

A N B O R D P L E A N Á L A

APPEALS NOTIFIED FROM 04/10/2021 To 10/10/2021

FILE NUMBER	APPLICANTS NAME AND ADDRESS	APP. TYPE	DECISION DATE	L.A. DEC.	DEVELOPMENT DESCRIPTION AND LOCATION	B.P. DEC. DATE
21/756	Brian Lohan c/o John Spain Associates 39 Fitzwilliam Place Dublin 2 D02 ND61	P	09/09/2021	C	for development at this c.126ha site located at Westpoint, Kilrush Road, Clonroadbeg, Ennis, Co. Clare. The development will consist of: change of use of part of the ground floor level and subdivision and change of use of part of the first floor level within the existing Westpoint building, from retail warehouse to a discount foodstore (including off licence use); Extension of the existing building to include a new lobby area at the north elevation to serve the foodstore (c.29sqm); Extension of the rear of the existing building to accommodate a new single storey loading bay HGV Loading bay ramp (c. 80sqm); resulting in a total gross floor area of 2,270sqm (1,000sqm net retail area for the discount foodstore use; Additional works to accommodate the subdivided first floor unit (no change of use proposed) will include: - Extension of the existing lobby at ground and first floor level at the northern elevation to accommodate a new entrance to the existing unit at the first floor level; - Construction of a new goods lift and circulation stair core (southern elevation) at ground and first floor levels (resulting in a total of c.154sqm of additional new floor area) to serve the reconfigured (separate) existing unit at first floor level; Other works will include: - All associated internal revised layout and external (elevation) alterations to the building at to ground and first floors; - Reconfiguration of the carpark layout including provision of 8 no. cycle paces, removal of the existing service yard and 7 no. carparking paces to provide a revised parking layout; - Erection of 2 no free standing double sided internally illuminated totem signs at the sign entrance, 2 no	06/10/2021

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					internally illuminated gable signs, 3 no. shop front signs; - C. 121sqm of solar panels at roof level. Westpoint, Kilrush Rd Clonroadbeg Ennis Co Clare	
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Total: 1

***** END OF REPORT *****