



An
Coimisiún
Pleanála

Commission Direction
CD-000294
PL-500286-WW-25

The submissions on this file and the Inspector's report were considered at a meeting held on 19 March 2026.

The Commission decided to refuse permission for the following reasons and considerations.

Planning Commissioner:

Mary Gurrie

Mary Gurrie

Date: 20/03/2026

DRAFT WORDING FOR ORDER

Reasons and Considerations

Having regard to the design of the proposed development and its relationship to the main dwelling and extension and to the existing structure to the rear of the site (referred to as a granny flat) which does not appear to have the benefit of planning permission, it is considered that the proposed development would constitute haphazard development which would not be sensitive to the existing

dwelling and would not accord with Section 3.1.8, Appendix 1- Development and Design Standards of the Wicklow County Development Plan 2022-2028. The proposed development would therefore, in itself and by the precedent it would set, be contrary to the proper planning and sustainable development of the area.

In deciding not to accept the Inspector's recommendation to grant permission, the Commission considered that the proposed development, while in itself small in scale, would result in haphazard, poorly designed development which is not sensitive to the main dwelling and which would not accord with Section 3.1.8, Appendix 1- Development and Design Standards of the Wicklow County Development Plan 2022-2028.