

An
Bord
Pleanála

Board Direction
BD-015359-24
ABP-315723-23

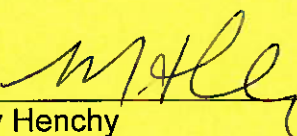
The submissions on this file and the Inspector's report were considered at a Board meeting held on 01/02/2024.

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 first-floor extension, the subject of this appeal, has an adverse impact, with respect to residential amenity, on an adjoining property immediately to the south through undue overshadowing and loss of daylight to the first floor side elevation window and would be contrary to the requirements of "DMS-55 Extensions" of the Offaly County Council Development Plan 2021-2027. The development subject of this planning application would therefore, be contrary to the proper planning and sustainable development of the area.

Board Member



Mary Henchy

Date: 07/02/2024