



An  
Bord  
Pleanála

**Board Direction**  
**BD-001838-18**  
**ABP-302713-18**

The submissions on this file and the Inspector's report were considered at a Board meeting held on 04/12/2018.

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

### **Reasons and Considerations**

Having regard to the nature and design of the proposed development, it is considered that, subject to compliance with the conditions set out below, the proposed development would be acceptable in terms of traffic safety and would be acceptable in terms of house design. The proposed development would, therefore, be in accordance with the proper planning and sustainable development of the area.

### **Conditions**

1. The development shall be carried out and completed in accordance with the plans and particulars lodged with the application, as amended by the further plans and particulars submitted on the 24th day of July, 2018, except as may otherwise be required in order to comply with the following conditions. Where such conditions require details to be agreed with the planning authority, the developer shall agree such details in writing with the planning authority prior to commencement of development and the development shall be carried out and completed in accordance with the agreed particulars.

**Reason:** In the interest of clarity.

2. The external finish of the proposed car port and garage shall comply with details indicated on documentation submitted to Planning Authority on 24<sup>th</sup> July 2018.

**Reason:** In the interest of visual amenity

**Board Member**

**Date:** 04/12/2018

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Paul Hyde