

Board Order ABP-302272-18

Planning and Development Acts 2000 to 2018

Planning Authority: Mayo County Council

Planning Register Reference Number: P.18/156

APPEAL by Michael McBride care of Liam Madden of Vitruvius Hibernicus, Convent Road, Longford against the decision made on the 12th day of July, 2018 by Mayo County Council to grant subject to conditions a permission to Charles McDermott care of Lally Engineering Services of Udaras Business Park, Tourmakeady, County Mayo.

Proposed Development: Retention of existing building and permission to renovate externally and internally and for all associated site works at Fairview, Sheeroe, Westport, County Mayo (as amended by the further public notice received by the planning authority on the 20th day of June, 2018).

Decision

REFUSE permission for the above proposed development in accordance with 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, by reason of its bulk and scale and significant departure from the house granted under planning register reference number P.05/437 and by reason of the altered footprint and area from that for which permission was originally granted that the development proposed for retention and the proposed development would seriously injure the visual amenities of the area, would set a negative precedent and would, therefore, be contrary to the proper planning and sustainable development of the area.

In deciding not to accept the Inspector's recommendation to grant permission, the Board did not consider that the development could be satisfactorily assimilated into the landscape and did not consider that the issue of economic viability was a relevant planning consideration in the context of this development.

Paul Hyde

Member of An Bord Pleanála

duly authorised to authenticate
the seal of the Board.

Dated this day of 2018.

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