



An
Bord
Pleanála

Board Direction
BD-012682-23
ABP-314147-22

The submissions on this file and the Inspector's report were considered at a Board meeting held on 27/06/2023.

The Board decided to treat this case under section 139 of the Planning and Development Act, 2000. The Board also decided, based on the reasons and considerations set out below, directs the said Council under subsection (1) of section 139 of the Planning and Development Act 2000, as amended, to AMEND condition number 2 so that it shall be as follows for the reason set out.

1. The development shall be in accordance with Condition No.s 1 – 3 attached to the grant of permission under P. A. Reg. Ref: D22B/0243 on 29th June, 2022, as amended by drawings received by An Bord Pleanála on the 22nd July 2022, except as may otherwise be required in order to comply with the following conditions.

Reason: In the interest of clarity

2. Details of the materials, colours and textures of all the external finishes to the proposed dormer extension shall be submitted to, and agreed in writing with, the planning authority prior to commencement of development.

Reason: In the interest of visual and residential amenity.

Reasons and Considerations

Having regard to the zoning objective of the area, the design, layout and scale of the proposed development, and the pattern of development in the area, it is considered that the proposed alterations to condition number 2 attached to the grant of permission under planning register reference number D22B/0243 would not seriously injure the visual amenities, established character or appearance of the area and would otherwise be in accordance with the proper planning and sustainable development of the area.

Board Member: 

Date: 30/06/2023

Peter Mullan