

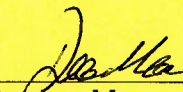
An  
Coimisiún  
Pleanála

**Direction**  
**CD-020200-25**  
**ABP-322085-25**

The submissions on this file and the Inspector's report were considered at a meeting held on 11/07/2025.

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

**Planning Commissioner:**

  
Declan Moore

**Date:** 14/07/2025

### **DRAFT WORDING FOR ORDER**

#### **Reasons and Considerations**

Having regard to the housing objectives and key principles of good design in relation to infill development as set out in the Wicklow County Development Plan 2022-2028, it is considered that the proposed development, by reason of its scale, height and siting proximate to the site boundaries would be incongruous in terms of its design on this infill site, would be out of character with the existing residential properties in the vicinity and would set a precedent for further inappropriate infill development in the vicinity of the site. The proposed development would, therefore, be contrary to the proper planning and sustainable development of the area.