



An
Bord
Pleanála

Board Direction
BD-011385-22
ABP-313723-22

The submissions on this file and the Inspector's report were considered at a Board meeting held on 17/10/2022.

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

Reasons and Considerations

Notwithstanding the residential zoning objective for the site, it is considered that the proposed development due its peripheral location and the lack of adequate and safe pedestrian and cycle linkages, and adequate bus connections with the built up area of the city and associated facilities and services, the proposed development would be excessively car dependent and with a lack of alternative travel options would, be contrary to national, regional and local policy objectives relating to compact growth and sustainable mobility. The proposed development would, therefore, be contrary to the proper planning and sustainable development of the area.

Board Member



Michelle Fagan

Date: 17/10/2022