

An
Bord
Pleanála

Board Order ABP-319623-24

Planning and Development Acts 2000 to 2022

Planning Authority: Kilkenny County Council

Planning Register Reference Number: 23/91

Appeal by Daniel, Bridget and Linda Kavanagh of Ballycrouney, Glenmore, County Kilkenny against the decision made on the 8th day of April, 2024 by Kilkenny County Council to grant subject to conditions a permission to Lynda Treacy and Paul Coughlan care of PDS and Associates of Lismard House, Tullow Street, Carlow in accordance with plans and particulars lodged with the said Council.

Proposed Development: Retention of an agricultural entrance and all associated site works at Ballycrouney, Glenmore, County Kilkenny.

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 policies and objectives of the Kilkenny City and County Development Plan 2021-2027, the limited scale of the development proposed to be retained, the overall extent of the development in a rural location, and the established nature of the agricultural land use, it is considered that, subject to compliance with the conditions set out below, the development proposed to be retained would not impact upon road safety or seriously injure the amenities of properties in the area, and would, therefore, be in accordance with the proper planning and sustainable development of the area.

Conditions

1. The development shall be retained 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 14th day of March 2024, 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 and completed in accordance with the agreed particulars.

Reason: In the interest of clarity.

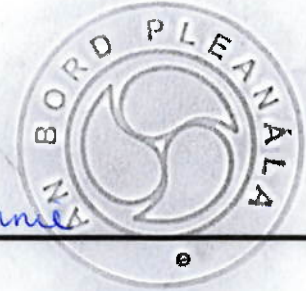
2. The agricultural entrance shall be retained in accordance with the requirements of the planning authority for such works. The developer shall submit to, and agree in writing with, the planning authority detailed design, layout and construction proposals for the agricultural entrance and these works shall be implemented within six months of the date of this Order. The detailed proposals shall include proposals for the reinstatement of the roadside drainage to the satisfaction of the planning authority.

Reason: In the interest of traffic safety and orderly development.

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3. The entrance shall be used to serve as an agricultural entrance only and shall not be used for any other purpose.

Reason: In the interest of road safety and to ensure that effective control is maintained.



Mary Gurrie

Mary Gurrie

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

Dated this 11 day of October 2024.