



Board Direction

Ref: 29S.245890

The submissions on this file and the Inspector's report were considered at a Board meeting held on 16th February 2016.

The Board decided, by a 2:1 majority, to refuse permission generally in accordance with the Inspector's recommendation, in accordance with the following reasons and considerations.

Reasons and Considerations

Having regard to the pattern of development in the area and to the limited amount of private open space provided in the site, it is considered that, notwithstanding the amendments made to the previously rejected design, the proposed dwellinghouse would, by reason of its scale and siting within this restricted plot, represent over-development that would be out of character with the pattern of residential development in the surrounding suburban area.. The proposed development would, therefore, seriously injure the amenities of properties in the vicinity and the residential amenities of the future occupants of the house and would be contrary to the proper planning and sustainable development of the area.

Board Member: _____ Date: 17th February 2016
Conall Boland