



An
Bord
Pleanála

Board Direction
BD-013690-23
ABP-317099-23

The submissions on this file and the Inspector's report were considered at a Board meeting held on 11/09/23 wherein the Board, in accordance with the Inspector's recommendation, decided to set aside the determination of the Local Authority for the following reasons and considerations.

Reasons and Considerations

The lands are assessed in accordance with the details provided in the appeal. The Tier 4 Settlements, including Scotstown, are not zoned for specific uses; therefore, the subject site does not demonstrate compliance with Section 653B. (a)(i) and (ii) in that the lands are not zoned solely or primarily for residential use or for a mixture of uses, including residential use. Development of these lands is assessed within the Development Management Process. In the absence of suitable zoning, the site should not be included on the maps.

Board Member



Joe Boland

Date: 12/09/2023