

Board Order PL 04.249411

Planning and Development Acts 2000 to 2017

Planning Authority: Cork County Council

Planning Register Reference Number: 17/06040

Appeal by Audrey and Bernard FitzPatrick care of Arup of One Albert Quay, Cork against the decision made on the 18th day of September, 2017 by Cork County Council to refuse permission.

Proposed Development: Construction of one number single storey dwelling additional to the dwelling for which planning permission has been granted on this site (planning register reference number 17/05038), vehicular access onto Rochestown Road (via the vehicular entrance permitted under planning register reference number 17/05038) and all associated site works at numbers 1 and 2 Rochestown Road, Douglas, County Cork.

Decision

REFUSE permission for the above proposed development in accordance with the reasons and considerations 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

It is considered that the proposed development would endanger public safety by reason of traffic hazard as the site is located alongside a heavily-trafficked regional road and the intensification of a permitted vehicular entrance with limited sightline provision and within close proximity to the Finger Post Roundabout and a pedestrian crossing would give rise to a traffic hazard and would interfere with the safety and free flow of traffic on the public road.

Member of An Bord Pleanála duly authorised to authenticate the seal of the Board.

Dated this day of 2018

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