

An  
Bord  
Pleanála

Board Order  
ABP-309581-21

---

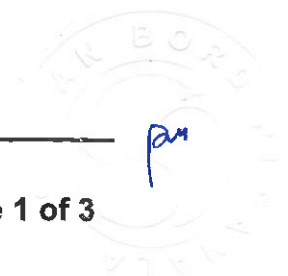
**Planning and Development Acts 2000 to 2020**

**Planning Authority: Dublin City Council**

**Planning Register Reference Number: 4022/20**

**Appeal** by Damien Kiernan of 63 Furry Park Road, Killester, Dublin against the decision made on the 24<sup>th</sup> day of February, 2021 by Dublin City Council to grant subject to conditions a permission in accordance with plans and particulars lodged with the said Council.

**Proposed Development:** Conversion of the attic space to lounge and storage space to include dormer roof construction to the side and rear, roof light to the front, alterations to existing vehicular entrance and all associated site works at 63 Furry Park Road, Killester, 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 number 3(b) and the reason therefor.**

## **Reasons and Considerations**

Having regard to the residential land use zoning for the site and to the pattern and character of development in the area, it is considered that the proposed rooflight, by reason of its design and limited scale, would not detract from the character of the existing dwelling or the visual amenities of the area.

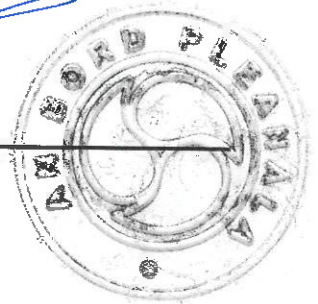
Therefore, the planning authority's condition number 3(b), requiring the omission of the proposed rooflight, is not warranted.

## 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.

  
Paul Hyde

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



Dated this *8<sup>th</sup>* day of *June* 2021.