

An
Bord
Pleanála

Board Order

ABP-315929-23

Planning and Development Acts 2000 to 2021

Planning Authority: Dublin City Council

Planning Register Reference Number: WEB2080/22

Appeal by Daniel Vivancos Unica of 86 Collins Avenue East, Dublin against the decision made on the 3rd day of February, 2023 by Dublin City Council to refuse permission.

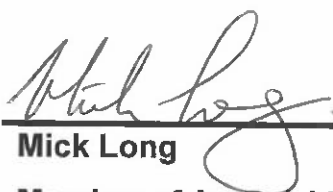
Proposed Development: New vehicular entrance with piers and associated works. All finishes to match existing and all the above to include associated siteworks and all services connected to existing, all at 86 Collins Avenue East, Dublin.

Decision

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

Reasons and Considerations

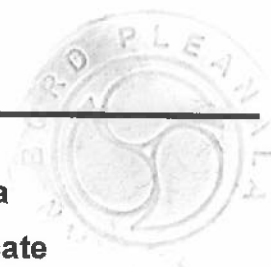
The Board is not satisfied that the proposed development, comprising a new vehicular entrance, can deliver safe access and egress due to the conflict with the existing bus stop. The access would require the removal of or modification to an existing bus stop serving Collins Avenue and would also impact on the Kassel kerb currently in place, which provides improved access to buses for people with mobility impairments and/or disabilities. The proposed development would conflict with Appendix 5 of the Dublin City Development Plan 2022-2028 and would, therefore, be contrary to the proper planning and sustainable development of the area.



Mick Long

Member of An Bord Pleanála

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



Dated this *20* day of *June* 2023.

