



An
Bord
Pleanála

Board Direction
PL06S.248971

The submissions on this file and the Inspector's report were considered at a Board meeting held on November 21st 2017.

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

Reasons and Considerations

Having regard to the pattern of development in the vicinity of the site, the height and bulk of the proposed first floor extension and its proximity to the rear facing elevation and rear garden of the adjoining residential property at number 7 Priory Way across the northern boundary of the site, it is considered that the proposed development would give rise to an unacceptably overbearing impact and level of overshadowing of this residential property at number 7 Priory Way. The proposed development would, therefore, seriously injure the amenities of property in the vicinity and be contrary to the proper planning and sustainable development of the area.

Board Member

Date: 22nd November 2017

Philip Jones