

An
Bord
Pleanála

Board Order
ABP-314992-22

Planning and Development Acts 2000 to 2021

Planning Authority: Galway County Council

Planning Register Reference Number: 22/706

Appeal by Patricia and Damien Cogavin care of R.G. Greene and Associates of Caher House, Loughrea, County Galway against the decision made on the 5th day of October, 2022 by Galway County Council to grant subject to conditions a permission in accordance with plans and particulars lodged with the said Council.

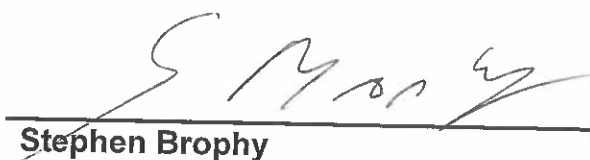
Proposed Development: Construction of a dwellinghouse, domestic garage, wastewater treatment plant and all associated facilities at Killaan, Woodlawn, County Galway.

Decision

Having regard to the nature of the condition the subject of the appeal, the Board is satisfied that the determination by the Board of the relevant application as if it had been made to it in the first instance would not be warranted and, based on the reasons and considerations set out below, directs the said Council under subsection (1) of section 139 of the Planning and Development Act 2000, as amended, to REMOVE condition number 2 and the reason therefor.

Reasons and Considerations

Having regard to Policy Objective RH 9 of the Galway County Development Plan 2022-2028, the overall design of the proposed dwellinghouse, and the pattern of house designs in the area, it is considered that condition number 2, as attached by the planning authority to the permission granted under planning register reference number 22/706, should be omitted as this condition would lead to an ungainly front feature on the proposed dwellinghouse which would be out of proportion with its host elevation. The removal of the said condition would be in the interest of visual amenity and would be in accordance with the proper planning and sustainable development of the area.



Stephen Brophy

Member of An Bord Pleanála

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



Dated this 28th day of March 2023.

