



An
Bord
Pleanála

Board Order

PL 08.248878

Planning and Development Acts 2000 to 2017

Planning Authority: Kerry County Council

Planning Register Reference Number: 17/92

Appeal by Josephine Healy of 10 Lee Drive, Tralee, County Kerry and by others against the decision made on the 22nd day of June, 2017 by Kerry County Council to grant subject to conditions a permission to Bar One Racing care of Dom O’Riordan Architectural Services of 26 Ascot Terrace, O’Connell Avenue, Limerick in accordance with plans and particulars lodged with the said Council:

Proposed Development: Permission to create a betting office on the ground floor (presently vacant and where in the past lighting fitting, bulbs, etc were sold) and fix a projecting sign at 6 Pembroke Street, Tralee, County Kerry, as amended by the further public notice received by the planning authority on the 29th day of May, 2017.

Decision

GRANT permission for the above proposed development in accordance with the said plans and particulars based on the reasons and considerations under and subject to the conditions set out below.

Matters Considered

In making its decision, the Board had regard to those matters to which, by virtue of the Planning and Development Acts and Regulations made thereunder, it was required to have regard. Such matters included any submissions and observations received by it in accordance with statutory provisions.

Reasons and Considerations

Having regard to the location of the site in an area subject to a mixed use zoning objective and outside the Primary Retail Area as identified in the current development plan for Tralee it is considered that, subject to compliance with the conditions set out below, the proposed development would not seriously injure the vitality and viability of the town centre and would, therefore, be in accordance with the proper planning and sustainable development of the area.

Conditions

1. The proposed development shall be carried out and completed in accordance with the plans and particulars lodged with the application, as amended by the further plans and particulars submitted to the planning authority on the 10th day of May 2017, except as may otherwise be required in order to comply with the following conditions. Where such conditions require details to be agreed with the planning authority, the developer shall agree such details in writing with the planning authority prior to the commencement of development and the development shall be carried out and completed in accordance with the agreed particulars.

Reason: In the interest of clarity.

