



An
Bord
Pleanála

Board Order 93.RL.3548

Planning and Development Acts 2000 to 2018

Planning Authority: Waterford City and County Council

Planning Register Reference Number: D5/2017/01

WHEREAS a question has arisen as to whether the erection of a store/games room at 12 The Dell, Grantstown Park, Waterford is or is not development or is or is not exempted development:

AND WHEREAS Stephen Morrissey care of Liam Buck of Glen, Clonea, Dungarvan, Waterford requested a declaration on the question from Waterford City and County Council and no declaration issued by the planning authority:

AND WHEREAS Stephen Morrissey referred the question for decision to An Bord Pleanála on the 10th day of February, 2017:

AND WHEREAS An Bord Pleanála, in considering this referral, had regard particularly to -

- (a) Sections 2(1), 3(1) and 4(2)(a)(i) of the Planning and Development Act, 2000, as amended,
- (b) Article 6(1), Article 9(1) and Class 3 of Part 1 of Schedule 2 to the Planning and Development Regulations, 2001, as amended,
- (c) the planning history of the site, and
- (d) the report of the Planning Inspector:

AND WHEREAS An Bord Pleanála has concluded that -

- (a) the works come within the scope of Sections 2(1) and 3(1) of the Planning and Development Act, 2000, as amended, and, therefore, constitute development, and
- (b) the total floor area, which exceeds 25 square metres, does not come within the scope of Class 3 of Part 1 of Schedule 2 to the Planning and Development Regulations, 2001, as amended:

NOW THEREFORE An Bord Pleanála, in exercise of the powers conferred on it by section 5 (3) (b) of the 2000 Act, hereby decides that the erection of a store/games room at 12 The Dell, Grantstown Park, Waterford is development and is not exempted development.

