



An
Bord
Pleanála

Board Direction
PL06D.248311

The submissions on this file and the Inspector's report were considered at a Board meeting held on July 3rd 2017.

The Board decided to treat this case under section 139 of the Planning and Development Act, 2000. The Board also decided, for the Reasons and Considerations set out below, that the planning authority be directed, as follows:

Attach condition number 3 and remove condition numbers 2 and 4

Reasons and Considerations

Having regard to the character and pattern of development in the area and the design and scale of the proposed development, it is considered that the proposed rear extension would not seriously injure the residential amenities of adjoining property, the proposed dormer extension would not be visually unacceptable and the proposed porch would not be out of character with the pattern of development in the vicinity, and therefore that the inclusion of condition numbers 2 and 4 was not appropriate. However, it is considered that the proposed render finish to the front elevation would be out of character with the external appearance of adjoining properties, and therefore that the inclusion of condition number 3 was justified.

Board Member:

Date: 4th July 2017

Philip Jones