



An  
Bord  
Pleanála

**Board Direction**  
**BD-016623-24**  
**ABP-318821-24**

The submissions on this file and the Inspector's report were considered at a Board meeting held on 18/06/2024.

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 guidance for locating telecommunications masts in the Telecommunications Antennae and Support Structures - Guidelines for Planning Authorities issued by the Department of the Environment, Heritage and Local Government in 1996 and policies and objectives of the Cavan County Development Plan 2022-2028, it is considered that, subject to compliance with the conditions set out below, the proposed development would not seriously injure the visual or residential impact on the properties in the vicinity of the site and 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, as amended by the further plans and particulars submitted, 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. Details of the proposed colour scheme for the pole, antennas, equipment containers shall be submitted to, and agreed in writing with, the planning authority prior to commencement of development.

**Reason:** In the interest of the visual amenity of the area.

3. Surface water drainage arrangements for the proposed development shall comply with the requirements of the planning authority.

**Reason:** In the interest of public health.

4. Site development and building works shall be carried out only between the hours of 0800 to 1900 Mondays to Fridays inclusive, between 0800 to 1400 hours on Saturdays and not at all on Sundays and public holidays. Deviation from these times will only be allowed in exceptional circumstances where prior written approval has been received from the planning authority.

**Reason:** In order to safeguard the residential amenities of property in the vicinity.

5. The developer shall provide and make available on reasonable terms, the proposed mast for the provision of mobile telecommunications antennae/ dishes of third party licensed mobile telecommunications operators.

**Reason:** To avoid unnecessary proliferation of telecommunications structures in the landscape, in the interest of visual amenity.

6. The developer shall be responsible for the full cost of repair in respect to any damage caused to the public road arising from construction work and shall either make good any such damage forthwith to the satisfaction of the planning authority or pay the planning authority.

**Reason:** In the interest of road traffic safety.

7. A low intensity fixed red obstacle light shall be fitted as close to the top of the mast as practicable and shall be visible from all angles in azimuth. Details of this light, its location and period of operation shall be submitted to, and agreed in writing with, the planning authority prior to commencement of development.

**Reason:** In the interest of public safety.

8. Details of the proposed colour scheme for the telecommunications structure, ancillary structures and fencing shall be submitted to, and agreed in writing with, the planning authority prior to commencement of development.

**Reason:** In the interest of the visual amenities of the area.

9. All existing hedgerow along the access track save for the section shall be removed, as specified in the submitted plans and shall be protected during construction, and permanently retained thereafter.

**Reason:** In the interest of visual amenity and the protection of wildlife habitats.

**Board Member**

  
Mary Henchy

**Date:** 18/06/2024