



An
Bord
Pleanála

Board Order
ABP-314616-22

Planning and Development Acts 2000 to 2022

Planning Authority: Mayo County Council

Planning Register Reference Number: P21/1178

APPEAL by Goesta Fischer care of Kilkelly Engineers Limited of The Fairgreen, Westport, County Mayo against the decision made on the 19th day of August, 2022 by Mayo County Council to refuse a permission to Goesta Fischer.

Proposed Development: Renovate and extend existing house; works will include the conversion of the existing shed into residential use and the extension of this shed to facilitate the first floor accommodation with reconnection to public utilities, at 16 Peter Street, Westport, County Mayo as amended by the revised public notice received by the planning authority on the 28th day of July, 2022.

Decision

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

Reasons and Considerations

Having regard to the Mayo County Development Plan 2022-2028 and the pattern of development in the area, it is considered that the proposed development would constitute a discordant design progression in respect of its impact on the adjacent residential property to the northeast in terms of visual obtrusion, overlooking and overshadowing. The proposed development would, therefore, seriously injure the amenities of property in the vicinity and would be contrary to the proper planning and sustainable development of the area.

Eamonn James Kelly

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Member of An Bord Pleanála

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

Dated this *31st* day of *October*, 2023.

