



Board Direction

Ref: 10.246226

The submissions on this file were considered at a Board meeting held on 24th, May 2016.

The Board carefully considered the appellants submission specifically in respect of new information and the case made in respect of a change in circumstances since the previous Board decisions made under appeal number PL10.244136 and appeal number PL 62.241739. The Board considered that there had been no material change in circumstances in regard to this case sufficient to warrant a reversal of the Boards previous decisions in respect of the proposed development.

Having considered the appeal the Board considered that it was not necessary to refer the report to a Planning Inspector for inspection and report.

The Board decided to refuse permission for the reasons and considerations as set out below.

REASONS AND CONSIDERATIONS

The development proposed to be retained is located on a street that is otherwise characterised by residential development, and which is zoned residential under the Kilkenny City and Environs Development Plan 2014 - 2020. Having regard to its nature, it is considered that a surface car park would constitute an undesirable use in a town centre location and a residentially zoned area, and furthermore, its retention would conflict with the timely redevelopment of this brownfield site for a more appropriate use. The development proposed to be retained would, accordingly, contravene the residential zoning objective for this site, and would be contrary to the proper planning and sustainable development of the area.

Board Member: _____ Date: 2nd, June 2016
Paddy Keogh