



An
Bord
Pleanála

Board Direction
BD-003772-19
ABP-304165-19

The submissions on this file and the Inspector's report were considered at a Board meeting held on 13th August 2019.

The Board decided to grant the relaxation application, generally in accordance with the Inspector's recommendation, for the following reasons and considerations:

Reasons and Considerations

In arriving at its decision, the Board had regard to the application for the relaxation from Part M of the second schedule to the Building Regulations, including the design and details which formed part of the application and the subsequent submissions made in connection with the appeal, and the consultant inspector's report and recommendation.

The Board considered that, having regard to the limited size of the extension, the physical and site constraints which prevail, the proposal to include an 'ambulant disabled' sanitary facility, the guidance set out in Section 0.7 of Technical Guidance Document (TGD) Part M (2010), that the relaxation from Part M of the second schedule attached to the Building Regulations 1997-2018 is warranted subject to the following conditions.

1. The relaxation from Part M of the Second Schedule to the Building Regulations 1997-2018 shall apply to the area denoted in yellow and purple on Drawing Number 17264-DR-03 Rev 2.

Reason: In the interest of clarity.

2. The design of the extension and the circulation route from the entrance door of the Nail Salon to the extension shall conform to guidance set out in TGD: M for ambulant accessible access and use.

Reason: To comply with Part M of the Building Regulations.

Board Member

Date: 14/08/2019

Stephen Bohan