

An Bord Pleanála



PLANNING AND DEVELOPMENT ACTS 2000 TO 2015

Donegal County

Planning Register Reference Number: 16/50117

An Bord Pleanála Reference Number: PL 05E.246425

APPEAL by Jim Harley care of Harley Planning Consultants Limited of 1 Melmount Park, Strabane, County Tyrone, BT82 9 SU against the decision made on the 16th day of March, 2016 by Donegal County Council to grant subject to conditions a permission to Extraspace Solutions Limited care of A L Architects of Office 8b, The Courtyard, Lower Main Street, Letterkenny, County Donegal in accordance with plans and particulars lodged with the said Council.

PROPOSED DEVELOPMENT: (a) 18 number designated car parking spaces located to the front of previously approved office building under planning register reference number 15/50405, (An Bord Pleanála appeal reference number PL 05E.245158), (b) amendment of the layout of the 'Drop Off' area approved under planning register reference number 15/50405, (An Bord Pleanála appeal reference number PL 05E.245158), and to include six number visitor car park spaces and (c) all associated works. All at IDA Business and Technology Park, Lisnennan, Letterkenny, County Donegal.

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 limited amount of parking proposed and its designation for use by persons with impaired mobility and visitors to the office development authorised under An Bord Pleanála appeal reference number PL 05E.245158 (planning register reference number 15/50405), it is considered that, subject to compliance with the conditions set out below, the proposed development would be acceptable in terms of traffic safety and convenience and would maintain an acceptable standard of urban design and the protection of watercourses. The proposed development would, therefore, be in accordance with the proper planning and sustainable development of the area.

CONDITIONS

1. (a) The development shall be carried out and completed 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. Where such conditions require details to be agreed with the planning authority, the developer shall agree such details in writing with the planning authority prior to commencement of development and the development shall be carried out and completed in accordance with the agreed particulars.

- (b) Apart from the amendments described on the plans and particulars submitted with this application and the consequent amendments required under condition number 2 below, the terms and conditions of the permission granted under An Bord Pleanála appeal reference number PL 05E. 245158 (planning register reference number 15/50405) shall be complied with in full. In particular, the appropriate period for the carrying out of development under this permission shall expire on the 3rd day of December, 2020.

Reason: In the interests of clarity and to ensure consistency in the planning conditions governing the development of the site.

2. The number of car parking spaces provided to serve the office development authorised under An Bord Pleanála appeal reference number PL 05E.245158 (planning register reference number 15/50405), together with those spaces authorised under this permission, shall not exceed 774. Prior to carrying out any development on foot of this permission, a revised layout for the overall development with no more than 774 parking spaces shall be submitted to, and agreed in writing with, the planning authority, as shall details as to how the use of the parking spaces authorised under this permission shall be restricted to visitors and those with impaired mobility, as appropriate. The car parking spaces permitted for use by persons with impaired mobility under An Bord Pleanála appeal reference number PL 05E. 245158 shall not now be provided.

Reason: To restrict the total number of car parking spaces to that specified by condition number 2 of the permission issued under PL 05E.245158 (planning register reference number 15/50405) in the interests of sustainable transport, visual amenity and the protection of watercourses.

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

Dated this day of 2016.