

## **Board Order PL 09.247128**

Planning and Development Acts 2000 to 2017

**Amendment of Board Order** 

**Planning Authority: Kildare County Council** 

Planning Register Reference Number: 16/569

**Development Concerned:** Residential development consisting of 13 number houses as follows: Block A: three number two storey, three bedroom terrace houses on sites 1-3 inclusive, Block B: four number two storey, three bedroom semi-detached houses on sites 4, 5, 8 and 9, Block C: two number two storey, three bedroom semi-detached houses on sites 6 and 7 and Block D: four number two storey, three bedroom terrace houses on sites 10-13 inclusive, demolition of two number habitable houses, connection to mains sewer, site entrance, landscaping, bin store and all associated site development works at Drogheda Row, Monasterevin, County Kildare.

**WHEREAS** the Board made a decision to grant permission subject to conditions in relation to the above-mentioned development by order dated the 30<sup>th</sup> day of December, 2016:

**AND WHEREAS** it has come to the attention of the Board that, due to a clerical error, a condition requiring a Bond for the proposed development has been omitted from the Board Order:

**AND WHEREAS** the Board considered that the amendment of the Board order would not result in a material alteration of the terms of the permission or decision:

**AND WHEREAS** having regard to the nature of the issue involved, the Board decided not to invite submissions in relation to the matter from person who had made submissions or observations in relation to the appeal the subject of this amendment:

**NOW THEREFORE** in accordance with section 146A(1) of the Planning and Development Act 2000, as amended, the Board hereby amends the abovementioned decision by the insertion of a new condition number 6 and the reason therefor:

6. Prior to commencement of development, the developer shall lodge with the planning authority a cash deposit, a bond of an insurance company, or other security to secure the provision and satisfactory completion of roads, footpaths, watermains, drains, open space and other services required in connection with the development, coupled with an agreement empowering the local authority to apply such security or part thereof to the satisfactory completion of any part of the development. The form and amount of the security shall be as agreed between the planning authority and the developer or, in default of agreement, shall be referred to An Bord Pleanála for determination.

**Reason:** To ensure the satisfactory completion of the development.

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

Dated this day of 2018

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