



An
Bord
Pleanála

Board Direction
BD-001736-18
ABP-302172-18

The submissions on this file and the Inspector's report were considered at a Board meeting held on 22/11/2018.

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 location of the site at a prominent corner of John Dillon Street and Hanover Lane within the Thomas Street and Environs Architectural Conservation Area, it is considered that the proposed development, by reason of its form, mass, scale and height, would be visually obtrusive and would detract from the integrity, character and uniformity of the existing cottage and the cluster of cottages around St Francis Square. As a result, the proposed development would seriously injure the visual amenities of the area, would adversely affect the established historic character and integrity of the Thomas Street and Environs Architectural Conservation Area and, as such, would be contrary to the proper planning and sustainable development of the area.

Board Member

Date: 23/11/2018

Terry Prendergast