



An
Bord
Pleanála

Board Direction
BD-006200-20
ABP-306913-20

The submissions on this file and the Inspector's report were considered at a Board meeting held on 31/07/2020.

The Board decided to refuse permission, generally in accordance with the Inspector's recommendation, for the following reasons and considerations.

Reasons and Considerations

The existing laneway over which the proposed development is to be accessed comprises an important local pedestrian route. Notwithstanding the revised access arrangements submitted with the appeal, this laneway is seriously deficient in width along its length and lacks sufficient capacity to safely accommodate the vehicular and pedestrian movements which the proposed development will generate along with existing and future pedestrian movements along the lane and associated with the adjoining public house.

In the absence of any comprehensive proposals for the upgrade of this lane and the management of vehicle movements along its length, it is considered that the proposal would constitute over development of the site and would endanger public safety by reason of traffic hazard.

Board Member

Date: 31/07/2020

Michelle Fagan