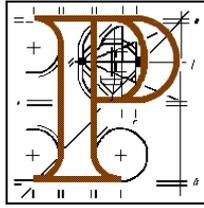


An Bord Pleanála



PLANNING AND DEVELOPMENT ACTS 2000 TO 2014

Cork County

Planning Register Reference Number: 14/05561

An Bord Pleanála Reference Number: PL 04.243940

APPEAL by An Taisce of The Tailor's Hall, Back Lane, Dublin against the decision made on the 5th day of September, 2014 by Cork County Council to grant subject to conditions a permission to The Governor of the Bank of Ireland care of C.J. Falconer and Associates of Saint Patrick's House, Newtown, Waterford in accordance with plans and particulars lodged with the said Council.

PROPOSED DEVELOPMENT: The installation of an external ATM to existing Bank of Ireland premises, which is a protected structure RPS number 1001202 and NIAH register number 20827277, including alterations to existing front façade and all associated works at 18 Westbourne Place, Cobh, County Cork.

DECISION

REFUSE permission for the above proposed development 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

The appeal property which dates from the mid-nineteenth century is a Protected Structure, listed as 1001202 in the Record of Protected Structures, contributes positively to the architectural character of the town centre and the setting of the waterfront. The existing ground floor façade is carefully composed, balanced, of very high architectural composition and workmanship and contributes to the unique architectural heritage of Cobh. The proposed development would have a serious and detrimental impact on the special character of the protected structure, would significantly damage the unique façade of the building, would seriously injure the visual amenities and the architectural and historical interest of the area and would, therefore, be contrary to Policy HE-22 of the Cobh Town Development Plan 2013–2019, the Town Centre Architectural Conservation Area and the proper planning and sustainable development of the area. The proposed intervention would also be seriously detrimental to the character of the interior of this protected structure.

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

Dated this day of 2015.