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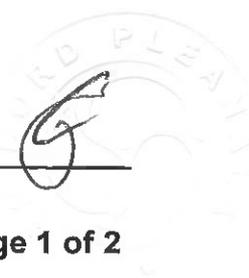
**Planning and Development Acts 2000 to 2020**

**Planning Authority: Clare County Council**

**Planning Register Reference Number: P19/231**

**Referral** by Glencar Healthcare care of Parnes Developments Limited of 1<sup>st</sup> Floor, 60 Amiens Street, Dublin against the decision made on the 5<sup>th</sup> day of December, 2019 by Clare County Council to grant subject to conditions a permission to Valley Healthcare Fund Infrastructure Investment Fund ICAV.

**Proposed Development:** A mixed use development consisting of (i) demolition of existing warehouse buildings and associated structures on site; (ii) a four storey primary care health facility with associated roof plant and photovoltaic arrays comprising a maximum gross floor area of 7,020 square metres; (iii) retail unit with a gross floor area of 115 square metres; (iv) café/coffee shop with a gross floor area of 115 square metres; (v) on site car parking and bicycle provision; (vi) additional off site car parking to serve the development with public car park access outside of operating hours and at weekends; (vii) associated building signage; (viii) ESB substation and Gas skid; (ix) landscaping and all ancillary signage; and (x) all associated site development works at Station Road, Old Gaol Road, Ennis, County Clare.



## Decision

**DISMISS** the said appeal under subsection (1) (b) (i) of section 138 of the Planning and Development Act, 2000, based on 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

Having regard to the provisions of section 34(5) of the Planning and Development Act, 2000, as amended, it is considered that condition number 18 of Clare County Council Planning Register Reference number P19/231 does not provide for any points of detail to be agreed between the planning authority and the person carrying out the development and, therefore, the matter may not be referred to the Board for determination.



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**John Connolly**

**Member of An Bord Pleanála**

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

Dated this *29<sup>th</sup>* day of *NOVEMBER* 2021.

