

An
Bord
Pleanála

Board Order
ABP-319666-24

Planning and Development Acts 2000 to 2022

Planning Authority: Carlow County Council

Planning Register Reference Number: 249

Appeal by Carlow Warehousing Limited care of Terry Brennan Consulting Engineers of Coote's Lane, College Road, Kilkenny, County Kilkenny against the decision made on the 11th day of April, 2024 by Carlow County Council to refuse permission for the proposed development.

Proposed Development: Modifications to existing warehouse structure on site and development in accordance with approved planning reference ABP-303343-19, except where amended by the terms of this application. The applicant seeks approval for (a) option to subdivide the permitted warehouse, ABP-303343-19, (b) wholetime operation of the development to solely comply with condition 13 of approved plan ABP-303343-19, relating to noise levels, and (c) modification of the eastern elevation of the existing warehouse to accommodate the upgrade of existing loading bay facilities, to include metal clad canopy structure, at Tullowbeg, Tullow, County Carlow.

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 development strategy for Tullow Town zoned as “industrial” and “Enterprise & Employment”, the provisions of Carlow County Development Plan 2022-2028 and the scale and nature of the proposed development, it is considered that the proposed development, subject to compliance with the conditions set out below, would not seriously injure the amenities of properties in the vicinity, and would be acceptable in terms of traffic safety, noise and visual amenity. The proposed development would, therefore, be in accordance with the proper planning and sustainable development of the area.

Conditions

1. The 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 21st day of February 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 prior to commencement of development and the development shall be carried out and completed in accordance with the agreed particulars.

Reason: In the interest of clarity.

2. Apart from any departures specifically authorised by this permission, the development shall comply with the conditions of the parent permission An Bord Pleanála reference number ABP-303343-19 unless the conditions set out hereunder specify otherwise. This permission shall expire on the same date as the parent permission.

Reason: In the interest of clarity and to ensure that the overall development is carried out in accordance with the previous permission(s).

3. The storage/warehousing and distribution unit shall only be used between 0800 hours and 1800 hours Mondays to Fridays inclusive (excluding public holidays).

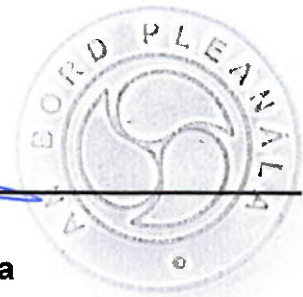
Reason: In the interest of residential amenity.

4. The permitted unit under An Bord Pleanála reference number ABP-303343-19 shall be subdivided into three units. Prior to occupation of the units, details of the warehouse use shall be submitted to the planning authority for their records.

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


Liam Bergin

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



Dated this *19th* day of *December* 2024.