

Planning and Development Acts 2000, as amended

Planning Authority: Dublin City Council

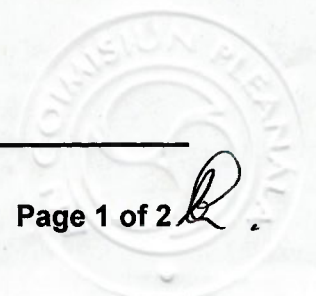
Planning Register Reference Number: 3076/25

Appeal by Antoinette McDonald care of Doyle Kent Limited of 71 Carysfort Avenue, Blackrock, County Dublin against the decision made on the 15th day of April, 2025 by Dublin City Council to refuse permission for the proposed development.

Proposed Development: Permission for the creation of new vehicular entrance off Frankfort Avenue including partial removal of hedge, railing and Plinth and installation of new double gates to sever an off-street disabled parking space at 55 Frankfort Avenue, Dublin.

Decision

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



Reasons and Considerations

The proposed vehicular entrance would result in the removal of on-street public parking to accommodate a private vehicular entrance and parking space, which would be contrary to Section 8.5.7 (Car Parking), Policy SMT25 (On-Street Parking) and Sections 4.1 and 4.3 (Transport and Mobility-Technical Requirements) of Appendix 5 of the Dublin City Development Plan 2022-2028. The reduced supply of on-street parking would detract from the convenience of all road users and the residential amenity of surrounding properties, would be contrary to the stated policies, and would set an undesirable precedent for other similar developments in the area. The development would, therefore, be contrary to the proper planning and sustainable development of the area.



Mick Long

Planning Commissioner of An Coimisiún

**Pleanála duly authorised to authenticate
the seal of the Commission.**

Dated this

28th day of **August**

2025.

