



Planning and Development Acts 2000 to 2019

Planning Authority: Laois County Council

Planning Register Reference Number: 19/238

APPEAL by Patrick Leonard care of Thomas Campbell Consulting Engineers Limited of Cloonkedagh, Kiltimagh, County Mayo against the decision made on the 21st day of November, 2019 by Laois County Council to grant subject to conditions a permission to Brendan Walsh care of Planning and Design Services of Carlow Gateway Business Centre, Athy Road, Carlow for the proposed development.

Proposed Development: (1) Installation of a wastewater treatment system and polishing filter and (2) retention for the construction of a single storey dwelling, hard standing area, alterations to existing entrance and all associated site works at Ballylehane Lower, Ballylinan, County Laois, as amended by the further public notices received by the planning authority on the 5th day of July, 2019 and the 8th day of October, 2019, which includes relocation of existing entrance.

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 120 metres sight distances required on this Local Road traverse land outside the ownership of the applicant. It has not been adequately demonstrated that these sightlines can be provided and maintained. To permit the development would, therefore, endanger public safety by reason of traffic hazard or obstruction of road users or otherwise and would be contrary to the proper planning and sustainable development of the area.

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

Dated this day of 2020.