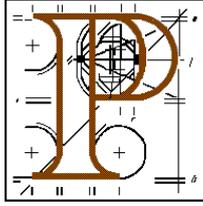


An Bord Pleanála



PLANNING AND DEVELOPMENT ACTS 2000 TO 2015

Laois County

Planning Register Reference Number: 15/336

An Bord Pleanála Reference Number: PL 11.246823

APPEAL by Anne and Eddie Harvey of 5 Lord Edward Street, Mountmellick, County Laois against the decision made on the 14th day of June, 2016 by Laois County Council to grant subject to conditions a permission to Noel Delaney care of Horan DMC of Mountmellick, County Laois.

PROPOSED DEVELOPMENT: Retention of a concrete yard, toilets, tea room and raising a section of roof of an existing warehouse. Permission is also sought for a replacement shed with a raised roof level to match the height of the existing warehouse and all associated site works at Lord Edward Street, Mountmellick, County Laois.

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

On the basis of the submissions made in connection with the planning application and the appeal, the Board is not satisfied that the proposed development would not seriously injure the residential amenities of the area. Furthermore, the proposed development relates to a site located in an area zoned residential and within the curtilage of a Protected Structure, the use of which for a commercial activity does not appear to have the benefit of a grant of planning permission. The Board considered that the proposed development would facilitate the consolidation and intensification of such commercial use and considered that it would be inappropriate to consider a grant of permission in such circumstances.

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

Dated this day of 2016.