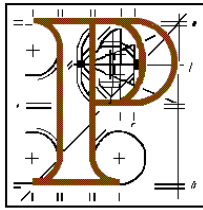


An Bord Pleanála



PLANNING AND DEVELOPMENT ACTS 2000 TO 2017

Wexford County Council

Planning Register Reference Number: 20161128

An Bord Pleanála Reference Number: PL 26.247999

APPEAL by Fiona Daly and Patrick Quirke of Hilltown, Ballymitty, County Wexford against the decision made on the 19th day of January, 2017 by Wexford County Council to grant subject to conditions a permission to Ralph and Pauline Wickham care of John Roche Architectural Services of Saint Leonards, Ballycullane, New Ross, County Wexford in accordance with plans and particulars lodged with the said Council.

PROPOSED DEVELOPMENT: Changes to site boundaries, dwellinghouse and garage positions previously granted permission under planning register reference number 20080756 at Hilltown, Ballymitty, County Wexford.

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 planning history of the site and to the nature and scope of the proposed development, it is considered that, subject to compliance with the conditions set out below, the proposed development would not seriously injure the visual or residential amenities of the area and would not be prejudicial to public health. The proposed development would, therefore, be in accordance with the proper planning and sustainable development of the area.

CONDITIONS

1. The development shall be carried out and completed in accordance with the plans and particulars lodged with the application, as amended by the further plans and particulars submitted on the 22nd day of December, 2016, 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.

Reason: In the interest of clarity.

2. The site shall be landscaped in accordance with a comprehensive scheme of landscaping, details of which shall be submitted to, and agreed in writing with, the planning authority prior to commencement of development.

Reason: In the interests of residential and visual amenity.

3. Apart from the changes specifically authorised by this permission, the development shall be carried out and completed in accordance with the conditions of planning permission register reference number 20080756.

Reason: In the interests of clarity and proper development.

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

Dated this day of 2017.