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**Urban Regeneration and Housing Act 2015**

**Planning and Development Acts 2000 to 2019**

**Planning Authority: Dublin City Council**

**Planning Register Reference Number: VS/0751**

**Appeal** by Ursula Homes Limited of Top Road, Ballinastoe, Roundwood, County Wicklow in accordance with section 18 of the Urban Regeneration and Housing Act 2015 against a demand for payment of vacant site levy issued by Dublin City Council on the 12th day of February, 2019 in respect of the site described below.

**Description:** Site to the side of Riverpark House, Poddle Park, Kimmage, Dublin.

## **Decision**

The Board in accordance with section 18(3) of the Urban Regeneration and Housing Act 2015, and based on the reasons and considerations set out below, hereby determines that the above site was a vacant site within the meaning of that Act for the period concerned, and

**the Board in accordance with section 18(4) of the Urban Regeneration and Housing Act 2015, and also based on the reasons and considerations set out below, hereby determines that the amount of the levy has been correctly calculated, in respect of the vacant site.**

## **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:

- (a) the information submitted to the Board by the planning authority in relation to the entry of the site on the Vacant Sites Register,
- (b) the grounds of appeal submitted by the appellant,
- (c) the report of the Inspector,
- (d) the fact that the site is situated in an area where there is a need for housing and, having regard to the planning history, is suitable for the provision of housing, and
- (e) the fact that the site remains in a vacant condition and no development has commenced.

the Board considered that it is appropriate that a notice be issued to the planning authority to confirm the demand for payment.

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**Terry Prendergast**  
**Member of An Bord Pleanála**  
**duly authorised to authenticate**  
**the seal of the Board.**

**Dated this            day of            2019.**