



An
Bord
Pleanála

Board Direction
BD-002194-19
ABP-302844-18

The submissions on this file and the Inspector's report were considered at a Board meeting held on 22/01/2019.

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 proposed subdivision of a restricted and irregular shaped site, the layout, the set back building line and close proximity to other dwellings, the shared access and parking, and the established pattern of development in the surrounding neighbourhood, it is considered that the proposed development would constitute substandard residential development and would be an overdevelopment of a limited site area. The proposed development would be a haphazard form of development and out of character with development in the vicinity and would, therefore, seriously injure the amenities of the area and be contrary to the proper planning and sustainable development of the area.

Board Member

Date: 22/01/2019

Michelle Fagan