



An
Bord
Pleanála

Board Direction
BD-018768-25
ABP-320876-24

The submissions on this file and the Inspector's report were considered at a Board meeting held on 28/01/2025.

The Board decided to treat this case under section 139 of the Planning and Development Act, 2000. The Board also decided, based on the Reasons and Considerations set out below that the planning authority be directed, as follows:

Remove condition number 2 and amend condition number 3 as follows,

This permission relates only to the development as contained within the application red line boundary and, by association, does not permit any development on land adjoining the site to the southwest.

REASON: In the interest of clarity.

Reasons and Considerations

The application did not seek permission / retention permission for development on the lands referred to by the Planning Authority in Conditions No. 2. and 3. Having regard to Section 34(4) of the Planning and Development Act, 2000, the requirement for Conditions No. 2 and 3 has no functional connection to the proposal for which permission is currently sought. An amendment of Condition No. 3 permits the gate, which was included in the application.

Board Member:

Declan Moore

Date 29/01/2025