



An
Bord
Pleanála

Board Order
ABP-309162-21

Planning and Development Acts 2000 to 2020

Planning Authority: Dublin City Council

Planning Register Reference Number: 3597/20

APPEAL by Jason and Sharon Clarke of 23 Glasnevin Court, Glasnevin, Dublin against the decision made on the 9th day of December, 2020 by Dublin City Council to refuse permission.

Proposed Development: Retention permission for balcony at first floor level at rear with glazed screening and chrome handrail and fittings at 23 Glasnevin Court, Glasnevin, 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

Having regard to the pattern of development in the area, it is considered that the balcony proposed to be retained, by reason of its scale, height and proximity to site boundaries, would seriously injure the residential amenities and depreciate the value of properties in the vicinity by reason of overlooking and disturbance. The development proposed for retention would, therefore, be contrary to the proper planning and sustainable development of the area.



Paul Hyde

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

Dated this 28th day of April 2021