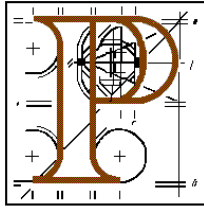


An Bord Pleanála



PLANNING AND DEVELOPMENT ACTS 2000 TO 2015

Limerick City and County

Planning Register Reference Number: 14/1142

An Bord Pleanála Reference Number: PL 91.245796

APPEAL by Maurice Nunan care of Boyce Architectural and Engineering of Farihy, Dromcollogher, County Limerick against the decision made on the 28th day of October, 2015 by Limerick City and County Council to refuse permission.

PROPOSED DEVELOPMENT: Construction of a dwellinghouse, garage, connection to the public services and all associated site works at Farihy, Broadford, County Limerick.

DECISION

REFUSE permission for the above proposed development based on the reasons and considerations 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

It is considered that the dwelling, by reason of its location at a remove from the core of Broadford Village and in the absence of firm proposals for the development of the remainder of the lands with the application site, would constitute an unacceptable pattern of piecemeal and of backland development and would compromise the appropriate development of lands in the vicinity. The proposed development would, therefore, materially contravene objective SS04 of the current Limerick County Development Plan which seeks the sequential growth and consolidation of Tier 5 settlements and would be contrary to the proper planning and sustainable development of the area.

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

Dated this day of 2016.