

**Jennifer Carleton**

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**From:** Bord  
**Sent:** Friday 3 November 2023 17:02  
**To:** Jennifer Carleton  
**Subject:** FW: FAO Peter Mullan, An Bord Pleanála - Planning Ref TA28.313994  
**Attachments:** Cork GAA to ABP Nov 23.pdf

**Follow Up Flag:** Follow up  
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**From:** Administrator Cork <Administrator.cork@gaa.ie>  
**Sent:** Friday, November 3, 2023 4:36 PM  
**To:** Bord <bord@pleanala.ie>  
**Subject:** FAO Peter Mullan, An Bord Pleanála - Planning Ref TA28.313994

A Chara,

Please note the attached correspondence for the attention of Mr. Peter Mullan, Interim Chairperson, An Bord Pleanála.

As per my conversation with front desk just now, we would greatly appreciate it, if it is brought to his attention urgently.

Many thanks.

Is mise,

Le mór mheas,

*Caoimhín Ó Donnabháin,*

*Rúnaí / Príomh-Oifigeach Feidhmiúcháin,*

*CLG Coiste Chontae Chorcaí.*

*Kevin O'Donovan,*

*Secretary / CEO,*

*Cork GAA.*



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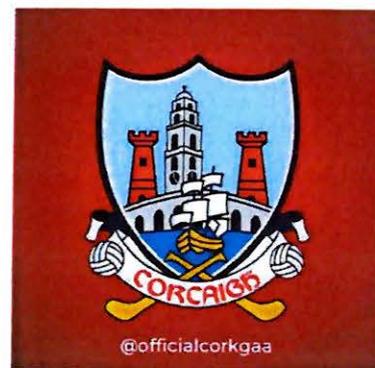


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Tá an ríomhphost seo, chomh maith le ceangaltán ar bith a bhaineann leis, faoi rún agus baineann sé leis an duine nó leis an aonán a bhfuil an seoladh seo aige/aici, amháin. Baineann aon tuairim nó barúil a nochtar leis an údar amháin agus ní gá go mbeadh aon bhaint ag na tuairimí sin le tuairimí an Chumainn. Má fuair tú an ríomhphost seo trí bhotún, cuir an duine a chuir chugat é ar an eolas le do thoil. Cé go ndéanann an Cumann scanadh ar r-phoist agus ar cheangaltáin le haghaidh víreas, níl aon chinnteacht go bhfuil ceachtar acu saor ó víris. Ní ghlacann an Cumann le dlíteanas ar bith i leith aon damáiste a eascraíonn as víris.

03<sup>rd</sup> November, 2023

**Mr. Peter Mullan.**  
Interim Chairperson,  
An Bord Pleanála.  
64 Marlborough Street.  
Dublin 1. D01 V902.



**Re: An Bord Pleanála Planning Ref TA28.313994: Strategic Housing Development Application of development comprising the demolition of disused hurley manufacturing factory and associated outbuildings, construction of 319 no. residential units (203 no. houses and 116 no. apartments), creche and associated site works at Cork GAA Lands, Old Whitechurch Road, Kilbarry, Cork City.**

Dear Mr. Mullan.

I am writing to bring your attention to the subject planning application referenced above, which was submitted to the Board as a Strategic Housing Development application on the 4<sup>th</sup> July, 2022.

Unfortunately, the application was not determined within the 16-week statutory timeframe, as outlined in the provisions of the *Planning and Development (Housing) and Residential Tenancies Act, 2016*. Consequently, a refund of €10,000 was issued on the 30<sup>th</sup> November, 2022.

I have recently become aware that a planning inspector was only appointed to the case in January 2023, a significant six months after the date on which the application was submitted, and three months after which it was initially due to be decided. More alarmingly, I understand that even though the inspector initially assigned to the application left their employment position at An Bord Pleanála earlier this year, a replacement inspector has yet to be assigned to the file.

The Cork County Board lands in Kilbarry are of paramount strategic importance to our organisation. The unjustified prolonged delay in reaching a decision on the subject planning application, which has now stretched beyond 12 months, is a source of immense concern and frustration to us. What is even more disconcerting is that the lack of a determination on the planning application, and the absence of any indication of a resolution in the near future, is significantly hampering our ability to make effective commercial plans and is causing considerable uncertainty and impeding our capacity to move forward with confidence.

In this regard, I respectfully request that you review the planning application and take any necessary steps to expedite the matter, given the considerable time the planning application has been active. I am available at your convenience to discuss the matter in greater detail if needed. Timely resolution of this issue is critical for our organisation, and it will greatly assist us in our commercial planning efforts.

Your attention to this matter is greatly appreciated, and I look forward to a swift and positive resolution.

*Caomhán Ó Donnabháin*

Le mór mheas,  
Caomhán Ó Donnabháin, Príomh-Oifigeach Feidhmiúcháin, CLG Coiste Chontae Chorcaí.

Kevin O'Donovan, CEO, Cork GAA.  
Páirc Uí Chaoimh, Ballintemple, Cork.

