

An  
Bord  
Pleanála

**Board Direction**  
**BD-018105-24**  
**ABP-319746-24**

The submissions on this file and the Inspector's report were considered at a Board meeting held on 07/11/2024.

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**

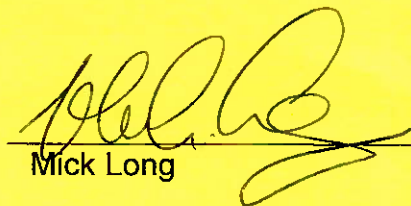
Having regard to the nature, design and scale of development for retention and the proposed development, the established pattern of development in the area, and the provisions of the Kildare County Development Plan 2023-2029, including Objective AH O65, it is considered that the development, subject to compliance with the following conditions, is not seriously injurious to the character of the Architectural Conservation Area, or property in the vicinity, and is in accordance with the proper planning and sustainable development of the area.

### **Conditions**

1. The development shall be in accordance with the plans and particulars submitted to the Planning Authority on 3rd March 2024. Reason: In the interest of clarity.
2. The Applicant/Developer shall pay to Kildare County Council a financial contribution in accordance with the Development Contribution Scheme adopted by Kildare County Council in accordance with Section 48 of the Planning and Development Act 2000, as amended.

Reason: It is considered reasonable that the developer should make a contribution in respect of public infrastructure and facilities benefitting development in the area of the Planning Authority

**Board Member**

  
Mick Long

**Date:** 07/11/2024