



Planning and Development Acts 2000 to 2018

Planning Authority: Dublin City Council

Planning Register Reference Number: 3515/18

Appeal by Diarmaid and Jenny Tierney care of George Morris Architect of Oaklands House, 1 Terenure Road North, Dublin against the decision made on the 10th day of September, 2018 by Dublin City Council to grant subject to conditions a permission in accordance with plans and particulars lodged with the said Council.

Proposed Development: Alterations and two-storey extension to side and single/two-storey extension to rear together with widening vehicular access and associated site works, all at 18 Larkfield Park, Kimmage, Dublin.

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 REMOVE condition number 3 and the reason therefor.

Reasons and Considerations

Having regard to the pattern of development in the vicinity of the appeal site together with the extensive rear gardens of the dwellings on Larkfield Park and the limited scale of the proposed development, it is considered that the development as proposed, in accordance with the plans and particulars lodged with the planning authority, would be compatible with the established streetscape character at this location, would not seriously injure the visual or residential amenities of the area and would be in accordance with the proper planning and sustainable development of the area. It is considered, therefore, that the modifications required, as set out in condition number 3, would not be justified or warranted in this instance.

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 2019.