

An Bord Pleanála



PLANNING AND DEVELOPMENT ACTS 2000 TO 2016

Wicklow County

Planning Register Reference Number: 16/464

An Bord Pleanála Reference Number: PL 27.247385

APPEAL by Patrick Byrne of 36 Derrybawn, Aughrim, County Wicklow against the decision made on the 15th day of September, 2016 by Wicklow County Council to grant subject to conditions a permission in accordance with plans and particulars lodged with the said Council.

PROPOSED DEVELOPMENT: (1) Retention of alterations to existing outbuilding, associated works and conversion of same to a habitable space and (2) permission for single storey extension, all located to the rear of 2 Bridge House, Aughrim, County Wicklow.

DECISION

Having regard to the nature of the conditions 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 ATTACH conditions numbers 2 and 4 and to REMOVE condition number 3 so that they shall be as follows for the reasons set out.

REASONS AND CONSIDERATIONS

Having regard to the nature and scale of the development proposed for retention and to the provisions of the Wicklow County Development Contribution Scheme 2015, the Board considered that the terms of the scheme had been properly applied. Accordingly, it was considered that condition number 2 as attached by the planning authority was warranted.

Having regard to the nature of the development proposed for retention and the requirement under condition number 4 of the permission for internal alterations to be carried out involving alterations to the original application drawings as lodged by the applicant, the Board considered that the attachment of condition number 4 was appropriate.

The Board did not consider that the attachment of a bond to ensure compliance with planning conditions was appropriate and accordingly decided to delete condition number 3.

MATTERS CONSIDERED

In making its decision, the Board had regard to those matters to which, by virtue of the Planning and Development Acts and Regulations made thereunder, it was required to have regard. Such matters included any submissions and observations received by it in accordance with statutory provisions.

**Member of An Bord Pleanála
duly authorised to authenticate
the seal of the Board.**

Dated this day of 2017.