



An  
Bord  
Pleanála

## Board Order ABP-317488-23

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### Planning and Development Acts 2000 to 2022

**Planning Authority: Dun Laoghaire-Rathdown County Council**

**Planning Register Reference Number: D23A/0251**

**Appeal** by Teresa Cribbin care of Patrycja Rogala of Woodbine, Owendore Avenue, Rathfarnham, Dublin against the decision made on the 9<sup>th</sup> day of June, 2023 by Dun Laoghaire-Rathdown County Council to refuse permission.

**Proposed Development:** Retention of detached single storey building (95 square metres) for fodder storage, bedding storage use associated with the agricultural/equine farm use. Infill single storey building (circa 40.5 square metres) for shaving storage, all at The Paddocks Riding Centre, Ballyedmonduff Road, Sandyford, Dublin.

### Decision

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

## Reasons and Considerations

It is considered that the development proposed to be retained would endanger public safety by reason of traffic hazard because of the additional traffic turning movements the development would generate at the junction of the lane and the Ballyedmonduff Road where sightlines are restricted. The development proposed to be retained would, therefore, be contrary to the proper planning and sustainable development of the area.

*Una Crosse*



**Una Crosse**

**Member of An Bord Pleanála**

**duly authorised to authenticate**

**the seal of the Board.**

Dated this *5<sup>th</sup>* day of *March* 2024.