



Planning and Development Acts 2000 to 2020

Planning Authority: Dublin City Council South

Planning Register Reference Number: WEB1643/20

Appeal by Philip O'Reilly of 18 Grosvenor Place, Rathmines, Dublin against the decision made on the 13th day of November, 2020 by to grant subject to conditions a permission to Ronan and Karen Daly care of ODKM Architects of 39 Fitzwilliam Street Upper, Dublin in accordance with plans and particulars lodged with the said Council:

Proposed Development: Retention permission for the removal of the non-original metal railings and steps to the front conservatory in line with the proper conservation of the existing dwelling (planning register reference number WEB 1521/16, decision Order number P0597 and An Bord Pleanala reference number PL 29S.248188), all at 1 Grosvenor Place, Rathmines, Dublin.

Decision

GRANT permission for the above proposed development in accordance with the said plans and particulars based on the reasons and considerations under and subject to the condition 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

Having regard to the nature and scale of the development proposed for retention, it is considered that, subject to compliance with the conditions set out below, the development proposed to be retained, subject to compliance with the condition set out below, would not adversely affect the status of the area as an Architectural Conservation Area, would comply with the policy of the planning authority as set out in the Dublin City Development Plan 2016-2022 in this regard and would, therefore, be in accordance with the proper planning and sustainable development of the area.

Condition

The development shall be completed and retained in accordance with the plans and particulars lodged with the application.

Reason: In the interest of clarity.

Paul Hyde

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

Dated this day of 2021.