



Planning and Development Acts 2000 to 2018

Planning Authority: Dublin City Council

Planning Register Reference Number: 2139/19

Appeal by John Keogh of 69 Seapark Road, Clontarf, Dublin against the decision made on the 25th day of March, 2019 by Dublin City Council to grant subject to conditions a permission in accordance with plans and particulars lodged with the said Council.

Proposed Development: The removal of existing white uPVC cladding to front elevation of mid-terraced house and replacement with new white rendered external insulation to include existing brick work areas to front of property at 69 Seapark Road, Clontarf, 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 said Council under subsection (1) of section 139 of the Planning and Development Act, 2000 to REMOVE condition number 2 and the reason therefor.

Reasons and Considerations

Having regard to the nature and scale of the proposed development and the pattern of development in the area, including the extent and design of interventions to neighbouring properties, it is considered that the modifications to the proposed development, as required by the planning authority in its imposition of condition number 2, are not warranted, and that the proposed development, with the removal of condition number 2, would not have a significant impact on the visual amenities of the area and 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.

Michelle Fagan
Member of An Bord Pleanála
duly authorised to authenticate
the seal of the Board.

Dated this day of 2019.