

Planning and Development Acts 2000 to 2021

Planning Authority: Limerick City and County Council

Planning Register Reference Number: 21/887

APPEAL by McCarthy and Woulfe Limited of 25 Thomas Street, Limerick against the decision made on the 12th day of August, 2021 by Limerick City and County Council to refuse permission.

Proposed Development: Construction of a two-storey dwelling house and ancillary site works at Cois Abhann, Rhebogue, Limerick.

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 site of the proposed development forms an area of open space provision for the residential estate of Cois Abhann. It is considered that the proposed development, resulting in a significant reduction in the usable public open space serving the estate, would lead to a substandard form of development for the residents of the estate and would seriously injure the residential and visual amenities of the area. The proposed development would, therefore, be contrary to the proper planning and sustainable development of the area.

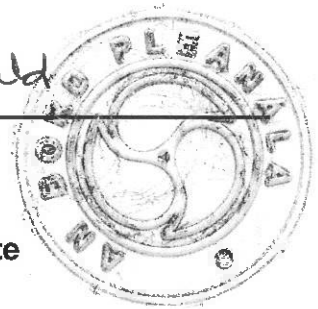
DR. Maria FitzGerald

Maria FitzGerald

Member of An Bord Pleanála

duly authorised to authenticate

the seal of the Board



Dated this 4th day of Jan. 2021