance with Objective ECON O37 Farm Diversification and Objective IN O11 Private Waste Water Treatment Systems and would , therefore, be contrary to the proper planning and sustainable development of the area.

Note: The Board also agreed with both the Inspector and the planning authority that the applicant had failed to supply sufficient details outlining the exact nature of the business in terms of methods and processes used, on-site management, control of hazardous materials etc. However, in light of the substantive reasons for refusal as set out above, the Board decided not to pursue these matters further at this time.

Board Member



Joe Boland

Date: 06/06/2024