

An Bord Pleanála



PLANNING AND DEVELOPMENT ACTS 2000 TO 2015

Sligo County

Planning Register Reference Number: 15/322

An Bord Pleanála Reference Number: PL PL21.245766

APPEAL by the Irish Amusement Trades Association of Millpark Road, Enniscorthy, County Wexford against the decision made on the 5th day of November, 2015 by Sligo County Council to grant subject to conditions a permission to Brendan Kilcullen care of McCarthy Keville O'Sullivan Limited of Block 1, G.F.S.C., Moneenageisha Road, Galway in accordance with plans and particulars lodged with the said Council.

PROPOSED DEVELOPMENT: The continued use of the Adelaide Casino as a gaming arcade and private members club and all associated site works at Ted Nealon Road, Sligo.

DECISION

GRANT permission for the above proposed development in accordance with the said plans and particulars based on the reasons and considerations under and subject to the conditions set out below.

MATTERS CONSIDERED

In making its decision, the Board had regard to those matters to which, by virtue of the Planning and Development Acts and Regulations made thereunder, it was required to have regard. Such matters included any submissions and observations received by it in accordance with statutory provisions.

REASONS AND CONSIDERATIONS

Having regard to the nature of the use for which retention is sought, which is analogous to use as an amusement arcade, and to the location of the premises within an area to which zoning objective "C1 – City Centre" under the provisions of the current Sligo and Environs Development Plan 2010 – 2016 applies, within which amusement arcades and other recreation/leisure uses are open for consideration, it is considered that, subject to compliance with the conditions set out below, the development for which retention is sought would not seriously injure the amenities of the area or of property in the vicinity, would be acceptable in terms of traffic safety and convenience, and would not adversely impact on the viability and vitality of the city centre. The development for which retention is sought would, therefore, be in accordance with the proper planning and sustainable development of the area.

CONDITIONS

1. The development shall be retained 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.

Reason: In the interest of clarity.

2. The use hereby permitted shall be for a period of five years from the date of this order. Upon the expiry of this period, the use shall cease unless planning permission has been granted to extend the current use for a further period.

Reason: To allow the planning authority to reassess the ongoing operation of the subject development in the light of the circumstances then obtaining (including any changes in planning policy in relation to the city centre area).

3. No loading or unloading of goods shall take place on the adjoining public roads.

Reason: In the interests of pedestrian and traffic safety.

4. Notwithstanding the exempted development provisions of the Planning and Development Regulations, 2001, or any statutory provision amending or replacing them, no further advertisement signs, advertisement structures, banners, canopies, flags, or other projecting elements, other than those specifically shown on the drawings submitted with the planning application, shall be displayed or erected on the buildings or within the curtilage of the site, unless authorised by a further grant of planning permission. No external roller shutters shall be erected on the premises.

Reason: To enable the planning authority to assess the impacts of any further signage or other structures on the amenities of the area through the statutory planning process.

**Member of An Bord Pleanála
duly authorised to authenticate
the seal of the Board.**

Dated this day of 2016.