



An
Bord
Pleanála

Board Order
PL 29N.249344

Planning and Development Acts 2000 to 2017

Planning Authority: Dublin City Council

Planning Register Reference Number: 3397/17

Appeal by Maureen Black care of Fenton Associates of 13 The Seapoint Building, 44-45 Clontarf Road, Dublin against the decision made on the 6th day of September, 2017 by Dublin City Council to grant subject to conditions a permission to Mina and Timothy Walsh care of Pat O'Brien of 19 Cadogan Road, Fairview, Dublin in accordance with plans and particulars lodged with the said Council.

Proposed Development: Demolition of existing single storey extension to rear and replacement with new single storey extension to rear with pitched roof and lantern light, new patio with stairs to lower garden level and other minor alterations to rear at 33 Ormond Road, Drumcondra, 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 provisions of the Dublin City Development Plan 2016-2022 and the existing pattern of development in the area, in addition to the nature and scale of the proposed extension, it is considered that, subject to compliance with the conditions set out below, the proposed development would not seriously injure the amenities of the area or of property in the vicinity. The proposed development would, therefore, be in accordance with the proper planning and sustainable development of the area.

