



An
Bord
Pleanála

Board Direction
BD-015779-24
ABP-317585-23

The submissions on this file and the Inspector's report were considered at a Board meeting held on 06/03/2024.

The Board decided to refuse permission for the following reasons and considerations.

Reasons and Considerations

The proposed retention development, namely the as-built 'bike shed', by reason of its size, bulk and scale and location in a front garden and adjacent to the front boundary, would be incongruous and visually injurious and obtrusive when viewed along the streetscape and from adjoining properties, would be seriously out of character with the receiving environment, and would detract from the visual amenity of the area, and residential amenity, and would set a poor precedent for similar type development in the area. The proposed development would, therefore, seriously injure the amenities and depreciate the value of property in the vicinity and be contrary to the proper planning and sustainable development of the area.

Board Member

Liam Bergin

Date: 08/03/2024