

An
Coimisiún
Pleanála

Commission Order
ABP-322558-25

Planning and Development Act 2000, as amended

Planning Authority: Kerry County Council

Planning Register Reference Number: 24/431

Appeal by Tomás Stack of Doon West, Ballybunion, County Kerry against the decision made on the 29th day of April, 2025 by Kerry County Council to grant subject to conditions a permission to Board of Management Saint Joseph's Secondary School care of Conor O'Donovan of 56 Ard na Li, Tralee, County Kerry in accordance with plans and particulars lodged with the said Council.

Proposed Development: The construction of an office extension at Saint Joseph's Secondary School, Doon Road, Ballybunion, County Kerry.

Decision

GRANT permission for the above proposed development in accordance with the said plans and particulars based on the reasons and considerations under and subject to the conditions set out below.

Reasons and Considerations

Having regard to the provisions of the Kerry County Development Plan 2022-2028, the mixed-use zoning of the site, the nature, scale, siting, and design of the proposed development, and the characteristics of the site as a whole, it is considered that, subject to compliance with the conditions set out below, the proposed development would not have any significant adverse impact on the amenities of adjoining properties, or on visual amenity, would not be prejudicial to public health or to the environment, and would, therefore, be in accordance with the proper planning and sustainable development of the area.

Conditions

1. The development shall be carried out and completed in accordance with the plans and particulars lodged with the application, as amended by the further plans and particulars received by the planning authority on the 10th day of March, 2025 and the 4th day of April 2025, except as may otherwise be required in order to comply with the following conditions. Where such conditions require details to be agreed with the planning authority, the developer shall agree such details in writing with the planning authority prior to commencement of development and the development shall be carried out and completed in accordance with the agreed particulars.

Reason: In the interest of clarity.

2. The disposal of surface water shall comply with the requirements of the planning authority for such works and services. Prior to the commencement of development, the developer shall submit details for the disposal of surface water from the site, for the written agreement of the planning authority.

Reason: To prevent flooding and in the interest of sustainable drainage.

3. All external finishes shall harmonise with the existing building.

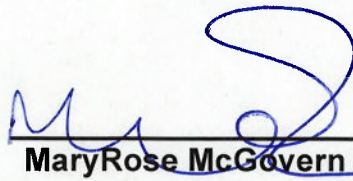
Reason: In the interest of visual amenity.

4. Site development and building works shall be carried out only between the hours of 0700 to 1900 from Mondays to Fridays inclusive, between 0800 and 1400 hours on Saturdays and not at all on Sundays and public holidays. Deviation from these times shall only be allowed in exceptional circumstances where prior written agreement has been received from the planning authority.

Reason: To safeguard the amenity of property in the vicinity.

5. Prior to commencement of works, the developer shall submit to, and agree in writing with the planning authority, a Construction Management Plan, which shall be adhered to during construction. This plan shall provide details of intended construction practice for the development, including noise and dust management measures and off-site disposal of construction/demolition waste.

Reason: In the interests of public safety and amenity.


MaryRose McGovern

Planning Commissioner of An Coimisiún

Pleanála duly authorised to authenticate
the seal of the Commission.

Dated this 26th day of August 2025