

An
Coimisiún
Pleanála

**Commission Order
ACP-323277-25**

Taxes Consolidation Act 1997, as amended

Planning Authority: Cork City Council

Planning Register Reference Number: CRK-C317-RZL25-18

Appeal by Dildar Limited care of Kenny Property Group of Park Avenue, South Douglas Road, Cork in accordance with section 653J of the Taxes Consolidation Act 1997, as amended, against the inclusion of land on the map of the Residential Zoned Land Tax by Cork City Council on the 30th day of June, 2025 in respect of the site described below.

Proposed Development: Lands at Former Nemo Lands, South Douglas Road, Cork.

Decision

The Commission in accordance with section 653J of the Taxes Consolidation Act 1997, as amended, and based on the reasons and considerations set out below, hereby decides to CONFIRM the determination of the planning authority.

Reasons and Considerations

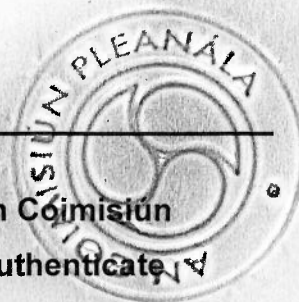
The lands identified as CRK-C317-RZL25-18 (Parcel ID numbers CCLA00019983, CCLA00075201 and CCLA00020101) located on residentially zoned lands, as identified in the Cork City Development Plan 2022-2028, are considered in scope of Section 653B(b) of the Taxes Consolidation Act 1997, as amended. The lands are located within an established urban area with evidence from the Uisce Éireann services capacity register that services are available, and no capacity or other reasons have been identified that would prevent the development of these lands in principle for residential purposes in accordance with the residential zoning objective that applies to these lands. The lands satisfy the criterion for inclusion on the map as set out in Section 653B of the Taxes Consolidation Act 1997, as amended.



Liam McGree

Planning Commissioner of An Coimisiún

Pleanála duly authorised to authenticate
the seal of the Commission.



Dated this 12th day of November 2025.