



An
Bord
Pleanála

Board Direction
BD-005193-20
ABP-305584-19

The submissions on this file and the Inspector's report were considered at a Board meeting held on 19/02/2020.

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

Reasons and Considerations

1. Having regard to the prominent location of the development for which retention is sought on this corner site, on approach from the south, and the established pattern of development in the surrounding area, it is considered that the development by reason of its scale, form and design would be visually obtrusive on the streetscape and out of character with development in the vicinity. The development for which retention is sought would, therefore, seriously injure the amenities of the area and would be contrary to the proper planning and sustainable development of the area.
2. Having regard to the location of the development for which retention is sought on lands immediately adjoining and directly in front of the residential property to the north of the site, it is considered that the development would seriously injure the amenities of this residential property. The development for which retention is sought would, therefore, be contrary to the proper planning and sustainable development of the area.

Board Member

Date: 19/02/2020

Stephen Bohan