



An  
Bord  
Pleanála

Board Order  
ABP-316597-23

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**Taxes Consolidation Act 1997, as amended**

**Planning Authority: Fingal County Council**

**Planning Register Reference Number: RZLT079/22**

**Appeal** by Bovale Developments of 27 Dublin Road, Swords, County Dublin in accordance with section 653J of the Taxes Consolidation Act 1997, as amended, against the inclusion of land on the map of the Residential Zoned Land Tax by Fingal County Council on the 30<sup>th</sup> day of March, 2023 in respect of the site described below.

**Lands at:** Barrysparks, Swords, County Dublin.

## **Decision**

**The Board in accordance with section 653J of the Taxes Consolidation Act 1997, as amended, and based on the reasons and considerations set out below, hereby decided to confirm the determination of the local authority.**

## Reasons and Considerations

The location of the site on lands zoned ME Metro Economic Corridor for a mixture of uses, including for residential, falls within the scope of the criteria set out under 653B of the Taxes Consolidation Act 1997, as amended. The site falls within the scope of vacant or idle required for mixed-use land uses as required under section 653B (c)(ii), apart from the area of land subject to the Railway Order Application under reference number NA29N.314724, which falls under the class of vacant or idle under Section 653B(c)(iii)(I). The connection to the water, foul drainage and surface water infrastructure has been determined to be feasible with no capacity issues. There are existing roads and footpaths in the area that can be connected to the subject site. The site is not constrained by any contamination or presence of known archaeological or historical remains. The site satisfies the criterion for inclusion on the map set out in section 653B(c) of the Taxes Consolidation Act 1997, as amended.



**Patricia Callear**

**Member of An Bord Pleanála**

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

**Dated this 09 day of August 2023.**