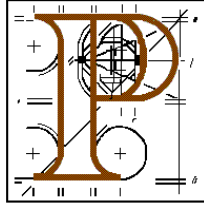


An Bord Pleanála



PLANNING AND DEVELOPMENT ACTS 2000 TO 2017

Tipperary County Council

Planning Register Reference Number: 17/600550

An Bord Pleanála Reference Number: ABP-300539-18

Appeal by Vittorio Marcello of 2 Parnell Street, Clonmel, County Tipperary against the decision made on the 14th day of December, 2017 by Tipperary County Council to grant subject to conditions a permission to Mulcahy Properties Limited care of AFEC International of Unit 6B, Swords Enterprise Park, Feltrim Road, Swords, County Dublin.

Proposed Development: Planning permission for (i) subdivision of a single existing commercial unit into two units, (ii) new shop fronts and associated signage to each of the units, (iii) change of use of the first unit to a café restaurant, (iv) change of use of the second unit to a restaurant that will allow for the sale of hot food for consumption on and off the premises and (v) all site development works at 51-53 Parnell Street, Clonmel, County Tipperary.

Decision

DISMISS the said appeal under subsection (1) (b) (i) of section 138 of the Planning and Development Act, 2000, based on 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

The grounds of appeal relate solely to matters regarding commercial competition, and do not include any planning issues. The matters regarding commercial competition are not material planning matters and are therefore not within the remit of the Board. The Board is therefore satisfied that, in the particular circumstances, this appeal should not be further considered by it, having regard to the nature of the appeal.

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

Dated this day of 2018.