



An
Bord
Pleanála

Board Direction
BD-004189-19
ABP-304872-19

The submissions on this file and the Inspector's report were considered at a Board meeting held on 07/10/2019.

The Board decided to grant permission, for the following reasons and considerations, and subject to the following conditions.

Reasons and Considerations

Having regard to the Z5 zoning provisions of the Dublin City Development Plan 2016-2022 which states for the “inner city, the plan seeks to strengthen and consolidate the robust city-centre mixed-use zoning (Z5), with active promotion of the inner city as an attractive place for urban living, working and visiting, the Board considered that subject to compliance with the conditions set below the proposed development would enhance the residential amenities of the area and would constitute an appropriate mix of uses with the existing development . the proposed development would therefore be in accordance with the proper planning and sustainable development of the area.

In deciding not to accept the Inspector's recommendation to refuse permission, the Board concurred with the decision of the Planning Authority and was satisfied that the proposed development was not contrary to the settlement strategy of the Dublin City Development Plan 2016-2022 or the NPF having regard to the provision of enhanced amenities for the existing residential development which is consistent with Ministerial Guidelines and the achievement of the Development Plan Objective of the “active promotion of the inner city as an attractive place for urban living, working and visiting”

Conditions

- 1 Plans and partics
- 2 Construction working hours
- 3 As per PA Condition 2

Board Member

Date: 07/10/2019

Paul Hyde