

An
Coimisiún
Pleanála

Direction
ABP-322387-25

The submissions on this file and the Inspector's report were considered at a meeting held on 13/08/2025.

The Commission decided, as set out in the following Order, that

Commission Order as follows:-

WHEREAS a question has arisen as to whether of two "storage" sheds is or is not exempted development.

AND WHEREAS Keith Wilson , requested a declaration on this question from Council, and the Council issued a declaration on the 14th day of April 2025 stating that the matter is development and is not exempted development.

AND WHEREAS Keith Wilson referred this declaration for review to An Coimisiún Pleanála, on the 24th day of April 2025.

AND WHEREAS An Coimisiún Pleanála, in considering this referral, had regard particularly to:

- (a) Section 2(1) of the Planning and Development Act, 2000, as amended,
- (b) Section 3(1) of the Planning and Development Act, 2000,

- (c) Section 4(1)(a) of the Planning and Development Act, 2000, as amended,
- (d) Article 6(1) and article 9(1) of the Planning and Development Regulations, 2001, as amended,
- (e) Parts 1 and 3 of Schedule 2 to the Planning and Development Regulations, 2001, as amended,
- (f) Class 9 of Article 6, Schedule 2, Part 3 Exempted Development of the Planning and Development Regulations 2001,
- (g) the planning history of the site,
- (h) the pattern of development in the area,

AND WHEREAS An Coimisiún Pleanála has concluded that:

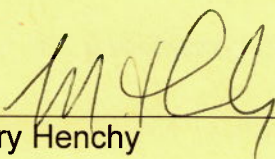
- (a) The development cannot be considered exempted development under Class 9 of Article 6, Schedule 2, Part 3 Exempted Development of the Planning and Development Regulations 2001, based on restrictions on the housing of animals.
- (b) The development cannot be considered exempted development under Class 6 of Article 6, Schedule 2, Part 3 Exempted Development of the Planning and Development Regulations 2001, based on restrictions on aggregate floor area for which the development will exceed the restriction of 300sqm.

NOW THEREFORE An Coimisiún Pleanála, in exercise of the powers conferred on it by Section 5 (4) of the Planning and Development Act, 2000, as amended, hereby decides that the construction of two "storage" sheds is development and is not exempt development.

Planning

Commissioner:

Date: 13/08/2025



Mary Henchy