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Coimisiún  
Pleanála

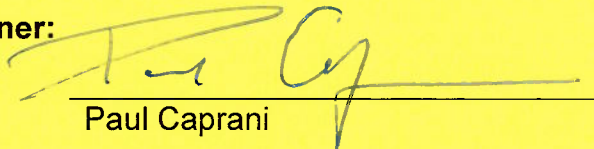
**Direction**  
**CD-020264-25**  
**ABP-322211-25**

The submissions on this file and the Inspector's report were considered at a meeting held on 18/07/2025.

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

#### **Planning**

**Commissioner:**

  
Paul Caprani

**Date:** 18/07/2025

#### **DRAFT WORDING FOR ORDER**

##### **Reasons and Considerations**

Having regard to the planning history of the site, in particular, the requirement to construct a creche facility on the subject site as granted by Laois County Council, it is considered that insufficient evidence has been provided by the applicant to support or justify the replacement of the previously approved creche facility with residential dwelling units. It is also considered, having regard to the provisions of the Childcare Facilities Guidelines for Planning Authorities (2001) and the Laois County Development Plan 2021-2027, that the proposed development would be contrary to Policy Objectives CCPO 1, CCPO 2 and CCPO 3 of the development plan, which seek to promote and provide childcare facilities throughout the County and in accordance with the aforementioned Guidelines. The proposed development would, therefore, be contrary to the proper planning and sustainable development of the area.