

An
Bord
Pleanála

Board Order
ABP 313285-22

Planning and Development Acts 2000 to 2022

Planning Authority: Cork County Council

Planning Register Reference Number: 21/5931

Appeal by Alan Sedgwick care of Paul Twomey and Associates Limited of 18 Saint Patrick's Hill, Cork against the decision made on the 16th day of March, 2022 by Cork County Council to refuse permission for the proposed development.

Proposed Development: Retention permission for the change of use of the existing detached garage structure to an ancillary family dwelling unit/granny flat and permission for retention and completion of a single storey extension to same granny flat and ancillary works all at Flaxfort, Lisheenaleen, Kilbrittain, County Cork.

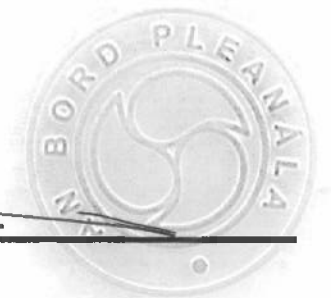

Decision

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

Reasons and Considerations

Based on the information submitted with the application, the Board is not satisfied that there is sufficient justification for the ancillary accommodation and extension to same having regard to the policy provisions in Section 6.6 of the Cork County Development Plan 2022-2028.

In deciding not to accept the Inspector's recommendation to grant permission, the Board were mindful of the totality of the information on file in reaching a decision including the requirement under Section 6.6.23 of the development plan that specifies "...in cases where it can be shown that such is required for an older or disabled family member".



The seal of An Bord Pleanála is circular with the text "AN BORD PLEANÁLA" around the perimeter and a central logo consisting of three interlocking swastikas.

Liam Bergin

Member of An Bord Pleanála

duly authorised to authenticate

the seal of the Board.

Dated this 26 day of September 2023