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An
Bord
Pleanála

Board Direction
BD-009637-21
ABP-311432-21


The submissions on this file and the Inspector's report were considered at a Board meeting held on 09/12/2021.

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 absence of proposals to provide a defined area of independent private open space to serve the proposed dwelling it is considered the proposed development would not have a satisfactory standard of residential amenity for the occupants and would be contrary to the established pattern and character of development of the area. It is considered that the proposed development would be contrary to Objectives HD2 and HD9 of the Development Plan. The proposed development would, therefore, be contrary to the proper planning and sustainable development of the area.

Board Member



Michelle Fagan

Date: 09/12/2021