



Planning and Development Acts 2000 to 2019

Planning Authority: Galway County Council

Planning Register Reference Number: 19/258

APPEAL by Seán Cooney of Lissananny, Kilconly, Tuam, County Galway against the decision made on the 18th day of April, 2019 by Galway County Council to refuse permission.

Proposed Development: Construction of a serviced dwellinghouse and domestic garage at Lissananny, Kilconly, Tuam, County Galway.

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

The proposed development, by reason of reliance on access to and from the L2207 public road via a private agricultural lane to the side and rear of the existing road frontage dwelling, would endanger public safety by reason of traffic hazard because of the additional traffic turning movements the development would generate at a point where sightlines at the intersection are restricted and deficient in a southerly direction. The proposed development would, therefore, be contrary to the proper planning and sustainable development of the area.

Note: The Board was not satisfied based on the information on the file that the proposed development incorporated adequate surface water drainage measures so as to ensure that the proposed development would not pose a risk of increased flooding in the area. However, in light of the substantive reason for refusal outlined above, the Board decided not to issue a section 132 notice to the applicant seeking further information and clarification on this issue.

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

Dated this day of 2019