

An
Bord
Pleanála

Board Direction
BD-012773-23
ABP-314138-22

The submissions on this file and the Inspector's report were considered at a Board meeting held on 28/06/2023.

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

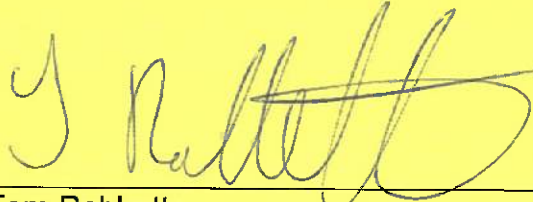
Reasons and Considerations

Having regard to the provisions of the South Dublin County Council Development Plan 2022-2028 and the nature and scale of the proposed development, it is considered that, subject to compliance with the conditions set out below, the proposed development would be acceptable in terms of traffic safety and convenience and would not seriously injure the residential amenities in the area. The proposed development would, therefore, be in accordance with the proper planning and sustainable development of the area.

Conditions

1.	<p>The proposed development shall be carried out and completed in accordance with the plans and particulars lodged with the application., as amended by the further plans and particulars submitted on the 27th day of March 2022, except as may otherwise be required in order to comply with the following conditions.</p> <p>Reason: In the interest of clarity.</p>
2.	<p>(a) The kerb and footpath of the public road at the vehicle entrance(s) shall be dished and a widened dropped crossing shall be constructed to the satisfaction of South Dublin County Council and at the applicant's expense. The footpath and kerb shall be dished and widened to the full width of the proposed widened driveway entrance.</p> <p>(b) The boundary fences at vehicle access points shall be limited to a maximum height of 0.9m, and any boundary pillars shall be limited to a maximum height of 1.2m, in order to improve forward visibility for vehicles</p> <p>(c) Any gates shall open inwards and not out over the public domain.</p> <p>Reason: In the interest of public safety and the proper planning and sustainable development of the area</p>

Board Member


Tom Rabbette

Date: 06/07/2023