



Planning and Development Acts 2000 to 2021

Planning Authority: Cork County Council

Planning Register Reference Number: 21/06855

APPEAL by Steven Moynihan and David Whitty care of John MacCarthy and Partners of 16 Mary Street, Cork against the decision made on the 14th day of December, 2021 by Cork County Council to grant subject to conditions a permission to Amanda Greene and David Kelleher care of 1 Pembroke Heights, Pembroke Woods, Passage West, Cork.

Proposed Development: Permission for retention of the north eastern boundary wall with vehicular gateway and incorporation of public open space in to the curtilage of the existing dwelling house, all at Pembroke Heights, Passage West, County Cork.

Decision

REFUSE permission for the above proposed development in accordance with the reasons and considerations set out below.

Reasons and Considerations

Having regard to the absence of information submitted on the file to show the capability of the reduced area of the turning bay to accommodate necessary traffic movements, it is considered that there is insufficient information to allow for an adequate assessment and, therefore, the Board cannot be satisfied that the development for which retention is sought would not pose a risk to pedestrian and traffic safety. The Board is, therefore, precluded from giving further consideration to the granting of permission for the development proposed to be retained in such circumstances.

In deciding not to accept the Inspector's recommendation to grant permission, the Board considered that sufficient information had not been provided to show that the retention would not pose a risk to pedestrian and traffic safety.



Michelle Fagan

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

Dated this 9th day of August 2022.

