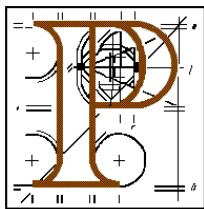


An Bord Pleanála



PLANNING AND DEVELOPMENT ACTS 2000 TO 2015

Dublin City

Planning Register Reference Number: 2746/16

An Bord Pleanála Reference Number: PL 29N.246896

APPEAL by Rebecca Kehoe and Brian Tyrrell of 11 James Street North, North Strand, Dublin against the decision made on the 16th day of June, 2016 by Dublin City Council to grant subject to conditions a permission in accordance with plans and particulars lodged with the said Council.

PROPOSED DEVELOPMENT: Erection of part two-storey/part single storey extension to rear, and roof terrace at second floor level over proposed extension, all to rear of two-storey terraced house, all at 11 James Street North, North Wall, Dublin.

DECISION

Having regard to the nature of the condition the subject of the appeal, the Board is satisfied that the determination by the Board of the relevant application as if it had been made to it in the first instance would not be warranted and, based on the reasons and considerations set out below, directs the said Council under subsection (1) of section 139 of the Planning and Development Act, 2000 to AMEND condition number 3 so that it shall be as follows for the reason set out.

- 3 (1) The rear first floor extension shall be modified as follows:
 - (a) the rearward projection shall be reduced by one metre (dimension 3656 mm reduced to 2656 mm), and
 - (b) the width shall be reduced adjacent to the window serving No.14 (dimension 3069 mm reduced to 2769 mm);

