

An
Coimisiún
Pleanála


Direction
CD-021508-25
ACP-323494-25

The submissions on this file and the Inspector's report were considered at a meeting held on 08/12/2025.

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

Planning

Commissioner:


Tom Rabbette

Date: 08/12/2025

DRAFT WORDING FOR ORDER

Reasons and Considerations

Having regard the Telecommunications Antennae and Support Structures-Guidelines for Planning Authorities 1996 and Circular Letter PL07/12; Development Plan Objective CDP 11.54 of the Clare County Development Plan 2023-2029 which supports and facilitates the delivery of high-capacity ICT infrastructure; the existing telecoms infrastructure on the site and the established use of the site for telecommunications purposes; the justification for the development having regard to the ComReg coverage maps which confirm that the surrounding area currently does not benefit from good ICT coverage; and the scale and design of the proposed development and development proposed to be retained. It is considered that subject

to compliance with the conditions set out below, the proposed development and development proposed to be retained would be in accordance with National Policy for telecommunications infrastructure and the development plan and would not adversely impact the character of the area or be seriously injurious to the visual or residential amenities of the area. The proposed development and development proposed to be retained would, therefore, be in accordance with the proper planning and sustainable development of the area.

The Commission considered that the proposed development is a project for the purposes of the Environmental Impact Assessment Directive. However, the Commission concluded that the proposed development does not fall within a class of development set out in Part 1 or Part 2 of Schedule 5 to the Planning and Development Regulations 2001, as amended, and, therefore, no preliminary examination, screening for Environmental Impact Assessment, or Environmental Impact Assessment is required.

Conditions

1. The development shall be retained, carried out and completed in accordance with the plans and particulars lodged with the application, except as may otherwise be required in order to comply with the following conditions. Where such conditions require details to be agreed with the planning authority, the developer shall agree such details in writing with the planning authority prior to commencement of development and the development shall be retained, carried out and completed in accordance with the agreed particulars.

Reason: In the interest of clarity.

2. In the event of the telecommunications structure and ancillary structures hereby permitted ceasing to operate for a period of nine months, the structures shall be removed, and the site shall be reinstated within three months of their removal.

Details regarding the removal of the structures and the reinstatement of the site shall be submitted to, and agreed in writing, within one month of the structures ceasing to operate, and the site shall be reinstated in accordance with the agreed details at the operators expense.

Reason: In the interest of the visual amenities of the area.

3. No advertisement or advertisement structure shall be erected or displayed on the proposed structure or its appendages or within the curtilage of the site without a prior grant of planning permission.

Reason: In the interest of the visual amenities of the area.