

An
Bord
Pleanála

Board Direction
BD-016792-24
ABP-318453-23

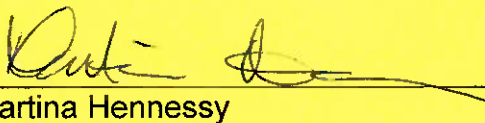
The submissions on this file and the Inspector's report were considered at a Board meeting held on 21/06/2024.

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

Reasons and Considerations

The site of the proposed development is located within the Town Greenbelt of Youghal, an area which is under significant urban pressure for rural housing, as set out in Objective RP 5-4 of the operative Cork County Development Plan 2022-2028. Based on the information submitted with the application and the appeal, the Board is not satisfied that exceptional health circumstances requiring the applicant to live at the proposed site, or close to family support in the rural area, have been demonstrated, as required by Objective RP 5-10 of the operative Development Plan. The proposal, if permitted, would set an undesirable precedent for other similar developments in such areas. The proposed development would, therefore, be contrary to the proper planning and sustainable development of the area.

Board Member


Martina Hennessy

Date: 21/06/2024