



An  
Bord  
Pleanála

Board Order  
ABP-309842-21

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**Planning and Development Acts 2000 to 2021**

**Planning Authority: Wexford County Council**

**Planning Register Reference Number: 20210112**

**Appeal** by Hugh Garahy care of Donal O'Connell of 3 Summerville Park, Rathmines, Dublin against the decision made on the 12<sup>th</sup> day of March, 2021 by Wexford County Council to grant subject to conditions a permission to Siobhan Byrne care of Nicholas Mernagh Architects of Mullanour, Wexford in accordance with plans and particulars lodged with the said Council:

**Proposed Development:** Permission for the proposed erection of alterations and extensions to the existing entrance serving the Burrow Holiday Park, together with associated and auxiliary site works, all at The Burrow, Rosslare, County Wexford.

## **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.**

## Reasons and Considerations

The proposed development is associated with the established use of the site as a holiday park and is supported by the Wexford County Development Plan 2013 - 2019, in particular objective TM04, which facilitates the provision of new sustainable tourism products, facilities and infrastructure. It is considered the proposed development would not seriously injure the residential amenities of the area 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, 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. Surface water drainage arrangements shall comply with the requirements of the planning authority for such works and services, details of which shall be submitted to, and agreed in writing with, the planning authority prior to commencement of development.

**Reason:** In the interest of public health.



3. The proposed landscaping scheme shall be carried out within 12 months of the date of commencement of development. All planting shall be adequately protected from damage until established. Any plants which die, are removed or become seriously damaged or diseased, within a period of five years from the completion of the development, shall be replaced within the next planting season with others of similar size and species, unless otherwise agreed in writing with the planning authority.

**Reason:** In the interests of residential and visual amenity.



**John Connolly**

**Member of An Bord Pleanála**

**duly authorised to authenticate  
the seal of the Board.**

Dated this 30<sup>th</sup> day of AUGUST 2022.