

Planning and Development Acts 2000 to 2020

Planning Authority: Wicklow County Council

Planning Register Reference Number: 20/952

Appeal by Rosland Furlong of Newrath House, Newrath, Rathnew, County Wicklow against the decision made on the 10th day of February, 2021 by Wicklow County Council to grant subject to conditions a permission to Noel Heatley care of Alan Timmons of Ballycullen, Ashford, County Wicklow in accordance with plans and particulars lodged with the said Council.

Proposed Development: Relocation of an existing agricultural entrance to the west of the existing entrance at Newrath, Rathnew, County Wicklow. Further public notices were received by the planning authority on the 18th day of January, 2021 which described the development as follows: Provision of a new agricultural entrance to include works to the existing stone wall.

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 provisions of the Wicklow County Development Plan 2016-2022 and the Wicklow Town – Rathnew Development Plan 2013-2019, the existing pattern of development in the area, and the nature and scale 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 amenities of the area or of property in the vicinity and would be acceptable in terms of traffic safety and convenience. The proposed development would, therefore, be in accordance with the proper planning and sustainable development of the area.

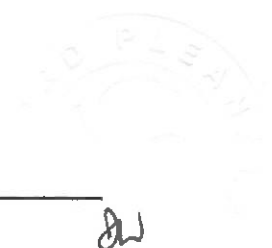
Conditions

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 16th day of December, 2020 and on the 18th day of January, 2021, 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.

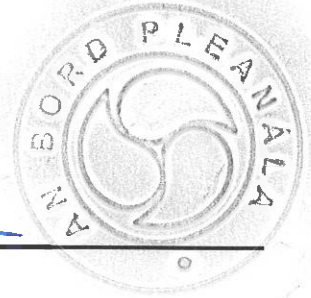
2. Water drainage arrangements, including the disposal and attenuation of surface water, shall comply with the requirements of the planning authority for such works and services.

Reason: In the interest of public health.



3. The proposed development shall be constructed in such a manner so as to protect any water infrastructure within the road verge, any damage to such infrastructure shall be the sole responsibility of the developer to repair.

Reason: In the interest of public health.



Dave Walsh

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

Dated this *16th* day of *June* 2021.