



Planning and Development Acts 2000 to 2018

Planning Authority: Cork County Council

Planning Register Reference Number: 18/6702

APPEAL by Declan O'Mahoney care of Una O'Sullivan of Urban Flo, North Main Street, Bandon, County Cork against the decision made on the 5th day of December, 2018 by Cork County Council to refuse a permission to the said Declan O'Mahoney.

Proposed Development: Construction of dwellinghouse and ancillary site works adjacent to and accessed from Tir Na Greine, Derrigra, Enniskeane, 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

Having regard to the provisions of the Blarney Macroom Municipal District Local Area Plan 2017, to the existing pattern of development in the area, to the planning history of the site, to the characteristics of the site and to the scale, layout and design of the proposed dwelling, it is considered that the proposed dwelling would represent an overbearing and visually obtrusive feature at this location, would seriously injure the residential amenities of property in the vicinity and would constitute overdevelopment of the site. The proposed development would, therefore, be contrary to the proper planning and sustainable development of the area.

Chris McGarry

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

Dated this day of 2019.