



An
Bord
Pleanála

Board Direction
06F.248478

The submissions on this file and the Inspector's report were considered at a Board meeting held on 22nd November 2017.

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

Reasons and Considerations

Having regard to the objective of the planning authority, as set out in the Fingal County Development Plan 2017-2023, to protect and improve residential amenity, and to the scale and form of the proposed development, in particular, the proposed level and proximity of the ground floor accommodation and associated patio areas relative to adjoining development, it is considered that the proposed development would result in serious overlooking of adjoining property and substantially detract from its residential amenity. The proposed development would, therefore, would seriously injure the amenities of the area and be contrary to the proper planning and sustainable development of the area.

Board Member

Date: 22nd November 2017

Maria FitzGerald