



An
Bord
Pleanála

Board Direction
BD-015560-24
ABP-317522-23

The submissions on this file and the Inspector's report were considered at a Board meeting held on 26/02/2024.

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

Reasons and Considerations

Having regard to the existing pattern of permitted development in the area, to the provisions of the Galway County Development Plan 2022-2028, and to the minor nature of the proposed development within an industrial estate, the Board considered that, subject to compliance with the conditions set out below, the proposed development would not be prejudicial to public health and would not be likely to have a significant effect on any European site in view of the conservation objectives. The proposed development would, therefore, be in accordance with the proper planning and sustainable development of the area.

Conditions

1. The development shall be carried out and completed in accordance with the plans and particulars lodged with the application, except as may otherwise be required in order to comply with the following conditions. Where such conditions require details to be agreed with the planning authority, the developer shall agree such details in writing with the planning authority prior to commencement

of development and the development shall be carried out and completed in accordance with the agreed particulars.

Reason: In the Interest of clarity.

2. Notwithstanding the exempted development provisions of the Planning and Development Regulations, 2001, and any statutory provision amending or replacing them, the use of the proposed development shall be used solely as ancillary to the adjoining use on site (as specified in the lodged documentation), unless otherwise authorised by a prior grant of planning permission.

Reason: In the interest of clarity.

3. This permission is for a limited period only, for a period of five years from the date of this decision, after which time the storage unit shall be removed from site, unless an additional limited permission has been granted by the planning authority for the retention of the structure for a further period.

Reason: In the interest of clarity and to enable the planning authority to review the orderly planning and development of the area.

4. All surface water generated within the site boundaries shall be collected and disposed of within the curtilage of the site. No surface water from roofs, paved areas or otherwise shall discharge onto the public road or adjoining properties.

Reason: In the interests of traffic safety and the proper planning and sustainable development of the area.

5. All necessary measures shall be taken by the applicant to prevent the spillage or deposit of clay, rubble or other debris onto adjoining roads during the course of works.

Reason: In the interest of the proper planning and sustainable development of the area and in the interest of traffic safety.

Board Member

Patricia Callea

Date: 27/02/2024

Patricia Calleary