

An
Bord
Pleanála

Board Order
ABP-314106-22

Planning and Development Acts 2000 to 2022

Planning Authority: Meath County Council

Planning Register Reference Number: 22/568

Appeal by Leo McCloskey care of Declan P. Walsh and Company of Main Road, Tullyallen Village, Drogheda, County Louth against the decision made on the 20th day of June, 2022 by Meath County Council to refuse permission for the proposed development.

Proposed Development: Retention of existing mono-pitch outbuilding as laid out and constructed for domestic use only ancillary to dwellinghouse at High Road, Mornington, County Meath.

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.

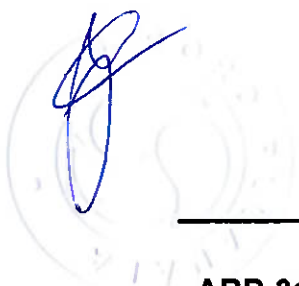
Reasons and Considerations

Having regard to the provisions of the Meath County Development Plan 2021-2027, the nature of the development proposed to be retained, and the pattern of development in the surrounding area, it is considered that, subject to compliance with the conditions set out below, the development proposed to be retained would not seriously injure the residential or visual amenities of the area or of property in the vicinity, would be acceptable having regard to the character of the site and surrounding area and would constitute an acceptable form of development at this location. The development proposed to be retained would, therefore, be in accordance with the proper planning and sustainable development of the area.

Conditions

1. The development proposed to be retained shall comply 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 and the development shall be retained in accordance with the agreed particulars.

Reason: In the interest of clarity.



2. The use of the outbuilding for residential purposes shall be restricted to a recreational use directly associated with the use of the existing house on the site, shall not be used for human habitation, and the structure shall not be subdivided from the existing house, either by way of sale or letting or otherwise. The structure shall not be used for the carrying out of any trade or business.

Reason: In the interest of the proper planning and sustainable development of the area.



Joe Boland

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

Dated this *6TH* day of *October* 2023.