

The submissions on this file and the Inspector's report were considered at a meeting held on 29 April 2026.

The Commission treated this case under section 48 of the Planning and Development Act, 2000, as amended. The Commission also decided in agreement with the recommendation of the Inspector and for the Reasons and Considerations set out below that the planning authority be directed, as follows:

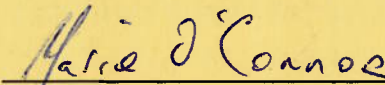
Amend condition 10 as follows.

The developer shall pay to the planning authority a financial contribution of €72,432.50 (seventy two thousand four hundred and thirty two euros and 50 cents) in respect of public infrastructure and facilities benefiting development in the area of the planning authority that is provided or intended to be provided by or on behalf of the authority in accordance with the terms of the Development Contribution Scheme made under section 48 of the Planning and Development Act 2000, as amended. The contribution shall be paid prior to commencement of development or in such phased payments as the planning authority may facilitate and shall be subject to any applicable indexation provisions of the Scheme at the time of payment.

It is a requirement of the Planning and Development Act 2000, as amended,

that a condition requiring a contribution in accordance with the Development Contribution Scheme made under section 48 of the Act be applied to the permission.

Planning Commissioner:



Marie O'Connor

Date:

30th day of April 2026

DRAFT WORDING FOR ORDER

Reasons and Considerations

Having regard to the appeal and application documentation and noting that the applicable scheme is the Mayo County Council Development Contribution Scheme 2023 (under Section 48 of the Planning and Development Act, 2000 as amended) the adopted scheme includes, in Table 2, that new commercial/ industrial and storage/warehousing (non-retail) development will be charged at €20 and €15 per square metre respectively. The contribution amount due is based on an industrial/commercial floor area of 2,192.5 square metres and a storage/warehousing (non-retail) floor area of 1,905.5 square metres noting the breakdown in floor areas supplied at appeal stage and on the floor plans,

and proportioning the remaining floor areas not accounted for by the appellant between the two types of uses based on the information provided in the appeal. Section 10.7.1 (Reductions) of the Contribution Scheme provides for reductions for expansions to existing manufacturing or industrial facilities. However, this is a new development/facility and not an extension of an existing facility such that there is no scope for reductions in the contribution due under the Contribution Scheme. The Commission considers that Condition no. 10 in relation to the €80,000 amount should have been calculated to result in an amount due of €72,432.50 which falls within the terms of the Development Contribution Scheme and the amount due should be amended to reflect the terms of the scheme in relation to the proposed development where €72,432.50 is due.