



An
Bord
Pleanála

Board Direction
PL06F.249208

The submissions on this file and the Inspector's report were considered at a Board meeting held on 7th February 2018.

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

Reasons and Considerations

The existing character and prevailing pattern of development in the area is defined by a mix of detached and terraced type commercial buildings and units, including an attractive prominent detached building to the east which has historic and architectural merit. It is considered that the proposed development, by reason of its position and design would result in an incongruous and unattractive feature which would detract from the historic and architectural character and visual amenities of the streetscape at this location to an unacceptable extent. It is considered, therefore, that the proposed development would seriously injure the visual amenities of the area and would be contrary to the provisions of the current Fingal Development Plan which seek to conserve architectural heritage and historic streetscapes. The proposed development would, therefore, be contrary to the proper planning and sustainable development of the area.

Board Member

Date: 8th February 2018

Conall Boland