



Planning and Development Acts 2000, as amended

Planning Authority: Galway County Council

Planning Register Reference Number: 25/61337

APPEAL by Galway United Football Club against the decision made on the 11th day of November, 2025 by Galway County Council to refuse permission for the proposed development.

Proposed Development: Permission to create a new provincial training facility for both Galway United Football Club and Connacht Hockey Association. Construction of a modern training facilities for both associations and all associated site works. The works shall entail: (a) the widening, realigning, and upgrading of the existing agricultural entrance onto the R347, (b) demolition of the existing agricultural shed on site (gross floor space of demolition: 42 square metres agricultural shed), (c) construction of new internal roads, paths, street lighting, parking areas, shelters, fencing, landscaping, signage, proprietary effluent treatment system and percolation area, (d) construction of a single storey Galway United Football Club facilities building (gross floor space of proposed building works: 2,085 square metres), (e) the creation of one full size grass-based soccer pitch plus associated dugouts, 1.1 metre perimeter fencing, ball stop netting and floodlighting, (f) the creation of one full size artificial surface soccer pitch plus associated dugouts, 2.4 metres perimeter fencing, ball stop netting and floodlighting, (g) construction of single storey Connacht Hockey facilities building (gross floor space of proposed building works: 258 square metres) and (h) the creation of

one full size hockey pitch plus associated dugouts, perimeter fencing, storage facilities and floodlighting, all at Mountain South, Athenry, County Galway.

Decision

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

Reasons and Considerations

1. Having regard to the location of the proposed development, in a rural, un-serviced area, which is remote from a settlement, it is considered that the proposed development represents an un-sustainable and haphazard form of development, would contravene Objective GCTPS 2 (Integrated approach to land use and transportation), Objective ILUTP 1 (Sustainable Transportation) and Objective PT 1 (Sustainable Modes of Transport) of the Galway County Development Plan 2022-2028 and would set an undesirable precedent for further haphazard development in an unserviced rural area. The proposed development would, therefore, be contrary to the proper planning and sustainable development of the area.

2. Part of the visibility splays are located outside the red and blue line boundary of the site and as such the applicant has no ability to ensure the maintenance of sightlines required to provide visibility at the site entrance. The applicant has, therefore, not satisfactorily demonstrated that the proposed site entrance on the public road has sufficient sightline visibility in accordance with the requirements of DM Standard 28 of the Galway County Development Plan 2022-2028. In the absence of the applicant's ability to ensure the maintenance of sightlines at the proposed site entrance in perpetuity, it is considered that turning movements generated by the proposed development from the site would endanger public safety by reason of a traffic hazard, or obstruction of road users. Therefore, the proposed development would be contrary to the proper planning and sustainable development of the area.

Mary Gurrie

Mary Gurrie

Planning Commissioner of An Coimisiún

**Pleanála duly authorised to authenticate
the seal of the Commission.**

Dated this 12 day of October 2026.