



An
Bord
Pleanála

Board Direction
27.RL3542

The submissions on this file and the Inspector's report were considered at a Board meeting held on June 11th 2018.

The Board decided, as set out in the following Order, that (i) the use of the Laragh GAA grounds for an adventure racing event, including car parking, is not development and (ii) the use of the Laragh GAA clubhouse as a briefing area associated with this event is not development, at Laragh GAA grounds, Brockagh, Laragh, Co Wicklow

Board Order as follows:-

WHEREAS a question has arisen as to whether (i) the use of the Laragh GAA grounds for an adventure racing event, including car parking (ii) the use of the Laragh GAA clubhouse as a briefing area associated with this event, at Laragh GAA grounds, Brockagh, Laragh, Co Wicklow, is or is not development or is or is not exempted development.

AND WHEREAS Joe O'Neill, c/o Frank O'Gallachoir and Associates Ltd, planning consultants, requested a declaration on this question from Wicklow County Council, and the Council issued a declaration on the 11th day of January 2017 stating that the matter is development and is exempted development.

AND WHEREAS Joe O'Neill referred this declaration for review to An Bord Pleanála, on the 25th day of January 2017.

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

- (a) Sections 2, 3 and 4 of the Planning and Development Act, 2000, as amended,
- (b) Articles 6, and 9 of the Planning and Development Regulations, 2001, as amended,
- (c) Class 37 of Part 1 of the Second Schedule to the Planning and Development Regulations, 2001, as amended,
- (d) The established use and planning history of the site,
- (e) The submissions on file, including details of the nature and duration of the particular adventure racing event, and
- (f) The pattern of development in the area.

AND WHEREAS An Bord Pleanála has concluded that:

- (a) The established use of the GAA grounds is for sporting events;
- (b) The use of the GAA grounds for car parking is a change of use from this established use;
- (c) Having regard to the temporary and short-term duration of this use, and the nature of the adventure racing event, it is considered that this change of use does not raise material planning issues and is therefore not a material change of use in this instance,
- (d) The established use of the GAA clubhouse is ancillary to the sporting use of the overall grounds,

- (e) The use of the clubhouse for pre-race briefing relating to the adventure racing event is consistent with the established use of the clubhouse, and therefore is not a change of use.

NOW THEREFORE An Bord Pleanála, in exercise of the powers conferred on it by Section 5 (3)(a) of the Planning and Development Act, 2000, as amended, hereby decides that (i) the use of the Laragh GAA grounds for an adventure racing event, including car parking, is not development and (ii) the use of the Laragh GAA clubhouse as a briefing area associated with this event is not development, at Laragh GAA grounds, Brockagh, Laragh, Co Wicklow.

Board Member

Date: 11th June 2018

Philip Jones