



An  
Coimisiún  
Pleanála

Commission Order  
ABP-322493-25

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**Planning and Development Acts 2000, as amended**

**Planning Authority: Kerry County Council**

**Planning Register Reference Number: 25/60111**

**Appeal** by James O'Connor care of John Barry of Dwellspace, Killaha East, Kenmare, County Kerry against the decision made on the 16<sup>th</sup> day of April, 2025 by Kerry County Council to refuse permission for the proposed development.

**Proposed Development:** Permission to demolish existing shed structure and to construct a new three storey building to comprise of three two-bedroom residential apartments on the ground floor, three one-bedroom residential apartments on the first floor and three one-bedroom residential apartments on the second floor. The construction of a walled refuse store, apartment storage structures, bicycle parking area and all associated walls, structures, site works, landscaping works and services works at Gortamullin, Kenmare, County Kerry.

## **Decision**

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

## Reasons and Considerations

It is considered that the car parking provision for the proposed development and, in particular the absence of on-site car parking spaces and location of the set down area, would be seriously deficient and would be inadequate to cater for the parking demand generated by the proposed development and would lead to conditions which would be prejudicial to public safety by reason of traffic hazard on the public roads in the vicinity. The proposed development would, therefore, be contrary to the proper planning and sustainable development of the area.

*Patricia Calleary*

Patricia Calleary

Planning Commissioner of An Coimisiún

Pleanála

duly authorised to authenticate  
the seal of the Commission.



Dated this *21* day of *August* 2025.