

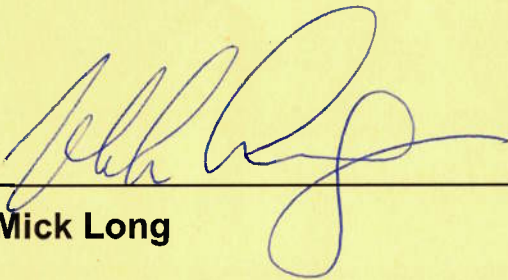
An
Coimisiún
Pleanála

Commission Direction
CD-000917
PL-500990-DF-26

The submissions on this file and the Inspector's report were considered at a meeting held on 20 July 2026.

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

Planning Commissioner:


Mick Long

Date:

20th day of July 2026

Reasons and Considerations

1. Having regard to the location and proposed use of the site, the vision of the site's 'RC – Rural Cluster' zoning objective and Objective CIO32 relating to appropriate locations for the places of worship, as set out in the Fingal Development Plan 2023-2029, as varied, the Commission considered that the proposed development would not serve the needs of the local rural area nor contribute to maintaining the rural nature of the rural cluster, would not be consistent with the existing character or role of the Rural Cluster contrary to the

requirements of Objective SPQHO67 (Character and Role of the Rural Cluster) of the development plan and would not be located in an urban centre or within existing community facilities proximate to residential communities. The proposed development would, therefore, be contrary to the proper planning and sustainable development of the area.

2. It is considered that, by reason of inadequate active travel and public transport connectivity, and due to its hours of operation, the proposed development would result in a car dependent development, which would be contrary to the requirements of Section 4.5.1.9 (Places of Worship/Multi-Faith Facilities) and Objective DMSO82 (Location of Places of Worship) of the Fingal Development Plan 2023-2029, as varied, and would, therefore, be contrary to the proper planning and sustainable development of the area.

The Commission noted and shared the concerns of the Inspector relating to the entrance and other elements of the proposed development being situated within Flood Zone A but given the substantive nature of the reasons for refusal did not seek further information including a Flood Management Plan to deal with the safe access and egress to the site.