



An
Bord
Pleanála

Board Direction
BD-004981-20
ABP-305697-19

The submissions on this file and the Inspector's report were considered at a Board meeting held on 20/01/2020.

The Board decided to treat this case under section 139 of the Planning and Development Act, 2000. The Board also decided, based on the Reasons and Considerations set out below / set out on the attached copy of the Inspector's report, that the planning authority be directed, as follows:

Remove condition numbers 2 and 3

Amend condition number 1 as follows

1. Plans and particulars amended to include the dates '18/10/2019 and 16/12/2019' to reflect the proposed minor amendments to the extension at appeal stage by the applicant.

Reasons and Considerations

Having regard to the nature and scale of the proposed development and the existing pattern of development in the area, it is considered that, the height of the proposed rear extension, which is not visible from the public roads, and the introduction of a second door to the front elevation, which provides access to the rear garden via the utility and side passageway, would not seriously injure the visual amenities of the area and would, therefore, be in accordance with the proper planning and sustainable development of the area.

Board Member:

Date: 20/01/2020

Paul Hyde