



An
Bord
Pleanála

Board Direction
PL.06S.247964

The submissions on this file and the Inspector's report were considered at a Board meeting held on July 28th 2017.

The Board decided to refuse permission, generally in accordance with the Inspector's recommendation, for the following reasons and considerations.

Reasons and Considerations

The proposed development by reason of inadequate provision of public open space would be contrary to the Section 11.3.1 (iii) of the South Dublin County Development Plan, 2016 – 2022, paragraph 7.2.15 of the Newcastle Local Area Plan, 2012, and the DoEHLG Guidelines 'Sustainable Residential Development in Urban Areas, 2009, and would set an undesirable precedent for similar type of development in the area. The proposed development would seriously injure the residential amenity of the area and would, therefore be contrary to the proper planning and sustainable development of the area.

Board Member

Date: 28.07.17

Paul Hyde