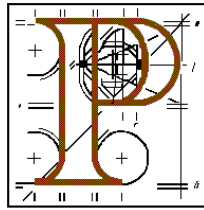


An Bord Pleanála



PLANNING AND DEVELOPMENT ACTS 2000 TO 2015

Longford County

Planning Register Reference Number: 16/73

An Bord Pleanála Reference Number: 14.LV.3300

APPLICATION FOR LEAVE TO APPEAL against the decision of the planning authority by Tomás and Claire O'Shea care of Liam Madden of Vitruvius Hibernicus of Convent Road, Longford having an interest in land adjoining the land in respect of which Longford County Council decided on the 1st day of June, 2016 to grant subject to conditions permission to Maureen Costello care of Coughlan Associates of 60 Austin Friars Street, Mullingar, County Westmeath.

PROPOSED DEVELOPMENT: Construction of a new two-storey private dwelling house with waste water treatment system in accordance with the current EPA Code of Practice (2009), the removal of the existing entrance gate and replacement with a new site entrance together with all associated site works, all at Forthill, Newtowncashel, County Longford.

DECISION

REFUSE leave to appeal under section 37 (6) of the Planning and Development Act, 2000, as amended, based on the reasons and considerations set out below.

MATTERS CONSIDERED

In making its decision, the Board had regard to those matters to which, by virtue of the Planning and Development Acts and Regulations made thereunder, it was required to have regard. Such matters included any submissions and observations received by it in accordance with statutory provisions.

REASONS AND CONSIDERATIONS

It is considered that -

- (i) while it has been shown that the development, in respect of which a decision to grant permission has been made, will differ materially from the development as set out in the application for permission by reason of condition number 7 imposed by the planning authority to which the grant is subject,
- (ii) it has not been shown that the imposition of this condition will materially affect the applicant's enjoyment of the land adjoining the land in respect of which it has been decided to grant permission or reduce the value of the land.

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

Dated this day of 2016.