



An
Bord
Pleanála

Board Direction
BD-012565-23
ABP-314682-22

The submissions on this file and the Inspector's report were considered at a Board meeting held on 26/06/2023.

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

Reasons and Considerations

1. The proposed development would result in the loss of on-street parking spaces which would reduce the supply available to residents on the street and in the wider area. The proposed development would be contrary to Section 4.1 (On Street Parking) and Section 4.3 (Parking in Front Gardens) of Appendix 5 of the Dublin City Development Plan 2022-2028, which seeks to retain on-street parking as a resource for the city as far as practicable. Furthermore, the design and layout of the proposed off-street car parking space would be contrary to the standards set out generally under Section 4 (Car Parking Standards) of Appendix 5 of the Dublin City Development Plan 2022-2028. The proposed development would be out of character with the intrinsic character and features of the streetscape, would set an undesirable precedent for further inappropriate development in the area, and would, therefore, be contrary to the proper planning and sustainable development of the area.

Board Member



Date: 26/06/2023

Patricia Calleary