



Planning and Development Acts 2000 to 2018

Planning Authority: Dún Laoghaire-Rathdown County Council

Planning Register Reference Number: D18A/0672

Appeal by Deirdre Dempster care of Simon Hoe of 13 Clarinda Park North, Dún Laoghaire, County Dublin against the decision made on the 5th day of September, 2018 by Dún Laoghaire-Rathdown County Council to grant subject to conditions a permission in accordance with plans and particulars lodged with the said Council.

Proposed Development: Permission for adaptation of front boundary railings to relocate opening and replace swing gates with sliding gate, relocation of crossover and associated works at 40 Alma Road, Blackrock, County 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 Council under subsection (1) of section 139 of the Planning and Development Act, 2000 to REMOVE condition number 3 and the reason therefor.

Reasons and Considerations

Having regard to the policies and objectives as set out in the Dún Laoghaire-Rathdown County Council Development Plan 2016-2022, to the scale and nature of the proposed development, to the nature and character of the surrounding environment, and in particular to the existing automated electronic gates at the entrance to the site and to the entrance to the property immediately opposite the site, and to the fact that the proposed relocation of the entrance away from the junction with Monkstown Road would result in improved road safety, the Board is satisfied that condition number 3 is not warranted. The proposed development would, therefore, be in accordance with the proper planning and sustainable development of the area.

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.

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

Dated this day of 2018.