

An
Coimisiún
Pleanála

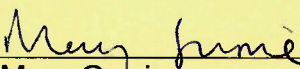
Direction
CD-021355-25
ACP-323623-25

The submissions on this file and the Inspector's report were considered at a meeting held on 20/11/2025.

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 Gurrie

Date: 21/11/2025

DRAFT WORDING FOR ORDER

Reasons and Considerations

Having regard to the zoning objective "B", which seeks to protect and improve rural amenity, the residential use on site, existing screening and the objectives set out in the Dún Laoghaire-Rathdown County Development Plan 2022-2028, it is considered that, subject to compliance with the conditions set out below, the proposed development would not negatively impact the residential amenity of adjacent properties or properties in the area, and would not pose a traffic hazard by way of distraction to drivers. The proposed development would, therefore, be in accordance with the proper planning and sustainable development of the area.

Conditions

1. The development shall be carried out and completed 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 disposal of surface water shall comply with the requirements of the planning authority for such works and services. Prior to the commencement of development, the developer shall submit details for the disposal of surface water from the site for the written agreement of the planning authority.

Reason: In the interest of public health.