

An  
Coimisiún  
Pleanála

**Commission Order  
PL-501087-DF-26**

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**Planning and Development Act 2000, as amended**

**Planning Authority: Fingal County Council**

**Planning Register Reference Number: FW26A/0042**

**APPEAL** by Aaron Tansey and Susan Parnell against the decision made on the 26<sup>th</sup> day of March 2026, by Fingal County Council to refuse permission for the proposed development.

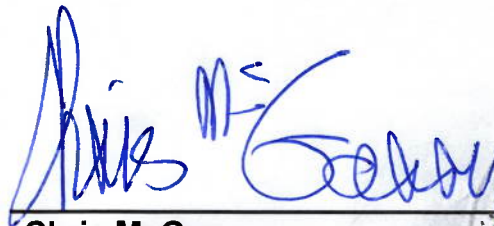
**Proposed Development:** New first floor extension to the rear of the existing house and all ancillary works, all at 15 Corduff Way, Dublin.

## **Decision**

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

## Reasons and Considerations

Having regard to residential zoning of the site, the residential character of the area, the design of the proposed development and the policies and objectives contained in the Fingal Development Plan 2023-2029, it is considered that the proposed development in its current specific form, which would be constructed to the boundaries on both sides and, noting that the design detail does not show how this would be capable of construction as the established ground floor extension is positioned some 0.43 metres off the southern boundary and would also exceed the eaves level of the main house, would seriously injure the residential amenity of neighbouring dwellings, and would be contrary to Policies SPQHP41, SPQHO45 and the residential zoning objectives contained in the Fingal Development Plan 2023-2029. The proposed development would, therefore, be contrary to the proper planning and sustainable development of the area.



**Chris McGarry**

**Planning Commissioner of An Coimisiún**

**Pleanála duly authorised to authenticate**

**the seal of the Commission.**

Dated this 15<sup>th</sup> day of June 2026

