

An  
Bord  
Pleanála

**Board Direction**  
**BD-018792-25**  
**ABP-318595-23**

The submissions on this file and the Inspector's report were considered at a Board meeting held on 30/01/2025.

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


### **Reasons and Considerations**

1. Having regard to the nature and location of the proposed development in an area which is at risk of flooding, and the location of infrastructure and activities on site in an area identified as Flood Zone A in the Flood Risk Assessment Report received by the planning authority on 11<sup>th</sup> day of October 2023, and the absence of a justification test as required by Policy INF Pol 18 of the Meath County Development Plan 2021-2027 and the Planning System and Flood Risk Management: Guidelines for Planning Authorities, 2009, it is considered that on the basis of the information on file, it has not been demonstrated that the proposed development would not give rise to a heightened risk of flooding either on the proposed development site itself, or on other lands, and would not give rise to a risk of environmental pollution of the River Dangan which bounds the site to the south as a result of flooding. The proposed development would, therefore, be contrary to the proper planning and sustainable development of the area.

2. On the basis of the information provided with the application and appeal, including the Natura Impact Statement, and the lack of consideration in the Natura Impact Statement of the Site Specific Flood Risk Assessment, it is considered that it has not been adequately demonstrated that the proposed development either individually, or in combination with other plans or projects would not adversely affect

the integrity of the River Boyne and River Blackwater SAC (002299) and the River Boyne and River Blackwater SPA (004232) respectively, in view of these sites' conservation objectives. The proposed development would, therefore, be contrary to the proper planning and sustainable development of the area.

**Board Member**

  
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Mary Gurrie

**Date:** 06/02/2025