

Planning and Development Acts 2000 to 2022

Planning Authority: Dublin City Council

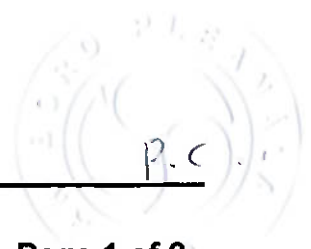
Planning Register Reference Number: 3523/23

APPEAL by Tom Kane care of Armstrong Planning Limited of 12 Clarinda Park North, Dún Laoghaire, County Dublin against the decision made on the 31st day of May, 2023 by Dublin City Council to refuse permission.

Proposed Development: For the formation of new vehicular access gates to front boundary, pavement cross over, off street parking and associated site works at 100 Tritonville Road, Sandymount, Dublin.


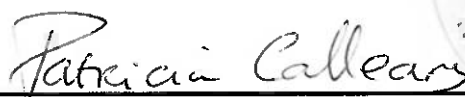
Decision

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



Reasons and Considerations

The proposed development would result in the removal of on-street parking to accommodate private vehicular entrances, which would be contrary to the relevant planning policy as expressed through Policy SMT25 and section 8.5.7 of the Dublin City Development Plan 2022-2028, which aims to manage on-street parking to serve the needs of the city alongside the needs of residents, visitors, businesses, curb side activity, and accessible parking requirements. The reduced supply of on-street parking would be inconsistent with stated policy and would detract from the convenience of road users and the residential amenity of surrounding properties and would set an undesirable precedent for other similar developments in the area. The proposed development would, therefore, be contrary to the proper planning and sustainable development of the area.



Patricia Calleary

Member of An Bord Pleanála

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

Dated this 04 day of October 2023