

Board Order PL 92.248371

## Planning and Development Acts 2000 to 2017 Planning Authority: Tipperary County Council Planning Register Reference Number: 16/601062

**Appeal** by Sean Kelly of Ballyartella, Ballycommon, Nenagh, County Tipperary against the decision made on the 30<sup>th</sup> day of March, 2017 by Tipperary County Council to grant subject to conditions a permission in accordance with plans and particulars lodged with the said Council.

**Proposed Development:** The fit out of commercial storage unit granted under planning register reference number 15600454 including elevation changes, construction of a first floor area over the granted commercial storage area at ground floor level to accommodate ancillary offices to serve the commercial area granted under planning register reference number 15600454, replace a lean-to section of roof on the agricultural shed to align with the existing pitched roof, construction of an extension to the existing agricultural shed and revised site layout as granted under planning register reference number 15600454, all at Ballyartella, Ballycommon, Nenagh, County Tipperary.

## Decision

Having regard to the nature of the condition the subject of the appeal, the Board is satisfied that the determination by the Board of the relevant application as if it had been made to it in the first instance would not be warranted and, based on the reasons and considerations set out below, directs the said Council under subsection (1) of section 139 of the Planning and Development Act, 2000 to ATTACH condition number 2 and the reason therefor.

## **Reasons and Considerations**

It is considered that the proliferation of entrances along this short length of road frontage is unwarranted on grounds of traffic safety and the imposition of condition number 2 is justified in the interest of reducing traffic hazard.

## **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.

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

Dated this day of 2017