



An
Bord
Pleanála

Board Order

PL 29S.248384

Planning and Development Acts 2000 to 2017

Planning Authority: Dublin City Council

Planning Register Reference Number: 2170/17

Appeal by Mark Conan care of Sheridan Woods Architects and Urban Planners of 14 Baggot Street Lower, Dublin against the decision made on the 29th day of March, 2017 by Dublin City Council to grant subject to conditions retention permission to Frank and Michele McGrath care of Buckley Partnership Architects of 2 Duncairn Terrace, Bray, County Wicklow in accordance with plans and particulars lodged with the said Council.

Proposed Development: Retention of alterations to the front elevation including, removal of an oval window and existing entrance door and roof canopy to be replaced with new entrance door with side lights and projecting roof canopy in reviewed location, the elimination of a second entrance door and the alteration and resizing of two number front facing windows. The application also includes for provision of a new pedestrian entrance gate in existing front garden wall, all at 1 Wilfield Park, Sandymount, Dublin.

Decision

GRANT permission for the above proposed development in accordance with the said plans and particulars based on the reasons and considerations under and subject to the conditions set out below.

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.

Reasons and Considerations

Having regard to the scale and nature of the subject development, the pattern of existing development in the area and the provisions of the Dublin City Development Plan 2016-2022, it is considered that, subject to compliance with the conditions set out below, the development for which retention is sought, and the proposed development, would not seriously injure the amenities of property in the vicinity, would not be out of character with the established pattern of development in the area and would be consistent with the provisions of the Development Plan, and would, therefore, not be contrary to the proper planning and sustainable development of the area.

Conditions

1. The development shall be retained 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.

Reason: In the interest of clarity.

