



An
Bord
Pleanála

Board Order ABP-321874-25

Planning and Development Acts 2000 to 2022

Planning Authority: Galway County Council

Planning Register Reference Number: 2461569

Appeal by Marek Rudzinski care of OMC Group – Multidisciplinary Building Consultancy, Unit 1 Bridge Street, Clifden, County Galway against the decision made on the 21st day of January 2025 by Galway County Council to refuse permission for the proposed development.

Proposed Development: Permission sought for the construction of a boat shed (55 square metres), at Ceathrú an Loistreáin, Gort Uí Lochlainn, Carrowlustraun, Moycullen, County Galway.

Decision

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

Reasons and Considerations

Having regard to the design and position of the proposed development site, which would not be subservient to the dwelling, and the layout which is indicative of suburban type development, and due to the excessive scale of the proposed development in combination with the existing structures, the Board considered that the proposed development would have a significant negative impact on the visual amenities of the area. Furthermore, having regard to the elevated position of the site, in a rural landscape of high sensitivity (class 3) where development is restricted to essential residential needs, the cumulative scale of development would be visually obtrusive in the landscape when viewed from the public road opposite the site to the south-east. The proposed development would be contrary to Policy Objectives LCM 2 and LCM3 and DM Standard 46 and DM Standard 6 of the Galway County Development Plan 2022-2028. The proposed development would, therefore, be contrary to the proper planning and sustainable development of the area.



Patricia Callears

Member of An Bord Pleanála

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

Dated this 15th day of May 2024.