



Planning and Development Acts 2000 to 2019

Planning Authority: Tipperary County Council

Planning Register Reference Number: 19/600264

APPEAL by Mary McCarthy of Gurteenakilla, Newtown, Nenagh, County Tipperary against the decision made on the 3rd day of December, 2019 by Tipperary County Council to grant subject to conditions a permission to Mary Kenny care of John Joe Lewis Architectural Services Limited of 4 Silver View, Nenagh, County Tipperary.

Proposed Development: Construction of a granny flat to existing house at Gorteenakilla, Newtown, Nenagh, County Tipperary.

Decision

REFUSE permission for the above proposed development in accordance with 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 proposed development by virtue of its scale, design and layout would have a seriously adverse impact on the scale and character of, and would not be subordinate to, the existing primary dwelling on the site. The proposed development would, therefore, be contrary to Section 10.11.7 - Domestic Extensions and Section 10.11.8 - Provision for Ancillary Family Accommodation of the North Tipperary County Development Plan 2010, as extended, and, consequently, to the proper planning and sustainable development of the area.

Paul Hyde

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

Dated this day of 2020.