

An
Bord
Pleanála

Board Order
ABP-310409-21

Planning and Development Acts 2000 to 2020

Planning Authority: Dun Laoghaire Rathdown County Council

Planning Register Reference Number: D21B/0127.

Appeal by John and Catherine Turner care of Peter Oakes Architects of 70 Meath Road, Bray, County Wicklow against the decision made on the 11th day of May, 2021 by Dun Laoghaire Rathdown County Council to refuse permission to the said John and Catherine Turner for the proposed development.

Proposed Development: Retention of the construction of a 2.5 metres high (average) timber fence along the south boundary to number 37 Kilteragh Road to the front of the house, all at Lavandin, 35 Kilteragh Road, Foxrock, 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 conditions set out below.

Handwritten signature/initials

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 application site is located in an area zoned A in the Dun Laoghaire Rathdown County Development Plan 2016-2022 for which the objective is “to protect and/or improve residential amenity”. Having regard to the nature and modest scale of the fence proposed to be retained and the pattern of front garden boundaries in the area, and having regard to the planting to the front of the fence within the application site as identified on the application drawings, it is considered that the development proposed to be retained, subject to compliance with the conditions set out below, would not seriously injure the visual or residential amenity of the area, would comply with the relevant provisions of the Development Plan and would be in accordance with the proper planning and sustainable development of the area.

Conditions

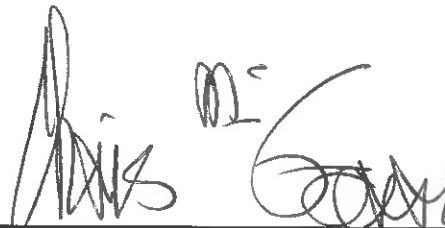
1. The development shall be carried out and completed in accordance with the plans and particulars lodged with the application.

Reason: In the interest of clarity.

A handwritten signature in black ink is written over a faint circular stamp. The stamp contains the text 'AN BORD PLEANÁLA' around the perimeter. The signature appears to be 'C. M. G.' or similar.

2. All planting/landscaping within the planter bed to the front of the fence within the application site, as identified in the documentation submitted with the application, shall be maintained, and if any hedge or plant dies or is otherwise lost within a period of five years, it shall be replaced by a plant of similar species, variety and size within the next planting season.

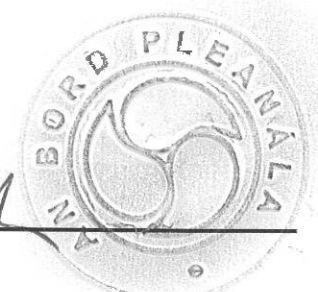
Reason: In the interest of visual amenity.



Chris McGarry

Member of An Bord Pleanála

**duly authorised to authenticate
the seal of the Board.**



Dated this *26th* day of *August* 2021.