



An  
Bord  
Pleanála

**Board Direction**  
**BD-002582-19**  
**ABP-302879-18**

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The submissions on this file and the Inspector's report were considered at a Board meeting held on 14/03/2019.

The Board decided to treat this case under section 139 of the Planning and Development Act, 2000. The Board also decided, based on the Reasons and Considerations set out below that the planning authority be directed, as follows:

Remove condition number 2.

### **Reasons and Considerations**

Having regard to the provisions of the current Cork County Development Plan, the existing established residential use, the pattern of existing and permitted development in the vicinity and having regard to the information submitted as part of the planning application together with the information submitted in the appeal, the Board is satisfied that the proposed development generally accords with the policy requirements of the relevant plans as it relates to residential extension, would be acceptable and would not injure the existing visual and residential amenities of properties in the vicinity of the site. The proposed development would, therefore, be in accordance with the proper planning and sustainable development of the area.

**Board Member:**

**Date:** 14/03/2019

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Stephen Bohan