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**Planning and Development Acts 2000 to 2019**

**Planning Authority: Dún Laoghaire-Rathdown County Council**

**Planning Register Reference Number: D19A/0553**

**APPEAL** by Sinead Kavanagh and Shane Joyce care of Dublin Planning of 77 Lower Camden Street, Saint Kevin's, Dublin against the decision made on the 17<sup>th</sup> day of December, 2019 by Dún Laoghaire-Rathdown County Council to refuse permission.

**Proposed Development:** Construction of a detached three bedroom, mews type development with entrance off the laneway to rear and associated site works at the rear of 16A Saint Columbanus Road, Farranboley, Dublin.

**Decision**

**REFUSE permission for the above proposed development in accordance with the reasons and considerations set out below.**

## **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**

It is considered that the proposed development would endanger public safety by reason of traffic hazard and obstruction of road users by reason of the lack of adequate sightlines for vehicular access onto Saint Columbanus Road from the existing laneway. The proposed development would, therefore, be contrary to the proper planning and sustainable development of the area.

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**Maria FitzGerald**

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

**Dated this            day of            2020**