

An
Bord
Pleanála

Board Direction
BD-018187-24
ABP-320304-24

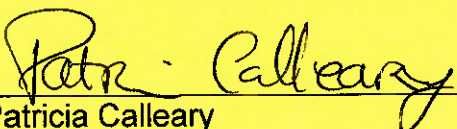
The submissions on this file and the Inspector's report were considered at a Board meeting held on 14/11/2024.

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

Reasons and Considerations

Having regard to the design and height of the development proposed to be retained and the impact on the established roof profile and streetscape arising from the raised roof ridge and raised dormer roof, it is considered that the development proposed to be retained would be visually incongruous and would have a negative impact on the scale and character of the dwelling, the streetscape, and the visual amenities of the area. The development proposed to be retained would be contrary to the provisions of Appendix 18, Section 4 and 5 of the Dublin City Development Plan 2022-2028, would seriously injure the visual amenities of the area and of property in the vicinity, would contravene the provisions of the development plan, would set an undesirable precedent in the vicinity, and would, therefore, be contrary to the proper planning and sustainable development of the area.

Board Member


Patricia Calleary

Date: 14/11/2024