



An
Bord
Pleanála

Board Direction
BD-002036-18
ABP-302405-18

The submissions on this file and the Inspector's report were considered at a Board meeting held on 18/12/2018.

The Board decided to treat this case under section 139 of the Planning and Development Act, 2000. The Board also decided, based on the Reasons and Considerations set out below that the planning authority be directed, as follows:

Remove condition number 3.

Reasons and Considerations

Having regard to modest nature and design of the proposed development in a designated residential conservation area, it is considered that the proposed development would not seriously injure the visual or residential amenities of the area or of property in the vicinity. The proposed development would, therefore, be in accordance with the proper planning and sustainable development of the area

In not agreeing with the inspector, the board considered that, the scale, form and design of the proposed development, and the position of the house at the end of a terrace and behind the building line of Croydon Terrace, would enhance the streetscape.

Board Member:

Date: 21/12/2018

Michelle Fagan