



An  
Bord  
Pleanála

**Board Order  
PL 27.248769**

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**Planning and Development Acts 2000 to 2017**

**Planning Authority: Wicklow County Council**

**Planning Register Reference Number: 17/363**

**Appeal** by Tiarnan O'Mahoney care of Thornton O'Connor Town Planning of Paradigm House, Dundrum Office Park, Main Street, Dundrum, Dublin against the decision made on the 26<sup>th</sup> day of May, 2017 by Wicklow County Council to refuse permission for the proposed development.

**Proposed Development:** The provision of a 60.4 square metres single storey extension to the western side of an existing 67 square metres single storey shed, the shed will continue to be used for domestic storage purposes only, ancillary to the use of the residential dwelling. All on a 0.563 hectare site at Glen Pines, Old Long Hill, Enniskerry, County Wicklow.

## **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 nature and scale of the proposed development, it is considered that, subject to compliance with the conditions set out below, the proposed development would be acceptable having regard to its design, would not seriously injure the visual or residential amenities of the area and would not contravene the policies or provisions of the current development plan for the area. 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 proposed development shall be used for domestic storage ancillary to the use of the existing dwelling and shall not be used for any commercial/business use or as an independent dwelling unit.

**Reason:** In the interest of orderly development.

3. Water supply and drainage arrangements, including the disposal of surface water, shall comply with the requirements of the planning authority for such works and services.

**Reason:** To ensure adequate servicing of the development, and to prevent pollution.

