

An  
Coimisiún  
Pleanála

**Direction**  
**CD-020675-25**  
**ABP-322364-25**

At a meeting held on 15/09/2025, the Commission considered:

- (a) the objections made to the compulsory acquisition,
- (b) the report of the Inspector, and
- (c) the documents and submissions on file generally.

The Commission decided to grant consent to the compulsory acquisition of the said site based on the reasons and considerations set out below.

### **Reasons and Considerations**

Having regard to the derelict condition of the structure and to the neglected, unsightly and objectionable state of the land and structure, having considered the objection made to the compulsory acquisition, and also:

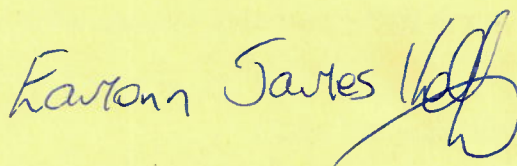
- (a) the constitutional and Convention protection afforded to property rights,
- (b) the public interest, and,
- (c) the provision of the Offaly County Development Plan 2021-2027,

it is considered that the site detracts to a material degree from the amenity, character and appearance of land in the neighbourhood and, therefore, comes within the

definition of a derelict site as defined in sections 3 (a) and 3 (b) of the Derelict Sites Act, 1990, as amended, and that the compulsory acquisition of the site by the local authority is necessary in order to render the site non-derelict and to prevent it from continuing to be a derelict site. It is also considered that the objection made cannot be sustained, having regard to that said necessity and that the compulsory acquisition and its effects on the property rights of affected landowners are proportionate to that objective and justified by the exigencies of the common good.

**Planning**

**Commissioner:**

A handwritten signature in blue ink, appearing to read 'Eamonn James Kelly', is written over a horizontal line.

**Date:** 15/09/2025

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Eamonn James Kelly