

An
Bord
Pleanála

Board Order ABP-318272-23

Planning and Development Acts 2000 to 2022

Planning Authority: Kerry County Council

Planning Register Reference Number: 98/3065

Appeal by Siveen Construction (Cherryhill Developments Limited) care of Michael O'Connor of Longfield, Furies, Killarney, County Kerry against the decision made on the 5th day of October, 2023 by Kerry County Council to refuse permission.


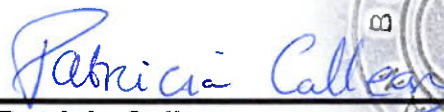
Proposed Development: Construction of a dormer bungalow on site number 15 at Groin, Killorglin, County Kerry.

Decision

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

Reasons and Considerations

Condition number 2 of the permission granted under planning register reference number 08/1529 on the 19th day of August, 2008 requires that Site No.15 be included in the adjacent area of existing public open space for the wider housing development, incorporating sites numbers 2 to 16 inclusive. Notwithstanding absence of compliance with this condition to date, the proposed development would be such as to prevent the achievement of the level of open space envisaged in this condition and would lead to insufficient open space for the overall housing development. Accordingly, the proposed development of a house in place of open space would seriously injure the amenities of the area and would, therefore, be contrary to the proper planning and sustainable development of the area.



Patricia Calleary

Member of An Bord Pleanála

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

Dated this 05 day of July 2024.