



An
Bord
Pleanála

Board Direction
BD-004087-19
ABP-304854-19

The submissions on this file and the Inspector's report were considered at a Board meeting held on 20/09/2019.

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 zoning objective of the site which is 'To protect and/or improve residential amenity', and the requirements for private amenity space as set out in Section 11.3.1(iv) 'Dwelling Standards' Table 11.20 of the current South Dublin County Development Plan 2016 – 2022, it is considered that, the proposed development would result in a substandard residential unit and would seriously injure the amenities of the future occupants and of adjoining residential property. The proposed development would, therefore, be contrary to the proper planning and sustainable development of the area.

Board Member

Date: 20/09/2019

Michelle Fagan