

An  
Bord  
Pleanála

Board Order  
ABP-314535-22

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**Planning and Development Acts 2000 to 2021**

**Planning Authority: Limerick City and County Council**

**Planning Register Reference Number: 22/723**

**Application for Leave to Appeal** against the decision of the planning authority by Jarlath Phillips of 12 Saint Nessian's Park, Dooradoyle, Limerick having an interest in land adjoining the land in respect of which Limerick City and County Council decided on the 19<sup>th</sup> day of August, 2022 to grant subject to conditions a permission to Turn Key Property Assets Limited trading as Hi Way Bar of 15 Saint Nessian's Road, Dooradoyle, Limerick.

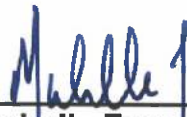
**Proposed Development:** Change of use of the existing first floor to two number apartments, internal layout changes, new external staircase and all ancillary site works at Hi Way Bar, 15 Saint Nessian's Road, Dooradoyle, Limerick.

## Decision

**REFUSE** leave to appeal under section 37 (6) of the Planning and Development Act, 2000, as amended, based on the reasons and considerations set out below.

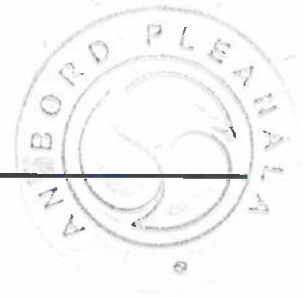
## Reasons and Considerations

Having regard to the submissions and documents received in connection with the application for leave to appeal and the conditions set out in the planning authority's decision, it is considered that it has not been shown that the development in respect of which a decision to grant permission has been made will differ materially from the development as set out in the application for permission by reason of conditions imposed by the planning authority to which the grant is subject.



Michelle Fagan

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



Dated this 23<sup>rd</sup> day of September 2022.