

An  
Bord  
Pleanála

**Board Direction**  
**BD-017752-24**  
**ABP-320453-24**

The submissions on this file and the Inspector's report were considered at a Board meeting held on 03/10/2024.

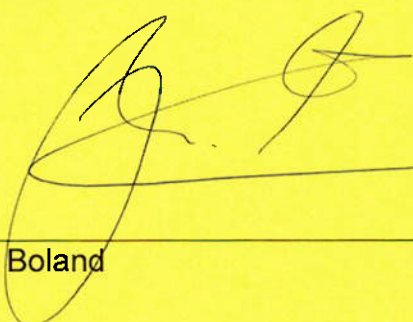
The Board decided by majority vote (2:1) to uphold the appeal and omit the lands from the final map for the following reasons and considerations.

### **Reasons and Considerations**

In accordance with Section 653B, the Board considered that the physical condition of these lands; ie its very small size, was such as to preclude to a sufficient extent the provision of dwellings in this site.

In disagreeing with its Inspector, the Board was persuaded by one of the grounds of appeal relating to the practical difficulty of developing lands for housing purposes on a site comprising 20 square metres.

**Board Member**

  
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Joe Boland

**Date:** 03/10/2024