



An  
Coimisiún  
Pleanála

**Direction**  
**CD-020657-25**  
**ABP-322602-25**

The submissions on this file and the Inspector's report were considered at a meeting held on 12/09/2025.

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

**Planning**

**Commissioner:**

Mary Henchy

**Date:** 12/09/2025

### **DRAFT WORDING FOR ORDER**

#### **Reasons and Considerations**

Having regard to the scale of the development to be retained and the capacity of the road and pedestrian infrastructure adjoining the site, it is considered that the development proposed to be retained, subject to compliance with the conditions set out below, would not seriously injure the amenities of the area or of property in the vicinity, would not present a traffic safety hazard and would not conflict with the objectives of the South Dublin County Development Plan 2022-2028. The development proposed to be retained would, therefore, be in accordance with the proper planning and sustainable development of the area.

## **Conditions**

1. The development shall be retained in accordance with the plans and particulars lodged with the application, except as may otherwise be required in order to comply with the following conditions. Where such conditions require details to be agreed with the planning authority, the developer shall agree such details in writing with the planning authority prior to commencement of development and the development shall be carried out and completed in accordance with the agreed particulars.

Reason: In the interest of clarity.

2. The pedestrian gate shall be inward opening.

Reason: In the interest of clarity.