

Planning and Development Act 2000, as amended

Planning Authority: Wexford County Council

Planning Register Reference Number: 20251736W

Appeal by Ava Williams against the decision made on the 20th day of February, 2026 by Wexford County Council to refuse permission for the proposed development.

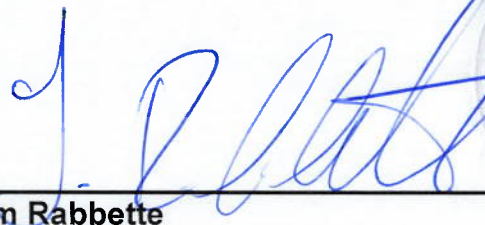
Proposed Development: Permission to subdivide the site of the existing single-storey dwelling and to construct a semi-detached two-bedroom, single storey dwelling to the side of the existing dwelling which shall also include the following:- (a) ancillary preparations, alterations and demolition works to the existing property; (b) connection of proposed dwelling to existing public services; (c) inter-site boundary treatments; (d) hard and soft landscaping to the existing and proposed dwelling; (e) site works including roadside boundary alterations to facilitate off street private car parking; and (f) ancillary works at Gorey Corporation Lands, Gorey Urban, County Wexford.

Decision

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

Reasons and Considerations

The proposed dwelling, by virtue of its position and design, and the proposed 3 number car parking spaces to the front of the existing dwelling on the associated landholding, do not respond appropriately to the character of the area and would not integrate well into the streetscape. The proposed development would be contrary to Sections 3.5 and 3.7 of Volume 2 and Objectives TV21 of the Wexford County Development Plan 2022-2028, would set an undesirable precedent for further similar development and would, therefore, be contrary to the proper planning and sustainable development of the area.



Tom Rabbette

**Planning Commissioner of An Coimisiún
Pleanála duly authorised to authenticate
the seal of the Commission.**

Dated this 25th day of June 2026

