



Planning and Development Acts 2000 to 2018

Planning Authority: Cork County Council

Planning Register Reference Number: 17/06618

Appeal by TFT Construction Limited care of McCutcheon Halley of 6 Joyce House, Barrack Square, Ballincollig, County Cork in relation to the inclusion of special contribution condition number 42 by Cork County Council in its decision made on the 10th day of May, 2018.

Proposed Development: Construction of 10 number two-storey townhouses in two number blocks and all associated ancillary development works including access, parking, drainage and landscaping at Togher Cross, Lehenagh More, County Cork.

Decision

The Board, in accordance with section 48 of the Planning and Development Act, 2000, as amended by section 30 of the Planning and Development Act, 2010, based on the reasons and considerations under, directs the said Council, under section 48 (13) of the 2000 Act, to ATTACH condition number 42 and the reason therefor.

Reasons and Considerations

It is considered that the planning authority has demonstrated that the modifications to the footpath opposite the site and to the existing zebra crossing and associated road markings, and the road pavement improvements arise from the proposed changes to the layout of the road and pedestrian network adjacent to the site, which would also give rise to additional demands on the road and pedestrian infrastructure serving the site, which would amount to specific exceptional costs, which are not covered by the General Development Contribution Scheme and which would benefit the proposed development.

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.

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

Dated this day of 2018.