

An
Bord
Pleanála

Board Order
ABP-317856-23M

Planning and Development Acts 2000 to 2022

Amendment of Board Order

Planning Authority: Fingal County Council

Planning Register Reference Number: F23A/0333

Development Concerned: Retention development consisting of changes to previous approved planning reference F04B/0274. The retention changes are a partial ground floor only extension to the rear of the existing house. Part of the side/rear elevation gutter line is higher than the existing house gutter line. Planning permission will consist of a new flat dormer roof to the rear of the existing house roof and all ancillary works at 8 Boroimhe Blackthorn, Swords, county Dublin.

WHEREAS the Board made a decision, to grant subject to conditions, in relation to the above-mentioned development by Order dated the 14th day of May, 2024:

AND WHEREAS it has come to the attention of the Board that a clerical error had occurred as the Board had omitted to attach a development contribution condition:

AND WHEREAS the Board considered that the amendment of the Board Order would not result in a material alteration of the terms of the development the subject to the permission or decision:

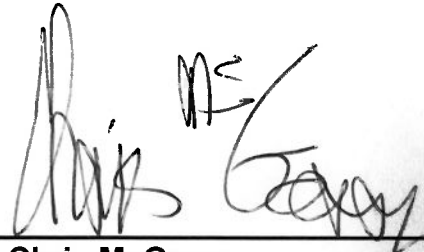
AND WHEREAS having regard to the nature of the issue involved, the Board decided not to invite submissions in relation to the matter from any person who had made submissions or observations to the Board in relation to the permission/other matter:

NOW THEREFORE in accordance with section 146A(1) of the Planning and Development Act 2000, as amended, the Board hereby amends the above-mentioned decision so that the attachment of a section 48 condition of its Order and the reason therefor shall be as follows:

3. The developer shall pay to the planning authority a financial contribution in respect of public infrastructure and facilities benefiting development in the area of the planning authority that is provided or intended to be provided by or on behalf of the authority in accordance with the terms of the Development Contribution Scheme made under section 48 of the Planning and Development Act 2000, as amended. The contribution shall be paid prior to commencement of development or in such phased payments as the planning authority may facilitate and shall be subject to any applicable indexation provisions of the Scheme at the time of payment. Details of the application of the terms of the Scheme shall be agreed between the planning authority and the developer or, in default of such agreement, the matter shall be referred to An Bord Pleanála to determine the proper application of the terms of the Scheme.

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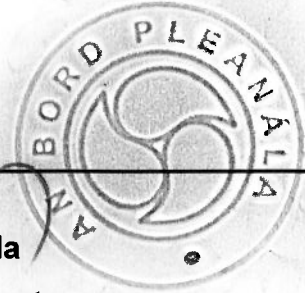
Reason: It is a requirement of the Planning and Development Act 2000, as amended, that a condition requiring a contribution in accordance with the Development Contribution Scheme made under section 48 of the Act be applied to the permission.



Chris McGarry

Member of An Bord Pleanála

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



Dated this 2nd day of April 2025.