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**Planning and Development Acts 2000 to 2021**

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

**Planning Register Reference Number: D21A/0204**

**APPEAL** by Betty Lavy and Yann Leroy care of Donal McNally Architects of 6 White Swan Business Centre, South Circular Road, Dublin against the decision made on the 5<sup>th</sup> day of May, 2021 by Dún Laoghaire-Rathdown County Council to refuse permission for the proposed development.

**Proposed Development:** A new 2 metre high front boundary consisting of a rendered block wall with intermittent pillars and infill metal railings with a new pedestrian entrance at the front of the dwelling house at 95 Beaumont Avenue, Dublin.

**Decision**

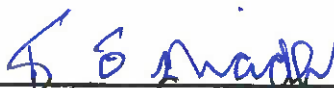
**REFUSE** permission for the above proposed development in accordance with the reasons and considerations set out below.

## 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

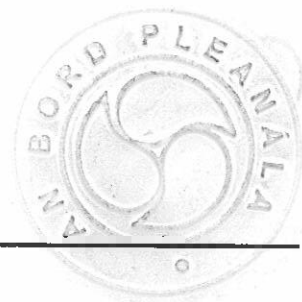
The proposed boundary wall and associated piers, by reason of excessive height relative to existing boundaries and material finish, would be incongruous in terms of its design, would constitute a visually discordant feature which would be out of character with the residential streetscape and would set an undesirable precedent for future development of this kind in this area. The proposed development would, therefore, be contrary to the proper planning and sustainable development of the area.



Terry Ó Niadh

Member of An Bord Pleanála

duly authorised to authenticate  
the seal of the Board.



Dated this <sup>14</sup> day of March, 2022.