



An  
Bord  
Pleanála

**Board Order**  
**ABP-318484-23**

---

**Planning and Development Acts 2000 to 2022**

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

**Planning Register Reference Number: 11323**

**WHEREAS** a question has arisen as to whether the construction of a bicycle storage unit in the front lawn/driveway at 58 Orpen Green, Stillorgan Drive, Blackrock, County Dublin is or is not development or is or is not exempted development,

**AND WHEREAS** Stewart McKenna of 58 Orpen Green, Stillorgan Drive, Blackrock, County Dublin requested a declaration on the said question from Dún Laoghaire-Rathdown County Council and the Council issued a declaration on the 25<sup>th</sup> day of October, 2023 stating that the matter is development and is not exempted development,

**AND WHEREAS** Stewart McKenna referred the declaration for review to An Bord Pleanála on the 17<sup>th</sup> day of November, 2023,

**AND WHEREAS** An Bord Pleanála, in considering this referral, had regard particularly to –

- (a) Sections 2(1) and 3(1) of the Planning and Development Act, 2000, as amended,

- (b) Article 6 and 9 of the Planning and Development Regulations 2001, as amended, and Class 3 of Part 1 of Schedule 2 of those Regulations,
- (c) the planning history of the site, and
- (d) the pattern of development in the area:

**AND WHEREAS** An Bord Pleanála has concluded that the construction of the bicycle storage unit in the front lawn/driveway is development and is not exempted development on the grounds that the works are not in compliance with Condition and Limitation 1 of Class 3 of Part 1 of Schedule 2 of the Planning and Development Regulations 2001 as amended.

**NOW THEREFORE** An Bord Pleanála, in exercise of the powers conferred on it by section 5(3)(a) of the 2000 Planning and Development Act as amended, hereby decides that the construction of a bicycle storage unit in the front lawn/driveway at 58 Orpen Green, Stillorgan Drive, Blackrock, County Dublin is development and is not exempted development.

  

---

**Liam Bergin**

**Member of An Bord Pleanála**

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

**Dated this**  **day of**  **2024.**