



An
Bord
Pleanála

Board Direction
BD-015642-24
ABP-316151-23

The submissions on this file and the Inspector's report were considered at a Board meeting held on 29/02/2024.

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

Reasons and Considerations

Having regard to the existing shortage of childcare places in Dún Laoghaire Rathdown, and the local demographic trends that indicate future population growth and increased demand for childcare, the Board considered that the proposed development would be contrary to Policy Objective PHP6: Childcare Facilities and Section 12.3.2.4 'Childcare Facilities' of the Dún Laoghaire Rathdown County Development Plan 2022-2028 and national policy on Childcare Facilities, as set out in the Guidelines for Planning Authorities issued by the Department of the Environment & Local Government in June 2001 as it would result in a large residential development without childcare facilities. The proposed development would have an adverse impact on the availability of childcare facilities both within the Fernbank development and in the surrounding area and would be contrary to the proper planning and sustainable development of the area.

Board Member


Tom Rabbette

Date: 29/02/2024