



Planning and Development Acts 2000 to 2022

Planning Authority: Roscommon County Council

Planning Register Reference Number: PD/22/236

APPEAL by Transport Infrastructure Ireland of Parkgate Business Centre, Parkgate Street, Dublin against the decision made on the 10th day of February, 2023 by Roscommon County Council to grant, subject to conditions a permission to Cathal Gill care of James Lohan Consulting Engineers Limited of Unit 5, Ballypheason House, Circular Road, Roscommon.

Proposed Development: Construct dwelling house along with domestic garage, new treatment system and percolation area and all ancillary site development works at Coolshagtena Townland, Roscommon, County Roscommon.

Decision

REFUSE permission for the above proposed development in accordance with the reasons and considerations set out below.

Reasons and Considerations

It is considered that the proposed development, which would result in the intensification of use of an access onto the National Primary Road N63 at a point where a speed limit of 100 km/h applies, would endanger public safety by reason of traffic hazard and the additional and conflicting traffic movements generated by the development would interfere with the safety and free flow of traffic on the public road. Furthermore, the proposed development would not accord with the Spatial Planning and National Roads – Guidelines for Planning Authorities, 2012, published by the Department of Environment, Community, and Local Government, which seeks to avoid the generation of increased traffic from existing accesses to national roads to which speed limits greater than 60 kmph apply.



Liam Bergin

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

Dated this 17th day of April 2024