



An  
Bord  
Pleanála

**Board Direction**  
**PL29N.249193**

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The submissions on this file and the Inspector's report were considered at a Board meeting held on December 5<sup>th</sup> 2017.

The Board decided to treat this case under section 139 of the Planning and Development Act, 2000. The Board also decided that the planning authority be directed to attach condition no. 2, and the reason therefor, for the following reasons and considerations:

### **Reasons and Considerations**

Having regard to the pattern of development in the vicinity of the site, and to the provisions of the Dublin City Development Plan 2016 - 2022, it is considered that the amendments required by the terms of condition 2 are reasonable in the interests of visual amenity and of pedestrian and traffic safety, and that to permit the retention of the subject development as originally proposed would not be appropriate.

Accordingly, it is considered that the attachment of this condition, notwithstanding the personal circumstances put forward by the applicant, is in accordance with the proper planning and sustainable development of the area.

**Board Member**

**Date:** 6<sup>th</sup> December 2017

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Philip Jones