



An
Coimisiún
Pleanála

Commission Order ACP-324118-26

Derelict Sites Act, 1990

Planning and Development Act, 2000, as amended

Planning Authority: Cork City Council

Application received by An Coimisiún Pleanála on the 3rd day of March 2026 from Cork City Council pursuant to section 16 of the Derelict Sites Act, 1990, as amended, for consent to the compulsory acquisition of a derelict site at Monerea House, Monerea Terrace, Albert Road, Cork and as more particularly described in the notice of intention to compulsorily acquire the site.

Decision

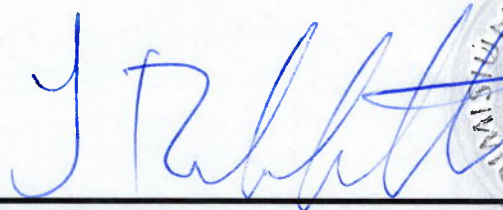
GRANT consent to the compulsory acquisition of the said site based on the reasons and considerations set out below.

Reasons and Considerations

Having regard to the dangerous, ruinous, neglected, unsightly and objectionable condition of the subject property and the presence of litter in the front garden area of the subject lands, which detracts to a material degree from the amenity, character and appearance of land in the neighbourhood, having considered the objection made to the compulsory acquisition, and also:

- (a) the constitutional and Convention protection afforded to property rights,
- (b) the public interest,
- (c) the provisions of the Cork City Development Plan 2022-2028, and
- (d) the absence of measures to render the lands non-derelict,

it is considered that the site detracts to a material degree from the amenity, character and appearance of land in the neighbourhood and, therefore, comes within the definition of a derelict site as defined in sections 3(a),(b) and (c) of the Derelict Sites Act, 1990, as amended, and that the acquisition of the site by the local authority is necessary in order to render the site non-derelict and to prevent it continuing to be a derelict site. It is also considered that the objection made cannot be sustained, having regard to that said necessity and that the compulsory acquisition and its effects on the property rights of affected landowners are proportionate to that objective and justified by the exigencies of the common good.



Tom Rabbette
Member of An Coimisiún Pleanála
duly authorised to authenticate
the seal of the Commission.

Dated this *19th* day of *June* 2026