

Planning and Development Acts 2000 to 2021

Planning Authority: Dublin City Council

Planning Register Reference Number: WEB1399/22

Appeal by Adeline Gogarty and Erik Gannon care of Mara Architects of 51 Clontarf Road, Clontarf, Dublin against the decision made on the 27th day of June, 2022 by Dublin City Council to grant subject to conditions a permission to the said Adeline Gogarty and Erik Gannon in accordance with plans and particulars lodged with the said Council.

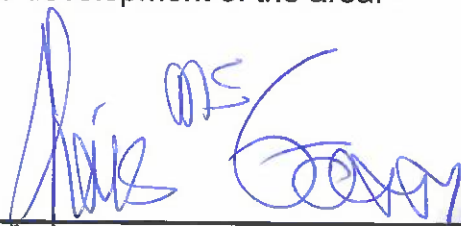
Proposed Development: Demolition of existing single storey side extension and construction of new single storey side extension with rooflight, construction of an attic conversion to include a dormer roof window to the rear of the existing roof, also rooflights to the side and front of existing roof, and to include all associated site works, all at 22 Abbeyfield, 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, as amended, to REMOVE condition number 2(a) and 2(b).

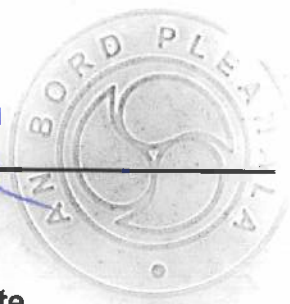
Reasons and Considerations

Having regard to the provisions of the Dublin City Development Plan 2022 - 2028, the nature, scale and extent of the proposed development, the specific form and scale of the subject property and the elements of change which are subject to condition number 2(a) and 2(b), it is considered that condition number 2(a) and 2(b) attached by the planning authority to its permission would be unnecessary and that the proposed development, without the imposition of condition number 2(a) and 2(b), would be compatible with the visual amenities of the area, and would, therefore, be in accordance with the proper planning and sustainable development of the area.



Chris McGarry

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



Dated this 16th day of December 2022.