

Planning and Development Acts 2000 to 2021

Planning Authority: Dublin City Council

Planning Register Reference Number: WEB5113/21

Appeal by Paul and Sandrine Greene care of Hussey Architects of 13 Gilford Road, Sandymount, Dublin against the decision made on the 20th day of January, 2022 by Dublin City Council to refuse permission for the proposed development.

Proposed Development: Retention of small garden shed in front garden of existing two-storey house at 25A Lorcan Villas, Santry, 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 residential land use zoning of the site, the nature and scale of the development for which retention is sought, and the screening offered by the existing mature hedge to the front and side of the site, it is considered that, subject to compliance with the condition set out below, the development for which retention is sought would not seriously injure the visual amenities or character of the area and would not set a precedent. The retention of the development would, therefore, be in accordance with the proper planning and sustainable development of the area.

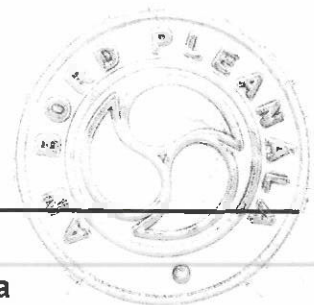
Condition

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

Reason: In the interest of clarity.



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



Dated this 26th day of April 2022.