

---

**Planning and Development Acts 2000 to 2021**

**Planning Authority: Kerry County Council**

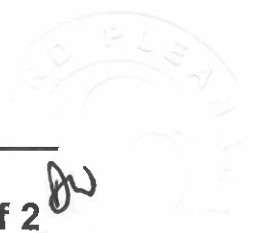
**Planning Register Reference Number: 20/988 (Tralee)**

**APPEAL** by Marie Coffey care of Ger O’Keeffe Consulting Engineers Limited of Friary Lane/4 Day Place, Tralee, County Kerry and by Tommy Moynihan care of DFOD of Clyde House, Brian Boru Street, Cork against the decision made on the 17<sup>th</sup> day of August, 2021 by Kerry County Council to grant subject to conditions a permission to Ashman Developments Limited care of McCutcheon Halley Planning of 6 Joyce House, Barrack Square, Ballincollig, County Cork.

**Proposed Development:** Demolition of an existing shed and construction of a new access road and bridge from the existing N70/N22 roundabout to connect with existing Manor Retail Park internal road and all associated ancillary development at Manor West and Camp, Tralee, County Kerry. The proposed development was revised by further public notices received by the planning authority on the 23<sup>rd</sup> day of July, 2021.

**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

The Board is not satisfied, on the basis of the information submitted and having regard to the publication 'Spatial Planning and National Roads, Guidelines for Planning Authorities' 2012, that the proposed development would not contravene national policy to preserve the level of service and carrying capacity of the national road network and to protect public investment in the network. Furthermore, in the absence of evidence of agreement with Transport Infrastructure Ireland the proposed development contravenes materially objective TTS-08 of the Tralee Town Development Plan 2009-2015 as extended and Objective TR-RI0-10 of the Tralee Municipal District Local Area Plan 2018. The proposed development would, therefore, be contrary to the proper planning and sustainable development of the area.



**Dave Walsh**

**Member of An Bord Pleanála**

**duly authorised to authenticate  
the seal of the Board.**

Dated this 3<sup>rd</sup> day of March 2022.

