

An Bord Pleanála



PLANNING AND DEVELOPMENT ACTS 2000 TO 2015

Louth County

Planning Register Reference Number: 15/632

An Bord Pleanála Reference Number: PL 15.246831

APPEAL by Oisín McCann care of McNamee Chartered Building Surveyors Limited of Excelsior House, Jocelyn Place, Dundalk, County Louth against the decision made on the 2nd day of June, 2016 by Louth County Council to refuse permission.

PROPOSED DEVELOPMENT: Front boundary wall and railings to existing dwellinghouse at Castletowncooley, Riverstown, Dundalk, County Louth.

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 roadside boundary, as constructed, is of an inappropriate design being located adjacent to designated scenic routes in the Louth County Development Plan 2015-2021. Furthermore, the site is located in Control Zone 2 of the Development Plan which seeks to protect the scenic quality of the landscape and facilitate development required to sustain the existing rural community. The front roadside boundary for which retention of planning permission is being sought would contravene materially the development objectives indicated in the said Development Plan, would seriously injure the visual amenities of the area and would, therefore, 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.