



An  
Bord  
Pleanála

**Board Direction**  
**BD-007704-21**  
**ABP-309504-21**

The submissions on this file were considered at a Board meeting held on 12/03/2021.

The Board decided to grant leave to appeal based on the reasons and considerations set out below.

### **Reasons and Considerations**

It is considered that it has been shown that -

- (i) the development, in respect of which a decision to grant permission has been made, will differ materially from the development as set out in the application for permission by reason of condition no. 4 imposed by the planning authority to which the grant is subject, and
- (ii) the imposition of condition no. 4 will materially affect the applicant's enjoyment of the land adjoining the land in respect of which it has been decided to grant permission or reduce the value of the land.

**Board Member:**

**Date:** 12/03/2021

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Chris McGarry