



An
Bord
Pleanála

Board Order ABP-318693-23

Planning and Development Acts 2000 to 2022

Planning Authority: Fingal County Council

Planning Register Reference Number: F23B/0109

Appeal by Fingal Food and Drink Limited care of Kane Architects of 6 Clarinda Park North, Dun Laoghaire, County Dublin against the decision made on the 16th day of November, 2023 by Fingal County Council to refuse permission.

Proposed Development: Enlarge both ground floor front windows at 5 Rock, 20 Harbour Road, Skerries, County Dublin.

Decision

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

Reasons and Considerations

The proposed development would entail the enlargement of windows on the front façade of an existing vernacular structure that retains its external historic architectural character and proportions. The proposed development would have an adverse impact on the historic character of the existing structure, would be detrimental to the visual character of the existing streetscape and the visual amenities of the area. The proposed development would also be contrary to Policies HCAP 25 and HCAP 26 of the Fingal County Development Plan 2023-2029 which seek to protect historic building and streetscape character whether structures are protected or not. The proposed development would, therefore, be contrary to the proper planning and sustainable development of the area.



Una Crosse

Member of An Bord Pleanála,
duly authorised to authenticate
the seal of the Board.

Dated this 19th day of June 2024.