



An  
Bord  
Pleanála

**Board Direction**  
**BD-010608-22**  
**ABP-313345-22**

The submissions on this file were considered at a Board meeting held on 03/05/2022.

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 conditions numbered 3, 4 and 5(b) imposed by the planning authority to which the grant is subject, and
- (ii) the imposition of conditions numbered 3, 4 and 5(b) 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:**

  
Michelle Fagan

**Date:** 03/05/2022