

Planning and Development Acts 2000 to 2021

Planning Authority: Kildare County Council

Planning Register Reference Number: 21/1120

Appeal by Joseph and Martina Bryan of Turnings, Straffan, County Kildare against the decision made on the 25th day of November, 2021 by Kildare County Council to grant subject to conditions a permission to John and Jenny Curley care of Fitzgibbon McGinley Architects Limited of Unit W9C, Ladytown Business Park, Naas, County Kildare in accordance with plans and particulars lodged with the said Council.

Proposed Development: Erection of new floodlighting, together with all associated site works, to serve the existing equestrian sand arena previously granted planning permission under planning register reference numbers 19/597 and 20/874 at Rose Cottage, Turnings, Straffan, County Kildare.

Decision

GRANT permission for the above 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

Having regard to the nature and scale of the proposed development, the existing development on site, and the character of the area, it is considered that, subject to compliance with the conditions set out below, the proposed development would be an acceptable form of development, would not seriously injure the residential or visual amenities of the area and would, therefore, be in accordance with the proper planning and sustainable development of the area.

Conditions

1. The proposed 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 received by the planning authority on the 3rd day of November, 2021 and the further plans and particulars received by An Bord Pleanála on the 27th day of January, 2022, 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 proposed development shall be carried out and completed in accordance with the agreed particulars.

Reason: In the interest of clarity.

2. The floodlights shall be operated in conjunction with the ancillary use of the domestic site only. The floodlights shall not be used for any commercial purpose.

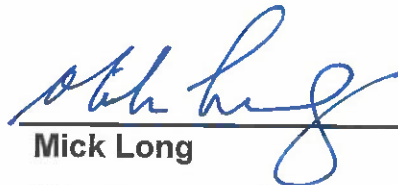
Reason: In the interest of clarity and to regulate the use of the development in the interest of proper planning and sustainable development.

3. The floodlights shall not operate between 2200 hours to 0700 hours on any day.

Reason: In the interest of residential amenity and the protection of biodiversity.

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

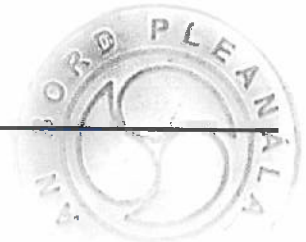
Reason: In the interest of public health.



Mick Long

Member of An Bord Pleanála

duly authorised to authenticate
the seal of the Board.



Dated this 17 day of April 2023.