



An
Bord
Pleanála

Board Order
ABP-320462-24

Taxes Consolidation Act 1997, as amended

Planning Authority: Dublin City Council

Planning Authority Reference Number: RZLT-213

Appeal by Gordon Properties Limited care of John Spain Associates of 39 Fitzwilliam Place, Dublin in accordance with section 653J of the Taxes Consolidation Act 1997, as amended, against the inclusion of land on the map of the Residential Zoned Land Tax by Dublin City Council on the 27th day of June 2024 in respect of the site described below.

Lands at: Richmond Street South, Dublin.

Decision

The Board in accordance with section 653J of the Taxes Consolidation Act 1997, as amended, and based on the reasons and considerations set out below, hereby decides to confirm the determination of the local authority.

Reasons and Considerations

The lands identified as part of Parcel ID DCC000064290 are zoned Z10 'Inner Suburban and Inner City Sustainable Mixed-Uses' and are considered to be in scope of section 653B(a) of the Taxes Consolidation Act 1997, as amended. The lands are located within an established urban area. No capacity or other reasons have been identified that would prevent the development of these lands in principle for residential purposes in accordance with the Z10 zoning objective that applies to these lands. The land is not affected in terms of its physical condition, by matters to a sufficient extent to preclude the provision of dwellings. The land is vacant or idle and it does not fall within the exemptions as set out under section 653B (c) (i) – (v) of the Taxes Consolidation Act 1997, as amended.



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

Dated this 8TH day of October 2024