

An  
Bord  
Pleanála

## Board Order ABP-319678-24

**Planning and Development Acts 2000 to 2022**

**Planning Authority: Laois County Council**

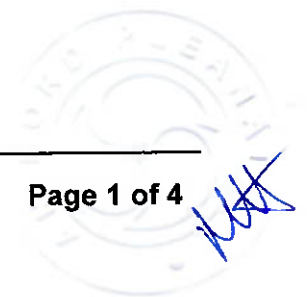
**Planning Register Reference Number: 23/60448**

**Appeal** by Neville Conroy of Rearybeg, Rosenallis, County Laois and by others against the decision made on the 17<sup>th</sup> day of April, 2024 by Laois County Council to grant subject to conditions a permission to Vantage Towers Limited care of Charterhouse Infrastructure Limited of Unit 2 HQ, 27 Market Street, Listowel, County Kerry in accordance with plans and particulars lodged with the said Council.

**Proposed Development:** Erect a 30.4-metre-high lattice tower together with antennae, dishes, headframe and associated telecommunications equipment, all enclosed by security fencing and proposed access track all at Ballygillaheen, Rosenallis, County Laois.

### 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 nature and scale of the proposed telecommunications support structure, the justification provided regarding coverage limitations in the area, and the provisions of the Laois County Development Plan 2021-2027 relating to telecommunications infrastructure, including TEL 5, which seeks to facilitate the delivery of high-capacity telecommunications infrastructure at appropriate locations, and DM TEL 1, which seeks to facilitate the evaluation of development proposals for the erection of antennae and support structures, it is considered that, subject to compliance with the conditions set out below, the proposed development would be in accordance with the relevant policies and objectives of the development plan and would not seriously injure the visual or residential amenities of the area. The proposed development would, therefore, be in accordance with the proper planning and sustainable development of the area.

The Board considered that the proposed development is a project for the purposes of the Environmental Impact Assessment Directive. However, the Board concluded that the proposed development does not fall within a class of development set out in Part 1 or Part 2 of Schedule 5 to the Planning and Development Regulations 2001, as amended, and, therefore, no preliminary examination, screening for environmental impact assessment, or environmental impact assessment is required.

## Conditions

1. The proposed 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 27<sup>th</sup> 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 prior to commencement of development and the proposed development shall be carried out and completed in accordance with the agreed particulars.

**Reason:** In the interest of clarity.

2. No works shall be carried out to the existing field gateway.

**Reason:** To clarify the extent of the proposed development permitted.

3. Site development and building works shall be carried out between the hours of 0700 to 1900 Mondays to Fridays, inclusive, between 0800 to 1400 on Saturdays and not at all on Sundays or public holidays. Deviation from these times shall only be allowed in exceptional circumstances where prior written agreement has been received from the planning authority.

**Reason:** To safeguard the amenity of property in the vicinity.

4. No advertisement or advertisement structure shall be erected or displayed on the proposed structure or its appendages or within the curtilage of the site without a prior grant of planning permission.

**Reason:** In the interest of the visual amenities of the area.

5. The developer shall allow, subject to reasonable terms, other licensed mobile telecommunications operators to co-locate their antennae onto the subject structure.

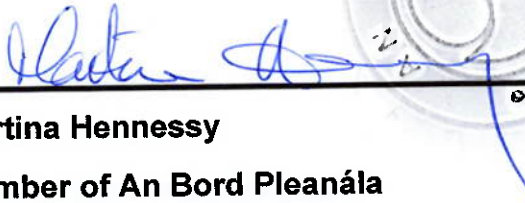
**Reason:** In order to avoid the proliferation of telecommunications structures in the interest of visual amenity.

6. The developer shall provide and make available at reasonable terms, the proposed communications structure for the provision of mobile telecommunications antenna of third-party licensed mobile telecommunications operators.

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

7. The proposed mast and all associated equipment shall be removed from the site when it is no longer required or within one year of it becoming obsolete, and the site shall be reinstated to its pre-development condition.

**Reason:** In the interest of orderly development.



The stamp is circular with the text "AN BORD PLEANÁLA" around the perimeter and a stylized logo in the center. A blue line from the signature extends downwards across the text below.

**Martina Hennessy**

**Member of An Bord Pleanála**

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

**Dated this 25<sup>th</sup> day of October 2024**