



An  
Bord  
Pleanála

Board Order  
ABP-315184-22

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**Planning and Development Acts 2000 to 2022**

**Planning Authority: South Dublin County Council**

**Planning Register Reference Number: SD22B/0398**

**Appeal** by David Mellon care of Architects Workshop Limited of Suite 1, 20 Harcourt Street, Dublin against the decision made on the 1<sup>st</sup> day of November, 2022 by South Dublin County Council to grant subject to conditions a permission to Anthony Duffin care of BGDA Architects of Amberwood Studio, Washington Lane, Rathfarnham, Dublin in accordance with plans and particulars lodged with the said Council.

**Proposed Development:** Retain the existing obscure glazed screen to the north elevation, providing natural light to the stairwell of the existing dwelling in lieu of the approved circular window in a similar location (application SD14A/0150, PL06S.244270) at Woodley Lodge, Washington Lane, 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.**

MC

## Reasons and Considerations

Having regard to the nature, size and positioning of the glazed screen, it is considered that the glazed screen proposed to be retained does not give rise to overlooking or injury to the amenities of property in the vicinity. It is considered that, subject to the condition set out below, the development proposed to be retained, accords with the policies and objectives of the South Dublin County Council Development Plan 2022-2028 and 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, particulars and specifications submitted with the application received by the planning authority on the 6<sup>th</sup> day September 2022.

**Reason:** In the interest of clarity.



Mary Cregg

Member of An Bord Pleanála

duly authorised to authenticate  
the seal of the Board.

Dated this 13<sup>th</sup> day of December 2023.