Board Order

ABP-305786-19

Planning and Development Acts 2000 to 2019

Planning Authority: Dublin City Council

Planning Register Reference Number: 3855/19

Appeal by Kate and Paul McGovern care of Paul Sheehy of 4 Maywood Crescent, Dublin against the decision made on the 18th day of October, 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: Construction of (1) a single storey extension to the front and rear, (2) a first floor extension over the existing garage/utility and store/kitchen, to the side, (3) move the existing side lane access door by 1400 millimetres towards the north-west to the side, with all ancillary enabling works at 22, Brookwood Rise, 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 numbers 3(a) and 3(b) and the reason therefor.

Reasons and Considerations

Having regard to the pattern of development in the area and the site layout, it is considered that the proposed development would not seriously injure the amenities of the area or of property in the vicinity and would 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