



Planning and Development Acts 2000 to 2019

Planning Authority: Dublin City Council

Planning Register Reference Number: 4631/19

Appeal by Lidl Ireland GmbH care of Tony Bamford Planning of Airport Hub, Furry Park, Swords Road, Santry, Dublin against the decision made on the 7th day of February, 2020 by Dublin City Council South in relation to an application for permission for amendments to the façade, signage and layout of new Spar unit from that granted under planning authority reference number 2998/18. These include changes to the LIDL shopfront design: including timber panelling extended and changes to the overall design of the shopfront; timber panelling finished in grey (RAL 7024); yellow LED strip light; internally illuminated LIDL sign on fascia; and internally illuminated projecting LIDL sign. On the Spar unit the inclusion of Spar signs and window panel aligned to top of architrave features on columns, and adjustments to the ground floor layout of the Spar store. The development includes all associated site works and shutters on the LIDL store. Building 119-120 Thomas Street, is a Protected Structure, all at Units 119-120, 121-122 and 123-125 Thomas Street, Dublin in accordance with the plans and particulars lodged with the said Council (which decision was to grant subject to conditions permission for the layout of new Spar unit from that granted under planning authority reference number 2998/18 and to refuse permission for changes to the LIDL shopfront design including timber panelling extended and changes to the overall design of the shop front; timber panelling finished in grey (RAL 7024); yellow LED strip light;

internally illuminated LIDL sign on fascia, and internally illuminated projecting LIDL sign. On the Spar unit the inclusion of Spar signs and window panel aligned to top of architrave features on columns).

Decision

GRANT permission for adjustments to the ground floor layout of the Spar unit from that for which permission was granted under planning authority reference number 2998/18 in accordance with the said plans and particulars based on the reasons and considerations marked (1) under and subject to the conditions set out below and to REFUSE permission for the changes to the LIDL shopfront design, including timber panelling extended and changes to the overall design of the shop front, timber panelling finished in grey (RAL 7024), yellow LED strip light, internally illuminated LIDL sign on fascia, and internally illuminated projecting LIDL sign, the inclusion of the Spar signs and window panel aligned to the top of architrave features on columns from that for which permission was granted under planning authority reference number 2998/18 based on the reasons and considerations marked (2) under.

Matters Considered

In making its decision, the Board had regard to those matters to which, by virtue of the Planning and Development Acts and Regulations made thereunder, it was required to have regard. Such matters included any submissions and observations received by it in accordance with statutory provisions.

Reasons and Considerations (1)

Having regard to the nature of the development for which retention is sought, it is considered that, subject to compliance with the conditions set out below, the development would not adversely affect the integrity and character of the Protected Structure or adjacent buildings or the Thomas Street and Environs Architectural Conservation Area and would, therefore, be in accordance with the proper planning and sustainable development of the area.

Conditions

1. The development shall be carried out and completed in accordance with the plans and particulars lodged with the application, except as may otherwise be required in order to comply with the following conditions. Where such conditions require details to be agreed with the planning authority, the developer shall agree such details in writing with the planning authority prior to commencement of development and the development shall be carried out and completed in accordance with the agreed particulars.

Reason: In the interest of clarity.

2. The development shall be in accordance with conditions numbers 1 to 14 attached to the grant of permission under planning authority register reference number 2998/18.

Reason: In the interest of clarity.

Reasons and Considerations (2)

Having regard to its scale, design, materials, colours and illumination, it is considered that the development for which retention is sought would contribute to visual clutter, would seriously injure the integrity and character of both Millar's Hall, a protected structure, and the visual amenity and character of the streetscape within the Thomas Street and Environs Architectural Conservation Area. The proposed development would, therefore, be contrary to the Thomas Street and Environs Architectural Conservation Area 2009 and Policy CHC4 of the Dublin City Development Plan 2016-2022 and would be contrary to the proper planning and sustainable development of the area.

Terry Prendergast

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

Dated this day of 2020.