

An
Bord
Pleanála

Board Direction
BD-009232-21
ABP-310250-21

The submissions on this file and the Inspector's report were considered at a Board meeting held on 12/10/2021.

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

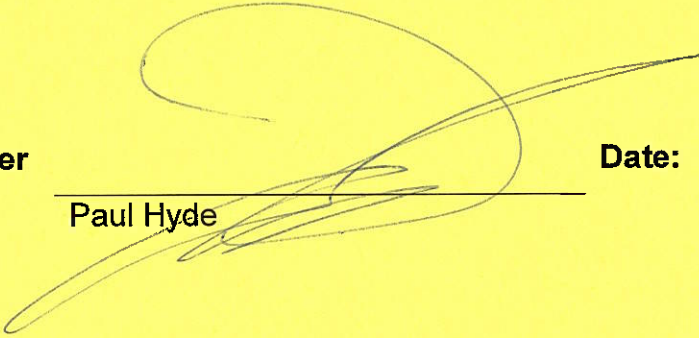
Reasons and Considerations

1. It is considered that the proposed development would be premature by reference to the existing capacity deficiencies in the Killumney/Ovens waste water treatment plant to which connection is proposed and the period within which this constraint may reasonably be expected to cease. In the absence of improved wastewater treatment capacity the proposed development would be prejudicial to public health and would, therefore, be contrary to the proper planning and sustainable development of the area.

2. The proposed development is to discharge to the Killumney/Ovens Wastewater Treatment Plant, with a primary discharge to River Bride, which flows into the River Lee and has a hydrological connection to the Cork Harbour SPA (site code 004020). In the absence of the upgrade of the treatment plant above its existing capacity the Stage 1 AA Screening Report cannot definitively conclude that the proposed development would not have a significant negative impact on the Conservation Objectives of the European Site. It is considered, therefore, that the Board is unable to ascertain, as required by Regulation 27(3) of the European Communities (Natural Habitats) Regulations, 1997, that the proposed development will not adversely affect the integrity of a European Site and it is considered that the proposed development would be contrary to the proper planning and sustainable development of the area.

Board Member

Paul Hyde



Date: 12/10/2021