

An
Bord
Pleanála

Board Direction
BD-009085-21
ABP-309338-21

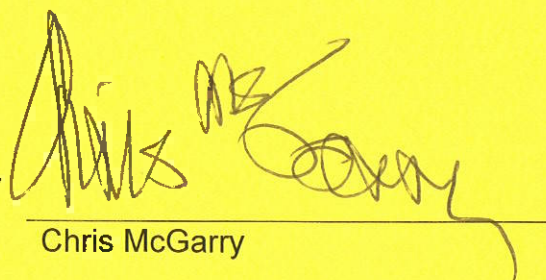
The submissions on this file and the Inspector's report were considered at a Board meeting held on 15/09/2021.

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 pattern of development in the area, the established residential use of the application site within a terrace of dwellings, and to the design, scale and use of the development for which retention permission is sought, it is considered that the development would seriously injure the visual and residential amenities of the area, including the amenities of residential properties in the vicinity, by reason of visual incongruity, overbearance and significant adverse effect on the residential character of the area. The development for which retention permission is sought, by itself and by the precedent it would set, would, therefore, be contrary to the proper planning and sustainable development of the area.

Board Member


Chris McGarry

Date: 15/09/2021