

An
Bord
Pleanála

Board Order

ABP-321956-25

Planning and Development Acts 2000 to 2022

Planning Authority: Galway City Council

Planning Register Reference Number: 24/60277

Appeal by Peter O'Halloran of Seancharraig, Clybaun Road, Knocknacarra, Galway against the decision made on the 4th day of February, 2025 by Galway City Council to grant permission subject to conditions, to O'Malley Construction Company care of MKO of Tuam Road, Galway for the proposed development.

Proposed Development: Permission for development which consists of the construction of a 1.8 metre high post and panel fence along the site's eastern boundary and all associated site works at a site located to the east of the Ballymoneen Road, Ballyburke, Galway as revised by a further public notice received by the planning authority on the 10th day of January, 2025. The proposed development forms part of the Maolchnoc strategic housing development permitted under An Bord Pleanála reference number ABP-304762-19.

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 provisions of the Galway City Development Plan 2023-2029, including the residential zoning objective of the site, and its designated status as part of the primary cycle network, it is considered that, subject to compliance with the conditions set out below, the construction of a high post and panel fence would not seriously injure the residential amenities of the area or of property in the vicinity and would, therefore, be in accordance with the proper planning and sustainable development of the area..

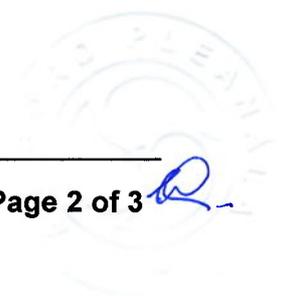
Conditions

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 19th day of December, 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. Details of the materials, colours and textures of all the external finishes of the proposed development shall be submitted to, and agreed in writing with, the planning authority prior to commencement of development.

Reason: In the interest of visual amenity.



3. Prior to the commencement of development, the developer or any agent acting on its behalf, shall prepare a Resource Waste Management Plan (RWMP) as set out in the EPA's Best Practice Guidelines for the Preparation of Resource and Waste Management Plans for Construction and Demolition Projects (2021) including demonstration of proposals to adhere to best practice and protocols. The RWMP shall include specific proposals as to how the RWMP will be measured and monitored for effectiveness; these details shall be placed on the file and retained as part of the public record. The RWMP must be submitted to the planning authority for written agreement prior to the commencement of development. All records (including for waste and all resources) pursuant to the agreed RWMP shall be made available for inspection at the site office at all times.

Reason: In the interest of sustainable waste management.



Mick Long

Member of An Bord Pleanála

duly authorised to authenticate

the seal of the Board.

Dated this 10 day of June 2025