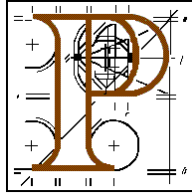


An Bord Pleanála



PLANNING AND DEVELOPMENT ACTS 2000 TO 2006

Dun Laoghaire-Rathdown County

Planning Register Reference Number: D06B/0755

An Bord Pleanála Reference Number: PL 06D.220394

APPEAL by T. and N. Sheridan of 1 Ticknock Way, Ticknock Hill, Sandyford, Dublin against the decision made on the 12th day of October, 2006 by Dun Laoghaire-Rathdown County Council to grant subject to conditions a permission to Colin Tracey care of Ferreira Architecture of 1, Blackthorn Hill, Ticknock Hill, Sandyford, Dublin in accordance with plans and particulars lodged with the said Council.

PROPOSED DEVELOPMENT: The addition of a 32 square metre single storey garage to the rear of 12 Ticknock Grove, Ticknock Hill, Sandyford, Dublin.

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 location, height and scale of the proposed development, the pattern of development in the vicinity, it is considered that, subject to compliance with the conditions set below, the proposed development would not seriously injure the amenities of the area or of property in the vicinity and would be in accordance with the proper planning and sustainable development of the area.

CONDITIONS

1. All external finishes to the proposed garage shall harmonise in colour and texture with those of the existing house.

Reason: In the interest of visual amenity.

2. Water supply and drainage arrangements, including the disposal of surface water, shall comply with the requirements of the planning authority for such works and services.

Reason: In the interest of public health and to ensure a proper standard of development.

**Member of An Bord Pleanála
duly authorised to authenticate
the seal of the Board.**

Dated this day of 2007.