



An  
Bord  
Pleanála

## Board Order ABP-304444-19

---

**Urban Regeneration and Housing Act 2015**

**Planning and Development Acts 2000 to 2019**

**Planning Authority: Dublin City Council**

**Planning Authority Reference Number: VS-0542**

**Appeal** by W.I. Limited care of Lisney Chartered Surveyors of Saint Stephen's Green House, Earlsfort Terrace, Dublin in accordance with section 9(1) of the Urban Regeneration and Housing Act 2015 against the entry on the Vacant Sites Register by Dublin City Council on the 16<sup>th</sup> day of April, 2019 in respect of the site described below.

**Description:** Former factory site at Finglas Business Centre, Jamestown Road, Finglas, Dublin.

### **Decision**

The Board in accordance with section 9(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.

## **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, and
- (d) the neglected condition of these vacant lands which is visible from the public realm and which has an adverse effect on existing amenities, reduces the amenity provided by existing public infrastructure and facilities (within the meaning of section 48 of the Planning and Development Act, 2000, as amended) in the area in which the site is situated, particularly due to the strategic location of the lands in the built up urban area and in proximity to other physical and social infrastructure, and has an adverse effect on the character of the area,

