

An Bord Pleanála



PLANNING AND DEVELOPMENT ACTS 2000 TO 2016

Offaly County

Planning Register Reference Number: PL2/16/34

An Bord Pleanála Reference Number: PL 19.247318

APPEAL by John Morrissey care of J.G. Consulting of Corrymeela, Church Road, Malahide, County Dublin against the decision made on the 2nd day of September, 2016 by Offaly County Council to refuse permission.

PROPOSED DEVELOPMENT: Retention for the addition of the use of gaming machines in conjunction with the existing approved private members club granted planning permission under register reference number TU 14/008 at Pot of Gold, 8 O'Connor Square, Tullamore, County Offaly which is a protected structure (reference number 23-391).

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

The retention of gaming machines at this property would consolidate a non-retail use at this central location, within the core of the town of Tullamore, which would impact negatively on the central shopping area of the town and undermine the viability and vitality of the Town Centre as a whole and would, therefore, be contrary to policies TTEP 07-07 and TTEP 07-09 of the Tullamore and Environs Development Plan 2010-2016. These policies are considered to be reasonable. Having regard to this issue, and also to the planning history of the subject property, it is considered that the development for which retention is sought 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 2017.